

## NFL - Natural Features and Landscapes

The Kaikōura District is made up of a series of landscapes. Descending from alpine ranges and limestone hill country, to lowland floodplains, sweeping beaches, rugged rocky cliffs and limestone bluffs, the Kaikōura District reflects the geological processes of ongoing fault action. These processes have created dramatic landscapes of contrast where hard rock uplifts cut through soft limestone and where rocky cliffs drop steeply to the ocean waters of the Hikurangi Trench.

It is the diversity of Kaikōura's indigenous, natural, cultural, working and built environment which gives it and its inhabitants their identity. The Kaikōura Ranges are a spectacular alpine backdrop to the District whether travelling north or south along the state highway, flying overhead on the regular air routes or tourist flights, or looking back from the coast and the sea. The absence of built form and development in the rural areas accentuates the scale of the landscape. Such dramatic visual contrast between mountains and the sea is the main visual perception which visitors identify as "Kaikōura".

Visual amenity values are part of the experience of Kaikōura. "Amenity" is difficult to define, but in simple terms can be described as "those values which create the appeal of a particular place". In the case of the Kaikōura township, visual amenity values are made up of a mix of building design and colours set against a coastal backdrop. The colours generally relate well to the natural environment. In the rural areas, visual amenity values are made up of open space, a "big" landscape, natural colours and absence of built form.

The Resource Management Act requires the Council to "recognise" and "provide for" the protection of outstanding natural features and landscapes from inappropriate subdivision, use and development. Landscapes can also have an interrelationship with the other matters to be provided for under section 6 of the RMA, specifically; section 6(a) - "...preservation of the natural character of the coastal environment...wetlands, and lands and rivers..."; section 6(c) - "...protection of areas of significant indigenous vegetation and significant habitats of indigenous fauna..."; section 6(d) - "...maintenance and enhancement of public access to and along the coastal marine area, lakes and rivers..."; and section 6(e) - "...the relationship of Māori and their culture and traditions with their ancestral lands, water, sites, waahi tapu and other taonga". In addition, Section 7(c) of the Resource Management Act 1991 requires Council to have particular regard to the maintenance and enhancement of amenity values.

Recognising and providing for the protection of landscapes is a complex task, given these interrelationships, the dynamic, ever-changing nature of landscape and the diverse and integrated range of individual components which make up a landscape. In addition, people's perceptions of a particular landscape vary widely depending on their culture, their life experience and even what mood they are in at the time. Nevertheless, to fulfil its statutory obligations, the Council commissioned a landscape architecture company to undertake a

detailed landscape study of the District in 1999. This study formed part of the District Plan process.

The study firstly identified dominant landscape character areas, based on the underlying landforms and land cover. The study methods included an aerial survey, ground surveys, information provided by various agencies, assessment of existing reserves and maps and archival information. These character areas were identified as follows:

1. Oaro Hills (incorporating the coastal strip from Haumuri Bluffs to Peketa)
2. Kaikōura Lowlands (incorporating the Peninsula)
3. Seaward Kaikōura Range
4. Inland Clarence Valley
5. Inland Kaikōura Range
6. Rakautara (incorporating the Blue Duck Valley, Puhi Puhi Valley, Mt Alexander and the coastal strip between Mangamaunu and Ōkiwi Bay)
7. Clarence (incorporating the Clarence River delta, lower Clarence valley and the coastal strip north to the District boundary at Tirohanga)
8. Kekerengu Valley

These character areas provide a largely objective basis for carrying out landscape evaluations.

The landscape study then looked at the following values for each of the character areas:

1. Aesthetic values: Aesthetics involve the beauty of a particular place(s), or the presence of exceptional views, which clearly modify people's awareness and appreciation
2. Visibility: How visible a feature or area is from important viewpoints
3. Natural science values: These include the contribution of geomorphological and biological characteristics of the landscape
4. Heritage values: The meaning imparted to a place by its history
5. Popular, shared and recognised values: These are usually associated with the popularity of a place for its recreation or tourist value, or as a source of inspiration to writers and artists
6. Tangata whenua values: While many Māori share the above values, the landscape also has special spiritual significance and meaning to the tangata whenua, reflecting their long association with the lands and waters of the District.

In addition to these values, the District Council sought feedback from the community in the form of a questionnaire in the local paper. The result is that the District has been separated into three distinct landscape categories. These are:

### **Outstanding Landscape Areas**

A feature or place which has exceptional qualities for more than one of the values as assessed at a District level. These natural features and landscapes meet the necessary qualities to be identified as Outstanding Landscape Areas under section 6(b) of the Act.

### **Significant Landscape Areas**

A number of very special landscapes were identified within the District which are significant to the local community, but which do not meet the stringent quality standards of the outstanding natural features and landscapes. These are often working landscapes, which while retaining many natural characteristics, have been substantially modified through farming and other land uses. These landscapes are considered to have high amenity values which should be maintained or enhanced under section 7(c) of the Act. These are the Significant Landscape Areas, described as features or places important in a District, or regional context, but which are not exceptional.

### **Remaining areas**

The remaining areas have been identified as not having the landscape values of outstanding and significant areas. Remaining areas may still nonetheless contain some local landscape values.

The Outstanding Landscape Areas and Significant Landscape Areas have been identified on the planning maps. The Council recognises that the boundaries of the landscape areas may need to be refined, through consultation, during the life of the Plan.

The Landscape Study was then released in draft form for consultation with representative affected parties. The Council sought and obtained feedback on the Draft Study from interest group representatives, representative landowners and Te Runanga o Kaikōura. The feedback obtained from this consultation has enabled identification of the following issues, objectives, policies and assisted in the formulation of the subsequent rules. Note that vegetation clearance in landscape areas is controlled through the indigenous forest and indigenous vegetation clearance rules in the ECO - Ecosystems and Indigenous Biodiversity section of the plan.

Key defined terms for this chapter	
Term	Definition
Amenity or Amenity Values	has the same meaning as defined in Section 2 of the Resource Management Act 1991, which at the notification date of this Plan, means:

	<i>"those natural or physical qualities and characteristics of an area that contribute to people's appreciation of its pleasantness, aesthetic coherence, and cultural and recreational attributes."</i>
Building (NPS)	<p>Means a temporary or permanent movable or immovable physical construction that is:</p> <ul style="list-style-type: none"> <li>a. partially of fully roofed; and</li> <li>b. fixed or located on or in land;</li> </ul> <p>but excludes any motorised vehicle or other mode of transport that could be moved under its own power.</p>
Commercial Forestry	<p>means the management of land for commercial wood production and includes harvesting and replanting but does not include the milling or processing of timber (other than through the use of a portable mill). This definition does not include protection or conservation forestry.</p>
Earthworks (NPS)	<p>Means the alteration or disturbance of land, including by moving, removing, placing, balding, cutting, contouring, filling or excavation of earth (or any matter constituting the land including soil, clay, sand and rock); but excludes gardening, cultivation, and disturbance of land for the installation of fence posts.</p>
Farming Activity	<p>means the use of land and buildings for the primary purpose of the production of vegetative matter including agriculture, viticulture and horticulture and/or commercial livestock, but excludes intensive farming, aquaculture and any residential activity.</p>
Indigenous Forest	<p>means an area of naturally occurring vegetation in which:</p> <ul style="list-style-type: none"> <li>a. the cover of trees and other woody plants in the canopy is greater than 50%; and</li> <li>b. tree cover exceeds that of any other single growth form; and</li> <li>c. at least 50% of the canopy cover comprises species indigenous to the Kaikōura district area and at least 30% of those species are trees.</li> </ul>

	For the purpose of this definition, trees are woody plants, including tree ferns, manuka and kanuka, 6 metres or more tall.
Indigenous Vegetation	means any area where the cover of naturally occurring plants native to Kaikōura district area exceeds that of exotic plants; or, if native plants are structurally dominant over exotic plants, the cover of native plants is 30% or more of the area.
Protection Forestry	means the planting and maintaining and harvesting of trees for soil conservation or shelter.
Utility Building	means a building, container, cabinet or other similar structure used or intended to be used principally for housing or protecting equipment associated with the operation, maintenance or functioning of a utility, except that this definition does not include structures associated with lines or utility support structures as defined in this Plan.
Vegetation Clearance	means the felling, clearing or modification of trees or any vegetation by cutting, crushing, cultivation, spraying or burning. Clearance of vegetation has the same meaning.

Cross-references
<p>In addition to the zone chapters, several district-wide and overlay chapters also contain provisions that may be relevant to natural features and landscapes, including:</p> <p>ECO - Ecosystems and Indigenous Biodiversity</p> <p>DEV1 - Kaikōura Peninsula Tourism Development Area</p> <p>Outstanding and Significant Landscape Overlays on Planning Maps</p>

## Issues

<b>NFL-I1</b>	<b>Landscape values</b>
Effects of inappropriate use and development on areas identified as having outstanding or significant landscape values.	

<b>NFL-I2</b>	<b>Landscape attraction for visitors</b>
The importance of landscape values to the District’s tourism industry.	
<b>NFL-I3</b>	<b>Geological uniqueness</b>
Kaikōura’s unique geology dominates the form of the landscape and is vulnerable to adverse effects from land use activities.	
<b>NFL-I4</b>	<b>Visual <i>amenity</i> values</b>
The District has visual <i>amenity</i> values which complement the natural surroundings, and which retain a sense of identity.	
<b>NFL-I5</b>	<b>Landscape and geology</b>
The uniqueness of the Kaikōura Peninsula needs to be recognised and taken into account when identifying potential development opportunities so as to ensure that the integrity of the landform is protected.	

## Objectives

<b>NFL-O1</b>	<b>Protect outstanding landscape values</b>
To protect areas of Outstanding Landscape Values from inappropriate subdivision, use and development.	
<b>NFL-O2</b>	<b>Maintain and enhance landscape values</b>
To maintain and enhance areas having significant landscape values.	
<b>NFL-O3</b>	<b>Consideration of landscape qualities</b>
To support and encourage the consideration of landscape qualities when land use activities are undertaken.	
<b>NFL-O4</b>	<b>Outstanding landscape values as attractions</b>

To protect areas of Outstanding Landscape Values as an inherent attraction for visitors to the District.	
<b>NFL-O5</b>	<b>Integration between Significant and Outstanding Landscape Areas</b>
To maintain and enhance the landscape values of Significant Landscape Areas where these provide the foreground for, or are integrated with, the District's Outstanding Landscape Areas.	
<b>NFL-O6</b>	<b>Protect geological uniqueness</b>
To protect the geological uniqueness of the Outstanding and Significant Landscape Areas from inappropriate use and development.	
<b>NFL-O7</b>	<b>Visual <i>amenity</i> values</b>
To retain the visual <i>amenity</i> values of the District.	
<b>NFL-O8</b>	<b>Landscape and geology</b>
To maintain the integrity of the landform within the Kaikōura Peninsula Tourism Development Area, whilst providing for environmentally sensitive and appropriately located development.	

## Policies

<b>NFL-P1</b>	<b>Landscape values</b>
<ol style="list-style-type: none"> <li>1. To promote the protection, and where practicable the enhancement, of the landscape and visual <i>amenity</i> values of areas that have been identified as having outstanding landscapes or natural features.</li> <li>2. To ensure that activities such as <i>earthworks</i>, <i>vegetation clearance</i>, tree planting and the establishment of <i>buildings</i>, utilities or structures do not adversely affect the values of outstanding natural features and landscapes.</li> <li>3. To promote the maintenance, and where practicable the enhancement, of the landscape and visual <i>amenity</i> values of areas that have been identified as having significant landscape values.</li> <li>4. To recognise that much of the area identified as Significant Landscape Areas is a working rural environment and that controls required to maintain and enhance</li> </ol>	

<p>landscape values, such as visual <i>amenity</i> values, should be balanced with the need to allow <i>farming activities</i> to continue.</p> <p>5. To adopt an integrated approach with neighbouring Districts in respect of the protection, maintenance and enhancement of landscape values.</p> <p>6. To recognise, and where practicable, to maintain and enhance the individual characteristics and qualities of landscape character areas, including land types, geology and vegetation.</p> <p>7. To encourage landowners to adhere to the “Landscape Guidelines” in Appendix 1.</p>	
<b>NFL-P2</b>	<b>Landscape attractions for visitors</b>
<p>1. To recognise the contribution that the natural landscape makes to attracting visitors to the District as a spectacular and dramatic backdrop to tourist activities.</p> <p>2. To avoid adverse effects on the landscape values which may detract from visitor’s perception of the landscape as a natural attraction.</p> <p>3. To recognise and encourage opportunities for maintaining and enhancing landscape qualities through diversification of <i>farming</i> and tourism activities, landscape planting and revegetation.</p>	
<b>NFL-P3</b>	<b>Geological uniqueness</b>
<p>1. To recognise that the close proximity of the Seaward Kaikōura range to the coast is a unique geological feature.</p> <p>2. To recognise that the geological relationship between the submarine coastal environment, in particular the Kaikōura Canyon, and Seaward Kaikōura range is internationally unique.</p> <p>3. To recognise the relationship between the underlying geology of the district and the dominant landscape features.</p> <p>4. To avoid inappropriate development of the Outstanding and Significant landscape areas which may adversely affect the underlying geology or the experience of that geology.</p>	
<b>NFL-P4</b>	<b>Visual <i>amenity</i> values</b>
<p>1. To avoid built form which detracts from the visual <i>amenity</i> of the District.</p> <p>2. To control the effects of activities in order to maintain and enhance the visual <i>amenity</i> values of the Kaikōura District.</p>	
<b>NFL-P5</b>	<b>Landscape and geology</b>



1. To promote the understanding of the geological history of the Peninsula, and its relationship to the dominant landscape features that have been created.
2. To identify locations in which development can occur that does not adversely affect the integrity of the landform and avoid development outside of these areas.
3. To avoid *buildings* and structures appearing on the skyline on the upper marine terrace.
4. To ensure any *building* in the Lifestyle Living Area:
  - a. Is not visible above the skyline of the upper Peninsula terraces and retains a natural landform back drop between the *buildings* and the skyline, when viewed from the Peninsula Walkway or from a point at the intersection of Scarborough Street and Ward Street, and
  - b. Is clustered on the terrace area and is located either terraced down the slope at different levels or is wrapped around the slope at the same level, and
  - c. Forms part of an overall structure plan for the Lifestyle Living area.

## Rules

1. The following rules apply to all activities in the Outstanding and Significant Landscape Areas as identified on the Planning Maps, except in the Kaikōura Peninsula Tourism Development Area where the rules in this section shall only apply to the following activities:
  - a. Utilities.
2. Duplication of Consents. Where any activity requires a resource consent under the following rules and a resource consent has been obtained from the Canterbury Regional Council for the same activity, then the rules specified below shall not apply to that activity:
  - a. NFL-R3
  - b. NFL-R6

There are no rules applying to activities in zones relating to visual amenities, however, the Council encourages the use of the guidelines in Appendix 1.

Note: Appendix 1 contains landscape guidelines. While these are guidelines only, the Council encourages landowners to adhere to the District Plan guidelines. In addition, the Ministry of Forestry publishes landscaping guidelines for forestry, such as the “South Island High Country Forestry Design”. The Council encourages the use of such documents.

NFL-R1	Utilities listed under EI-R1 to R12 in Significant Landscape Areas
	<p>1. Activity status: Controlled</p> <p>Where:</p> <ul style="list-style-type: none"> <li>a. The activity is located within 5km of a Strategic Arterial Road (State Highway 1 and the Inland Road); and</li> <li>b. which is visible from any part of the Strategic Arterial Road except that this rule does not apply to the following utilities: <ul style="list-style-type: none"> <li>i. Any utility located in the Building Platform Location Areas of the Kaikōura Peninsula Tourism Development Area, shown on the Outline Development Plan in DEV1 Appendix 1;</li> <li>i. Any <i>utility building</i> provided that it does not exceed a gross floor area of 15m<sup>2</sup> and/or a height of 4m.</li> </ul> </li> </ul> <p>Matters of control:</p> <ul style="list-style-type: none"> <li>1. Colour</li> <li>2. Scale</li> <li>3. Location</li> <li>4. Landscaping.</li> </ul>
	<p>2. Activity status: Restricted discretionary</p> <p>Where:</p> <ul style="list-style-type: none"> <li>a. New utilities listed in [same rule] are greater than 12m in height which are located outside of the requirements of NFL-R1 above; and</li> <li>b. Are not lawfully established prior to 1 May 2006.</li> </ul> <p>Matters of discretion are restricted to:</p> <ul style="list-style-type: none"> <li>1. Location</li> <li>2. Effects on landscape values</li> <li>3. Visual prominence</li> <li>4. Colour.</li> </ul>

NFL-R2	<b>Buildings in Significant Landscape Areas</b>
	<p>1. Activity status: Controlled</p> <p>Where:</p>

	<p>a. <i>Buildings</i> are located within 5km of a Strategic Arterial Road (State Highway 1 and the Inland Road), and which are visible from any part of a Strategic Arterial Road, except for <i>buildings</i> located in the Settlement Zones.</p> <p>Matters of control:</p> <ol style="list-style-type: none"> <li>1. Colour</li> <li>2. Scale</li> <li>3. Location</li> <li>4. Landscaping.</li> </ol>
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NFL-R3	<b><i>Earthworks</i> in Significant Landscape Areas</b>
	<p>1. Activity status: Restricted discretionary</p> <p>Where:</p> <ol style="list-style-type: none"> <li>a. <i>Earthworks</i> cumulatively exceed 2500m<sup>2</sup> in any 5-hectare area in any three-year period, except for the maintenance of existing tracks, fence lines, drains, dams and ponds and except for <i>earthworks</i> for foot tracks provided that such tracks are no wider than 1.5m.</li> </ol> <p>Matters of discretion are restricted to:</p> <ol style="list-style-type: none"> <li>1. Effects on landscape values</li> <li>2. Visual effects.</li> </ol>

NFL-R4	<b><i>Commercial forestry</i> in Significant Landscape Areas</b>
	<p>1. Activity status: Restricted discretionary</p> <p>Where:</p> <ol style="list-style-type: none"> <li>a. Any part of the forestry activity is visible against the skyline; or</li> <li>b. Any part of the forestry activity is visible when viewed from a Strategic Arterial Road (State Highway 1 or the Inland Road); or</li> <li>c. Any part of the forestry activity is visible from the Kaikōura Peninsula water reservoir.</li> </ol>

	<p>Matters of discretion are restricted to:</p> <ol style="list-style-type: none"> <li>1. Effects of the plantation on landscape values and visual effects</li> <li>2. Potential future visual effects including harvesting.</li> </ol>
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<b>NFL-R6</b>	<b><i>Earthworks in Outstanding Landscape Areas</i></b>
	<p>1. Activity status: Restricted discretionary</p> <p>Where:</p> <ol style="list-style-type: none"> <li>a. <i>Earthworks</i> cumulatively exceed 1000m<sup>2</sup> in any 5-hectare area in any three-year period, except for maintenance of existing fence lines, drains, dams, and ponds.</li> </ol> <p>Matters of discretion:</p> <ol style="list-style-type: none"> <li>1. Effects on landscape values</li> <li>2. Visual prominence.</li> </ol>

<b>NFL-R7</b>	<b><i>Buildings in Outstanding Landscape Areas</i></b>
	<p>1. Activity status: Restricted discretionary</p> <p>Where:</p> <ol style="list-style-type: none"> <li>a. <i>Building</i> exceed 4m in height and/or 15m<sup>2</sup> in area, except for <i>buildings</i> in the Settlement Zone.</li> </ol> <p>Matters of discretion:</p> <ol style="list-style-type: none"> <li>1. Colour</li> <li>2. Scale</li> <li>3. Height</li> <li>4. Location</li> <li>5. <i>Building</i> materials</li> <li>6. Landscaping.</li> </ol>

<b>NFL-R8</b>	<b>Utilities listed under EI-R1 to R12 in Outstanding Landscape Areas</b>
	<p>1. Activity status: Restricted discretionary</p>

	<p>Where:</p> <ul style="list-style-type: none"> <li>a. The activity is located within 5km of a Strategic Arterial Road (State Highway 1 and the Inland Road) or within 5km of the Kaikōura District Council Water Reservoir (Maui Street – Designation D45); and</li> <li>b. which is visible from any part of the Strategic Arterial Road or the Kaikōura District Council Water Reservoir except that this rule does not apply to the following utilities:             <ul style="list-style-type: none"> <li>i. Any utility located in the Building Platform Location Areas of the Kaikōura Peninsula Tourism Development Area, shown on the Outline Development Plan in DEV1 Appendix 1;</li> <li>ii. Any <i>utility building</i> provided that it does not exceed a gross floor area of 15m<sup>2</sup> and/or a height of 4m; or</li> </ul> </li> <li>c. Any new utilities listed in EI-R1 to R12 greater than 12m in height which are located outside the requirements of NFL-R8(1)(a) and (b) above and are not lawfully established prior to 1 May 2006.</li> </ul> <p>Except that NFL-R8(1)(c) does not apply to utilities under [same rule] if lawfully established prior to 1 May 2006. In which case the General Rural (non-Landscape Areas) rules in EI Table 1 apply.</p> <p>Matters of discretion:</p> <ul style="list-style-type: none"> <li>1. Location</li> <li>2. Effects on landscape values</li> <li>3. Visual prominence</li> <li>4. Colour.</li> </ul>
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<b>NFL-R9</b>	<b><i>Commercial forestry</i> and associated <i>earthworks</i> in Outstanding Landscape Areas</b>
	1. Activity status: Discretionary.

## Standards

NFL-S1	Standards in the Kaikōura Peninsula Tourism Development Area	
<p>Refer to applicable standards in DEV1 - Kaikōura Peninsula Tourism Development Area.</p>	<p>Matters of discretion:</p> <p>The effects of not meeting the standard.</p> <p>Refer to Appendix 6: Assessment Matters for guidance on what matters may be relevant to consider for the proposed activity.</p>	

## Methods Other Than Rules

NFL-M1	Achieve policies NFL-P1(1) and (2)	
	<p>To achieve policies NFL-P1(1) and (2) through a mix of non-regulatory and regulatory methods as follows:</p> <ol style="list-style-type: none"> <li>1. identification of areas of outstanding natural features and outstanding landscape values</li> <li>2. negotiation of individual management agreements and property plans with landowners</li> <li>3. provision of rates relief where landscape protection is formalised by way of covenant or any other similar method of protection</li> <li>4. the waiver of consent fees, if appropriate, where activities contribute to the protection of landscape areas and features</li> <li>5. assistance and advice to landowners of land within outstanding landscape areas through provision of education and interpretive material</li> <li>6. promotion of good design practice through the use of design guidelines</li> <li>7. provision of rules to control <i>earthworks</i>, <i>vegetation clearance</i>, <i>commercial forestry</i> and the establishment of <i>buildings</i>, utilities or structures in the outstanding landscape areas</li> <li>8. use of consent conditions through the resource consent process to avoid or mitigate the effects or activities that may have adverse effects on outstanding landscape values.</li> <li>9. The Council will promote good planting and maintenance practices among landowners, working with key organisations to advocate wilding prevention, such as disseminating information like “Guidelines for minimising the risk of unwanted wilding spread from new plantings of introduced conifers” by NJ Ledgard and ER Langer.</li> </ol>	
NFL-M2	Achieve policies NFL-P1(3) to (5)	

<p>To achieve policies NFL-P1(3) to (5) through a mix of non-regulatory and regulatory methods as follows:</p> <ol style="list-style-type: none"> <li>1. identification of areas with significant landscape qualities that are not outstanding</li> <li>2. negotiation of individual management agreements and property plans with landowners</li> <li>3. provision of rates relief where landscape protection is formalised by way of covenant or any other similar method of protection</li> <li>4. the waiver of consent fees, if appropriate, where activities contribute to the protection of landscape areas and features</li> <li>5. assistance and advice to landowners of land within significant landscape areas through provision of education and interpretive material</li> <li>6. promotion of good design practice through the use of design guidelines</li> <li>7. provision of rules to control <i>earthworks</i>, <i>vegetation clearance</i>, <i>commercial forestry</i> and the establishment of <i>buildings</i>, utilities or structures in the significant landscape areas</li> <li>8. use of consent conditions through the resource consent process to avoid or mitigate the effects or activities that may have adverse effects on significant landscape values.</li> </ol>	
<b>NFL-M3</b>	<b>Achieve policies NFL-P1(6) and (7)</b>
<p>To achieve policies NFL-P1(6) and (7) through:</p> <ol style="list-style-type: none"> <li>1. The description of landscape character areas throughout the District</li> <li>2. Assistance and advise to landowners through the provision of education and interpretative material.</li> <li>3. The promotion of good design practice through the use of design guidelines.</li> <li>4. Use of consent conditions through the resource consent process to mitigate the effects of activities.</li> </ol>	
<b>NFL-M4</b>	<b>Use of Outline Development Plans</b>
<p>Within the Kaikōura Peninsula Tourism Development Area, to achieve all policies through the use of an Outline Development Plan and associated rules to control the location, scale and nature of <i>buildings</i>, main roading and car parking within the zone.</p>	
<b>NFL-M5</b>	<b>Achieve policies NFL-P2(1) to (3)</b>
<p>To achieve policies NFL-P2(1) to (3) through:</p>	

<ol style="list-style-type: none"> <li>1. Recognition of unique landscape qualities and the integration of landscape values with other values in the Tourism Management Strategy.</li> <li>2. Recognition of the tourism value of the District's landscapes in the Tourism management Strategy.</li> <li>3. And the methods described in NFL-M1 to NFL-M4.</li> </ol>	
<b>NFL-M6</b>	<b>Achieve policies NFL-P3(1) to (3)</b>
<p>To achieve policies NFL-P3(1) to (3) through:</p> <ol style="list-style-type: none"> <li>1. Recognition of unique geological formation of the District and coast in the Tourism Management Strategy.</li> <li>2. And the methods described in NFL-M1 to NFL-M4.</li> </ol>	
<b>NFL-M7</b>	
<p>To achieve policies NFL-P4 (1) to (3) 1-3 through:</p> <ol style="list-style-type: none"> <li>1. To include a colour chart in the Plan to provide a guide to the range of colours considered appropriate to the District.</li> <li>2. Rules in the Plan to control effects of activities on visual <i>amenity</i> values.</li> <li>3. And the methods described in NFL-M1 to NFL-M4.</li> </ol>	
<b>NFL-M8</b>	<b>Methods for the Kaikōura Peninsula Tourism Development Area</b>
<ol style="list-style-type: none"> <li>1. Recognition of the unique geological characteristics of the Peninsula in the Tourism Management Strategy.</li> <li>2. Provision of rules and the Outline Development Plan to control the location of <i>buildings</i> within the Kaikōura Peninsula Tourism Development Area.</li> <li>3. Requirement for approval of an Overall Structure Plan for the Lifestyle Living Area.</li> </ol>	

## Principal Reasons

<b>NFL-PR1</b>	<b>Values of landscape areas</b>
<p>The Landscape Areas have been identified as having a range of values including those that are outstanding and others that are less exceptional but that are highly valued by the community. Virtually all parts of the District's landscapes are identified by the community as special for one or more reasons. <i>Earthworks, vegetation clearance, forestry</i> and the establishment of <i>buildings, utilities or structures</i> are activities which have the potential to</p>	



adversely affect the landscape values of these areas. Consequently, these activities are controlled by provisions in the District Plan which enable the Council to fully consider the effects of any development proposals on landscape values. Note that *vegetation clearance* in the landscape areas is controlled through the *indigenous forest* and *indigenous vegetation clearance* rules in the ECO - Ecosystems and Indigenous Biodiversity chapter.

The provisions in this section of the Plan are adequate to ensure that outstanding natural features and outstanding landscapes receive protection from adverse effects while allowing land uses to continue where appropriate. The Council recognises that it is inappropriate to restrict normal *farming* activities in rural areas, especially where land is already modified. As such, landscape provisions have been drafted for the Significant Landscape Areas that will allow *farming* activities and a range of land uses to continue while ensuring that landscape values are maintained and enhanced. Remaining landscapes without any status are not without values. The Council is keen to encourage awareness of the characteristics and qualities of these areas also.

In the Kaikōura Peninsula Tourism Development Area effects on the landscapes of the peninsula are avoided or mitigated by an Outline Development Plan and the zone and district-wide rules. In depth investigations have been conducted to determine site specific physical, cultural and historic constraints within the zone. The outstanding and significant landscapes of the Peninsula as identified in the 1999 Landscape Study formed an integral part in the identification of those constraints. The plan provisions were subsequently drafted by using those constraints as a baseline.

**NFL-PR2**

**Activities affect landscape values**

Activities which affect landscape values will also affect the visual experience for visitors. Given the economic significance of Tourism to the District, it is important to protect the landscape from effects of any activity which detracts from visual experience. This is particularly important since popular visitor activities involve viewing the landscape from the sea, or from the air, as well as the land.

**NFL-PR3**

**Geologically rare formations**

The geological sequence of 2608 metre high mountains (Mt Manakau) descending to a 3000-metre-deep submarine canyon is rare on a world scale. The importance of this sequence is reflected in the close proximity of the mountains to the sea, and by the fact that the submarine canyon is a “living” ecosystem supporting little known deep-water species.

The folded limestone rock outcrops are also a unique feature of the Kaikōura landscape. Many of these outcrops, particularly around Haumuri Bluffs, harbour important fossils.

<p>Geology underlies what people see on the surface of the land. The Kaikōura mountains are the consequence of New Zealand’s most recent mountain-building periods. Protection of the geological makeup is therefore important to the protection of the landscape and the landscape experience.</p>	
<b>NFL-PR4</b>	<b>Contribution to <i>amenity</i></b>
<p>“<i>Amenity</i>” generally means people’s appreciation of a particular place. In the context of this part of the Plan, it is the visual aspect of an activity or area (design, colour and scale), which make up the area’s “<i>amenity</i>”.</p> <p>The Kaikōura rural areas, settlement areas, business areas and residential areas all have visual <i>amenity</i> values which contribute to a distinctive coastal rural <i>amenity</i> which locals and visitors come to know as “Kaikōura”. It is important to retain and enhance these values by avoiding development which adversely detracts from the visual <i>amenity</i> of Kaikōura.</p>	
<b>NFL-PR5</b>	<b>Kaikōura Peninsula landscape and geological values</b>
<p>The Kaikōura Peninsula is characterised by a series of large folds orientated towards the north-east. These have resulted in a ‘basin and dome’ effect, and have created distinctive marine terraces, shore platforms and wave cut platforms. The multi-level terraces were once wave cut platforms, created at sea level and uplifted out of the sea by tectonic processes, at which point the next step would be cut. In the landscape they appear as a flight of terraces with the oldest appearing at the top and the youngest being the Kaikōura township.</p> <p>Recognition and protection from inappropriate development is important to maintaining the integrity of this unique landform. In particular, the upper marine terrace is considered to have significant landscape and geological values. This landform is recognised in the Kaikōura District Plan as having Outstanding and Significant Landscape values. In order to protect these values for future generations, whilst providing for the social, economic, and cultural wellbeing of people and communities, various landscape studies have been commissioned and thought has been given to how best to achieve Part II (Purpose and Principles), specifically Section 6(a) and 6(b), of the Resource Management Act 1991.</p> <p>The Peninsula’s landscape can accommodate a limited amount of residential development in a selected area identified as the Lifestyle Living Area. This area has a unique ability to accommodate development to the limited extent provided for by this District Plan. To ensure that the development within the Lifestyle Living Area does not adversely affect the landscape of the Peninsula, all development proposals will need to be in accordance with Appendix 1 (Landscape and Energy Efficiency Guidelines) and demonstrate how adverse effects of the peninsula landscape environment will be remedied, mitigated or avoided.</p>	

## Anticipated Environmental Results

<b>NFL-A1</b>	<b>Anticipated environmental results for natural features and landscapes</b>
<ol style="list-style-type: none"> <li>1. Avoidance of adverse effects on the District’s landscapes.</li> <li>2. Retention of existing landscape values.</li> <li>3. Retention and enhancement of the existing landscape as a visitor attraction.</li> <li>4. Recognition and protection of the geological uniqueness of parts of the District.</li> <li>5. Greater awareness of the importance of landscape values and unique geology to the District.</li> <li>6. Avoidance of adverse effects on the visual <i>amenity</i> values of the District.</li> </ol>	
<b>NFL-A2</b>	<b>Anticipated environmental results for natural features and landscapes of the Kaikōura Peninsula</b>
<ol style="list-style-type: none"> <li>1. Maintain the integrity of the Kaikōura Peninsula landform.</li> <li>2. The location of <i>buildings</i> near a change in landform in response to the landscape and geological values of the site.</li> <li>3. Enhanced public awareness of the geological, cultural, landscape and social context in which the Kaikōura Peninsula is located.</li> <li>4. Maintenance and enhancement of public access to the coast.</li> <li>5. Avoidance of adverse effects on outstanding and significant landscape areas, and on the natural character of the coastal environment.</li> </ol>	