

21.10 Specific Purpose (Ruapuna Motorsport) Zone

21.10.1 Objectives and Policies

21.10.1.1 Objective - Motorsport

The Objective 14.4.6 of Plan Change 52 to the Operative Plan is currently being considered by the Environment Court in Quieter Please (Templeton) Inc and Canterbury Car Club Inc v CCC, ENV-2013-CHC-085/086 in a reference against the decisions of the Council on Plan Change 52. Pursuant to Clauses 4(3) and (4) of the Canterbury Earthquake (Christchurch Replacement District Plan) Order 2014 the Council shall incorporate the objective as settled in any Environment Court Decision.

21.10.1.2 Policy - Motorsport

The policy 14.4.6.1 of Plan Change 52 to the Operative Plan is currently being considered by the Environment Court in Quieter Please (Templeton) Inc and Canterbury Car Club Inc v CCC, ENV-2013-CHC-085/086 in a reference against the Decisions of the Council on Plan Change 52. Pursuant to Clauses 4(3) and (4) of the Canterbury Earthquake (Christchurch Replacement District Plan) Order 2014 the Council shall incorporate the objective as settled in any Environment Court Decision.

21.10.1.3 Policy - Other environmental effects of activity at Ruapuna Motorsport Park

21.10.2 Rules - Specific Purpose (Ruapuna) Zone

21.10.2.1 How to use these rules

21.10.2.2 General Rules

General noise rules are currently being considered by the Environment Court in Quieter Please (Templeton) Inc and Canterbury Car Club Inc v CCC, ENV-2013-CHC-085/086 in a reference against the Decisions of the Council on Plan Change 52. Pursuant to Clauses 4(3) and (4) of the Canterbury Earthquake (Christchurch Replacement District Plan) Order 2014 the Council shall incorporate the standards as settled in any Environment Court Decision.

21.10.2.3 Activity Status Tables

21.10.2.3.1 Permitted Activities

Frequency, hours of operation, and noise levels of activities are currently being considered by the Environment Court in Quieter Please (Templeton) Inc and Canterbury Car Club Inc v CCC, ENV-2013-CHC-085/086 in a reference against the Decisions of the Council on Plan Change 52. Pursuant to Clauses 4(3) and (4) of the Canterbury Earthquake (Christchurch Replacement District Plan) Order 2014 the Council shall incorporate the standards as settled in any Environment Court Decision.

21.10.2.3.2 Controlled Activities

21.10.2.3.3 Restricted Discretionary Activities

21.10.2.3.4 Discretionary activities

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This is a place holder for any discretionary activities arising from references currently being considered by the Environment Court in Quieter Please (Templeton) Inc and Canterbury Car Club Inc v CCC , ENV-2013-CHC-085/086 in a reference against the Decisions of the Council on Plan Change 52. Pursuant to Clauses 4(3) and (4) of the Canterbury Earthquake (Christchurch Replacement District Plan) Order 2014 the Council shall incorporate the standards as settled in any Environment Court Decision.

For information purposes only, the standards may be structured as follows (based on rules as agreed between the parties at mediation):

21.10.2.3.5 Non-complying activities

This is a place holder for any non complying activities arising from references currently being considered by the Environment Court in Quieter Please (Templeton) Inc and Canterbury Car Club Inc v CCC , ENV-2013-CHC-085/086 in a reference against the Decisions of the Council on Plan Change 52. Pursuant to Clauses 4(3) and (4) of the Canterbury Earthquake (Christchurch Replacement District Plan) Order 2014 the Council shall incorporate the standards as settled in any Environment Court Decision.

For information purposes only, the standards may be structured as follows (based on rules as agreed between the parties at mediation):

21.10.2.3.6 Prohibited activities

21.10.2.4 Built Form Standards

21.10.2.4.1 Maximum impermeable surface

- a. The maximum percentage of the net site area covered by impervious surfaces shall be 30%.

21.10.2.4.2 Maximum site coverage

- a. The maximum area of the site covered by a single building shall be 1500m².
- b. The maximum percentage net site area covered by buildings shall be 5%.

21.10.2.4.3 Minimum building setbacks from internal boundaries

- a. The minimum building setback from an internal boundary shall be 20m.

21.10.2.4.4 Road boundary building setback

- a. The minimum building setback from a road boundary shall be 10m.

21.10.2.4.5 Building height

- a. The maximum height of any building shall be 20m.

21.10.2.4.6 Service, storage and waste management spaces

- a. Outdoor storage areas shall be screened from adjoining sites and roads by either planting, wall(s), fence(s) or a combination to at least 1.8m in height along the length of the storage area. Where such screening is by way of planting it shall be for a minimum depth of 3m.

21.11 Specific Purpose (Flat Land Recovery) Zone

Note: The Specific Purpose (Flat Land Recovery) Zone is a "holding" zone that will be subject to a later plan change to confirm the zoning pattern which will be informed by the outcome of the 'Residential Red Zone' programme. This programme is a direction specified in the Government's Recovery Strategy for Greater Christchurch and the Land Use Recovery Plan. Through this programme, CERA will undertake a public engagement process to discuss the options for the future use of the 'Residential Red Zone'. This programme is occurring under a separate process and timeframe to the Replacement District Plan process.

21.11.1 Objectives and Policies

21.11.1.1 Objective - Protection of the Flat Land Recovery Zone

- a. Protect the Flat Land Recovery Zone from inappropriate subdivision, land use and development that will:
 - i. compromise or impede options for the long term recovery and future use of the zone; or
 - ii. increase the risk to people's safety, property and infrastructure from the effects of natural hazards.

21.11.1.1.1 Policy - Interim use of land

- a. Only activities comprising existing uses and their limited modification, temporary activities, and elements of immediate recovery activity, including land management activities will be accommodated within the Flat Land Recovery Zone.

21.11.1.1.2 Policy - Recognise risk

- a. Recognise that the Flat Land Recovery Zone is an area susceptible to the risk of natural hazards.

21.11.1.1.3 Policy - Management of effects

- a. Activities within the Flat Land Recovery Zone are managed to:
 - i. reduce adverse amenity effects on occupied residential properties and effects at the interface with surrounding residential zones;
 - ii. sustain the qualities and values of the natural environment.

21.11.1.1.4 Policy - Future use

- a. The future use of land in the Flat Land Recovery Zone will be considered following the completion of the Residential Red Zone programme which will inform future land use zoning and development options.

21.11.2 Rules - Specific Purpose (Flat Land Recovery) Zone

21.11.2.1 How to use the rules

21.11.2.1.1 The rules that apply to activities in the Flat Land Recovery Zone are contained in:

- a. The Activity Status Tables (including Activity Specific Standards) in this chapter.
- b. The Activity Status Tables and Standards in the following chapters (where relevant):
 - 5 Natural Hazards;

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6 General Rules and Procedures where relevant below:

6.1 Noise;

6.3 Outdoor Lighting and Glare;

6.4 Temporary Earthquake Recovery Activities;

7 Transport;

8.6 Earthworks;

9 Natural and Cultural Heritage;

10 Designations;

11 Utilities and Energy;

12 Hazardous Substances and Contaminated Land;

19 Coastal Environment.

21.11.2.1.2 Note: where there is no reference to the Specific Purpose (Flat Land Recovery) Zone in the above chapters, the provisions relating to the Residential Zone shall apply.

21.11.2.2 Activity Status Tables

21.11.2.2.1 Permitted Activities

In the Flat Land Recovery Zone the activities listed below are permitted activities if they comply with the Activity Specific Standards set out in this table.

Activities may also be restricted discretionary or non-complying as specified in Rules 21.11.2.2.2, 21.11.2.2.3, 21.11.2.2.4, 21.11.2.2.5 and 21.11.2.2.6 respectively below.

Activity		Activity Specific Standards
P1	Residential Activities that occur within an existing residential unit.	a. NIL.
P2	Commercial Activities that occur within an existing commercial building.	a. NIL.
P3	Alterations, additions, maintenance and repair of an existing residential unit, building, accessory building, or built structure.	<p>a. Any increase in gross floor area shall not exceed 25m² within any continuous period of 10 years.</p> <p>b. Where the activity relates to an existing residential unit, the activity shall comply with the following Built Form Standards of the Residential Suburban Zone: 14.2.3.3, 14.2.3.4, 14.2.3.5, 14.2.3.6, 14.2.3.7, 14.2.3.8, 14.2.3.9 and 14.2.3.13.</p> <p>c. Where the activity relates to an existing commercial building, the activity shall comply with the following Built Form Standards of the Commercial Local Zone: 15.4.3.1, 15.4.3.2, 15.4.3.3, and 15.4.3.4.</p>
P4	Relocation of an existing residential unit; building; or accessory building to another site outside the Flat Land Recovery Zone.	<p>a. NIL.</p> <p>Note:</p> <p>1. The provisions of the site to which the building is to be relocated to shall apply.</p>

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P5	Demolition and/or removal of existing buildings (including fencing, walls, paths, decks and pools).	<p>a. NIL.</p> <p>Notes:</p> <ol style="list-style-type: none"> 1. The provisions within Chapter 6.1 shall apply. 2. Noise from demolition activities shall comply with and be measured and assessed in accordance with New Zealand Standard NZS6803:1999 Acoustics - Construction Noise.
P6	Use, repair and maintenance of Crown owned buildings and <u>land management activities</u> .	<p>a. Any activity on a <u>site adjoining</u> an occupied <u>residential unit</u> or residential zone shall comply with:</p> <ol style="list-style-type: none"> i. the relevant noise standards for the residential zone in Rule 6.1.4.1.1.1 which shall be met at the boundary of that site or zone; ii. all standards for the residential zone in the Outdoor Lighting and Glare provisions in Rule 6.3.2.3.1; iii. hazardous substance quantities for Group 3 listed in Table 12.1.2.3; and iv. all standards for the residential zone in the Signage provisions in Rule 6.8.3.1. <p>Note:</p> <ol style="list-style-type: none"> 1. An activity is exempt from the General Noise, Outdoor Lighting and Glare, and Signage provisions where the activity is not located in the areas specified above.
P7	Temporary buildings and signage associated with: <ul style="list-style-type: none"> - existing <u>residential activities</u>; - existing <u>commercial activities</u>; - relocation activities; - <u>utilities</u> and infrastructure; - ancillary to an approved building or construction project or maintenance, repair and demolition activities. 	<ol style="list-style-type: none"> a. Buildings must be relocatable. b. No building shall exceed 50m² in <u>gross floor area</u>. c. The following Built Form Standards of the Residential Suburban Zone shall be met where it relates to residential activity: 14.2.3.3, 14.2.3.4, 14.2.3.5, 14.2.3.6, 14.2.3.7, 14.2.3.8, 14.2.3.9 and 14.2.3.13. d. The following Built Form Standards of the Commercial Local Zone shall be met where it relates to commercial activity: 15.4.3.1, 15.4.3.2, 15.4.3.3 and 15.4.3.4. e. Any buildings or signage associated with the activity shall be removed from the site within one month of the completion of the project.
P8	Use, maintenance and repair of <u>community facilities</u> and <u>community infrastructure</u> .	<p>a. NIL.</p>

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P9	Operation, maintenance, repair, removal, replacement, relocation, and upgrading of existing utilities and roads ; new utilities and roads; and ancillary temporary activities.	a. NIL.
P10	Hazard management or mitigation works including river control and drainage works carried out by or on behalf of a Local Authority exercising its powers, functions and duties under the Resource Management Act 1991, Soil Conservation and Rivers Control Act 1941, Christchurch District Drainage Act 1951, or Land Drainage Act 1908, unless expressly provided for as a non-complying activity, where undertaken outside: <ul style="list-style-type: none"> i. a Site of Ecological Significance listed in Appendix 9.1.4.1; ii. an Outstanding Natural or Significant landscape or feature listed in Appendix 9.2.5.1; iii. areas of Outstanding or High Natural Character in the coastal environment in Appendix 9.2.5.4 and remaining areas in the coastal environment. 	a. NIL. Note: 1. The design of hazard management or mitigation works must be carried out by a Chartered Professional Engineer.
P11	Maintenance, repair, relocation and removal of flood protection and bank erosion protection works; and the maintenance of existing drains or ponds.	a. NIL.
P12	Construction, maintenance and operation of structures, basins and wetlands for the conveyance, treatment, storage, retention or detention of water, wastewater, stormwater and land drainage water by the Christchurch City Council or a network operator.	a. NIL. Note: 1. The requirements of the Infrastructure Design Standard and/or Construction Specification Standard apply.

21.11.2.2.2 Controlled Activities

There are no controlled activities.

21.11.2.2.3 Restricted Discretionary Activities

The activities listed below are restricted discretionary activities.

Discretion to grant or decline consent and impose conditions is restricted to the Matters of Discretion as set out in the following table.

Activity		The Council's Discretion shall be limited to the following matters:
RD1	Non compliance with Rule 21.11.2.2.1 P3 or P7 where the site coverage is between 35% and 40%.	<ul style="list-style-type: none"> a. Site density and site coverage – 14.9.1. b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.

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RD2	Non compliance with Rule 21.11.2.2.1 P3 or P7 where built form standards 14.2.3.3, 14.2.3.6, 14.2.3.7 or 14.2.3.8 are not met.	<ul style="list-style-type: none"> a. Building height and daylight recession planes – 14.9.2. b. Minimum building window and balcony setbacks from internal boundaries – 14.9.4. c. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.
RD3	<p>Non compliance with Rule 21.11.2.2.1 P3 or P7 where built form standards 14.2.3.5, 14.2.3.9 or 14.2.3.13 are not met.</p> <p>Any application arising from non-compliance with these standards will not require written approval and shall not be publicly or limited notified.</p>	<ul style="list-style-type: none"> a. Street scene, road boundary, building setback, front doors, fencing and planting – 14.9.3. b. Outdoor Living Space – 14.9.5. c. Water supply for firefighting - 14.9.25. d. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.
RD4	Non compliance with Rule 21.11.2.2.1 P7, except as specified in RD1, RD2 or RD3.	<ul style="list-style-type: none"> a. Matters over which the Council has restricted discretion are set out in Section 6.2.3. b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.
RD5	Land management and maintenance activities that exceed the activity specific standards in Rule 21.11.2.2.1 P6 by 10 dB or less.	<ul style="list-style-type: none"> a. Matters over which the Council has restricted discretion are set out in Section 6.1.4.3. b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.
RD6	Land management and maintenance activities in Rule 21.11.2.2.1 P6 that do not comply with Outdoor Lighting and Glare provisions.	<ul style="list-style-type: none"> a. Matters over which the Council has restricted discretion are set out in Section 6.3.3. b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.
RD7	Land management and maintenance activities in Rule 21.11.2.2.1 P6 that do not comply with Hazardous Substances provisions.	<ul style="list-style-type: none"> a. Matters over which the Council has restricted discretion are set out in Section 12.1.3. b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.

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RD8	Land management and maintenance activities in Rule 21.11.2.2.1 P6 that do not comply with Signage provisions.	<p>a. Matters over which the Council has restricted discretion are set out in Section 6.8.5.</p> <p>b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.</p>
RD9	<p><u>Subdivision</u> that involves conversion of the type of tenure from unit title or cross lease to fee simple, boundary adjustments, alteration of cross leases, company leases and unit titles, and where it is proposed to subdivide off land within the Flat Land Recovery Zone from an area of land not within the Flat Land Recovery Zone.</p> <p>Any application arising from non compliance with this rule will not require written approvals and shall not be publicly or limited notified.</p>	<p>a. Matters over which the Council has restricted discretion set out in Section 8.5.</p> <p>b. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.</p>
RD10	Hazard mitigation works not provided as a permitted activity in Rule 21.11.2.2.1 P10 .	<p>a. The significance of ecological, landscape or natural values, ecological corridors, indigenous fauna, and whether these would be adversely compromised by the activity.</p> <p>b. The risk to life, property and the environment posed by hazards.</p> <p>c. The extent to which the activity would remedy or mitigate the hazard or be compatible with existing mitigation works or structures.</p> <p>d. Whether or not the work would be carried out under the supervision of a Chartered Professional Engineer.</p> <p>e. The extent to which the activity would protect buildings and their occupants.</p> <p>f. The extent to which the proposal will facilitate immediate recovery activity while not compromising long term recovery.</p>

21.11.2.2.4 Discretionary Activities

There are no discretionary activities.

21.11.2.2.5 Non-complying Activities

The activities listed below are non-complying activities.

Activity	
NC1	Any activity not listed as a permitted, controlled, restricted discretionary, discretionary or prohibited activity.
NC2	Additions to existing buildings which increase <u>gross floor area</u> by more than 25m ² .
NC3	Any land management activities that exceed the activity specific standards in Rule 21.11.2.2.1 P6 by more than 10dB.
NC4	New <u>residential units</u> , conversion of residential units, <u>minor residential units</u> , <u>multi-unit residential complexes</u> and commercial buildings.

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NC5	Subdivision, unless provided for as a restricted discretionary activity.
NC6	Coastal hazard mitigation works including earthworks associated with these works.

21.11.2.2.6 Prohibited Activities

There are no prohibited activities.

21.12 Specific Purpose (Burwood Landfill and Resource Recovery Park) Zone

21.12.1 Objectives and Policies

21.12.1.1 Objective - Progressive restoration of the Burwood Landfill

- a. Progressive restoration of the Burwood Landfill for open space purposes following the completion of the permanent disposal of earthquake waste for recovery purposes.

21.12.1.1.1 Policy - Facilitating recovery and disposal of earthquake waste

- a. Provide for the existing and ongoing need for earthquake waste recovery and disposal activities as follows:
 - i. Encourage the reduction of earthquake waste by providing for earthquake waste processing activities and mechanical sorting of demolition waste from the Canterbury earthquakes at the Burwood Resource Recovery Park.
 - ii. Continue the operation of the Burwood Landfill as the primary permanent disposal site of residual earthquake waste.

21.12.1.1.2 Policy - Management of adverse environmental effects

- a. To ensure that, where reasonably practicable, waste processing and landfill activities will be managed to minimise adverse effects on:
 - i. groundwater contamination;
 - ii. residential amenity and safety;
 - iii. recreational activities;
 - iv. character and quality of the coastal environment; and
 - v. vehicular access and the road network.

21.12.1.1.3 Policy - Rehabilitation

- a. Require the progressive rehabilitation of the Burwood Landfill following completion of permanent disposal activities.

21.12.2 Rules - Specific Purpose (Burwood Landfill and Resource Recovery Park) Zone

21.12.2.1 How to use the rules

21.12.2.1.1 The rules that apply to activities in the Specific Purpose (Burwood Landfill and Resource Recovery Park) Zone are contained in:

- a. The Activity Status Tables (including Activity Specific Standards) in this Chapter.
- b. The Activity Status Tables and Standards in the following chapters (where relevant):

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6 General rules and procedures where relevant below:

6.1 Noise

7 Transport.

21.12.2.1.2 An application for resource consent for the processing or permanent disposal of earthquake waste to the Specific Purpose (Burwood Landfill and Resource Recovery Park) Zone must include written comments on the application, or evidence of 10 working days having been provided for those comments to be made, from the following parties:

- a. Te Rūnanga o Ngāi Tahu and any relevant Papatipu Rūnanga identified by Te Rūnanga o Ngāi Tahu;
- b. Canterbury District Health Board;
- c. Burwood-Pegasus Community Board;
- d. Parklands Residents Association;
- e. Queenspark Residents Association; and
- f. owners and occupiers of land adjacent to the Burwood Landfill and Burwood Resource Recovery Park.

21.12.2.2 Activity Status Tables

21.12.2.2.1 Permitted Activities

The activities listed below are permitted activities, subject to compliance with all the Activity Specific Standards set out in this table.

Activities may also be controlled or non-complying as specified in Rules 21.12.2.2.2, 21.12.2.2.3, 21.12.2.2.4, 21.12.2.2.5 and 21.12.2.2.6.

Activity		Activity Specific Standards
P1	Disposal of <u>earthquake waste</u> .	<ol style="list-style-type: none">a. Disposal of <u>earthquake waste</u> shall only occur within the area marked as "Burwood Landfill" in Appendix 21.12.3.1.b. Material disposed shall only be residual earthquake waste from the operations at the "Burwood Resource Recovery Park".c. <u>Earthquake waste</u> permanently placed in the landfill shall be:<ol style="list-style-type: none">i. compacted using specialised compaction equipment; andii. covered by sand or soil to a minimum depth of 150mm on a daily basis (except materials collected for composting).d. The working surface of each daily waste cell shall not exceed an area of 500m².e. Dunes and downlands within the zone shall at no point be more than 25 metres above the level of the ground as measured at the intersection of Rothesay Road and Bower Avenue, and shall merge with the natural ground level of the terrain at the outer edge of the landfill.f. <u>Earthquake waste</u> shall be placed above the highest

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Activity	Activity Specific Standards
	<p>anticipated ground water level, unless excavated or low areas below this level are backfilled to above this level with inert fill.</p> <p>g. Movement of vehicles within the "Burwood Landfill" shall take place between 0500 and 2100 hours Monday through to Saturday, unless exceptional circumstances apply.</p> <p>h. The site shall not operate on Sundays and public holidays.</p> <p>i. Any erection of buildings:</p> <ol style="list-style-type: none"> shall be ancillary to landfill operations; and shall not exceed a total of 200m² gross floor area. <p>j. As long as the "Burwood Landfill" is in operation, at least three parallel rows of trees, capable of meeting 8m in height, shall be maintained.</p> <p>k. Mesh fences and screens shall be maintained around working areas to contain windblown waste, and any material blown beyond this containment area shall be collected on a weekly basis, or more frequently if required.</p> <p>l. Dust arising from activities, roads or unconsolidated sand, soil or earth is to be suppressed in windy conditions.</p> <p>m. Birds and vermin shall be controlled to avoid nuisance within and adjacent the site.</p> <p>n. Access shall be provided for fire appliances through boundary planting areas and a water supply shall be available to assist with fire fighting both within the landfill area and in the adjoining Bottle Lake Forest Open Space Natural Zone.</p> <p>o. No burning of earthquake waste or incineration processes, shall be undertaken within the zone.</p> <p>p. Public access to the Specific Purpose (Burwood Landfill and Resource Recovery Park) Zone shall be confined to vehicles owned by or under contract to the Christchurch City Council, except:</p> <ol style="list-style-type: none"> vehicles of any other local authority approved by the Council; vehicles carrying compacted waste; vehicles carrying hardfill or other materials unsuited to compaction; and vehicles carrying covered material. <p>q. All earthquake waste shall be transported in a container or covered, except where because of the nature of the load and/or method of securing it, no</p>

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Activity		Activity Specific Standards
		<p>problem of litter or dust can arise.</p> <p>r. Final contours of each completed stage of the landfill shall be in general accordance with the landscape concept plan outlined in Appendix 21.12.3.2.</p> <p>s. The preparation of areas of rehabilitated landfill that are to be planted in accordance with the landscape concept plan in Appendix 21.12.3.2, to ensure that healthy planting and growth of trees and shrubs and grass cover on the landfill can occur.</p> <p>t. All planting shall be maintained in accordance with the landscape concept plan in Appendix 21.12.3.2.</p> <p>u. Each completed landfill stage shall, as soon as practicable after completion of waste placement in that stage, be capped and landscaped in accordance with the landscape concept plan in Appendix 21.12.3.2.</p>
P2	<u>Earthquake waste processing activities.</u>	<p>a. <u>Earthquake waste processing activities</u> are only undertaken within the area marked "BRRP" on Appendix 21.12.3.1.</p> <p>b. No <u>hazardous substances</u> shall be accepted at the site which cannot be disposed of safely.</p> <p>c. Delivery of <u>earthquake waste</u> demolition materials for <u>earthquake waste processing activities</u> shall occur only between 0530 and 1830 hours Monday through to Saturday.</p> <p>d. The site shall not operate on Sundays and public holidays.</p> <p>e. Following completion of activities the site is cleared of all machinery and plant used for <u>earthquake waste processing activities</u> and reinstated.</p> <p>f. Any erection of buildings:</p> <ol style="list-style-type: none"> shall be ancillary to recovery park operations; and shall not exceed a total of 200m² <u>gross floor area</u>. <p>g. The activity specific standards (k) to (q) outlined under P1 also apply to this activity.</p>

21.12.2.2.2 Controlled Activities

The activities listed below are controlled activities.

Discretion to impose conditions is restricted to the Matters of Control set out in the following table.

Activity	The Council's control shall be limited to the following Matters:

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C1	Any activity involving earthquake waste listed in Rule 21.12.2.2.1 that does not comply with the Activity Specific Standards.	a. Effects on the amenity of residences and business areas along the designated access routes.
	Any application arising from this rule will not require written approvals and shall not be publicly or limited notified.	b. Effects in terms of traffic, dust and noise, also taking account of the hours of operation. c. Effects on the coastal environment. d. Proposed method of site rehabilitation.

21.12.2.2.3 Restricted Discretionary Activities

There are no restricted discretionary activities.

21.12.2.2.4 Discretionary Activities

There are no discretionary activities.

21.12.2.2.5 Non-complying Activities

The activities listed below are non-complying activities.

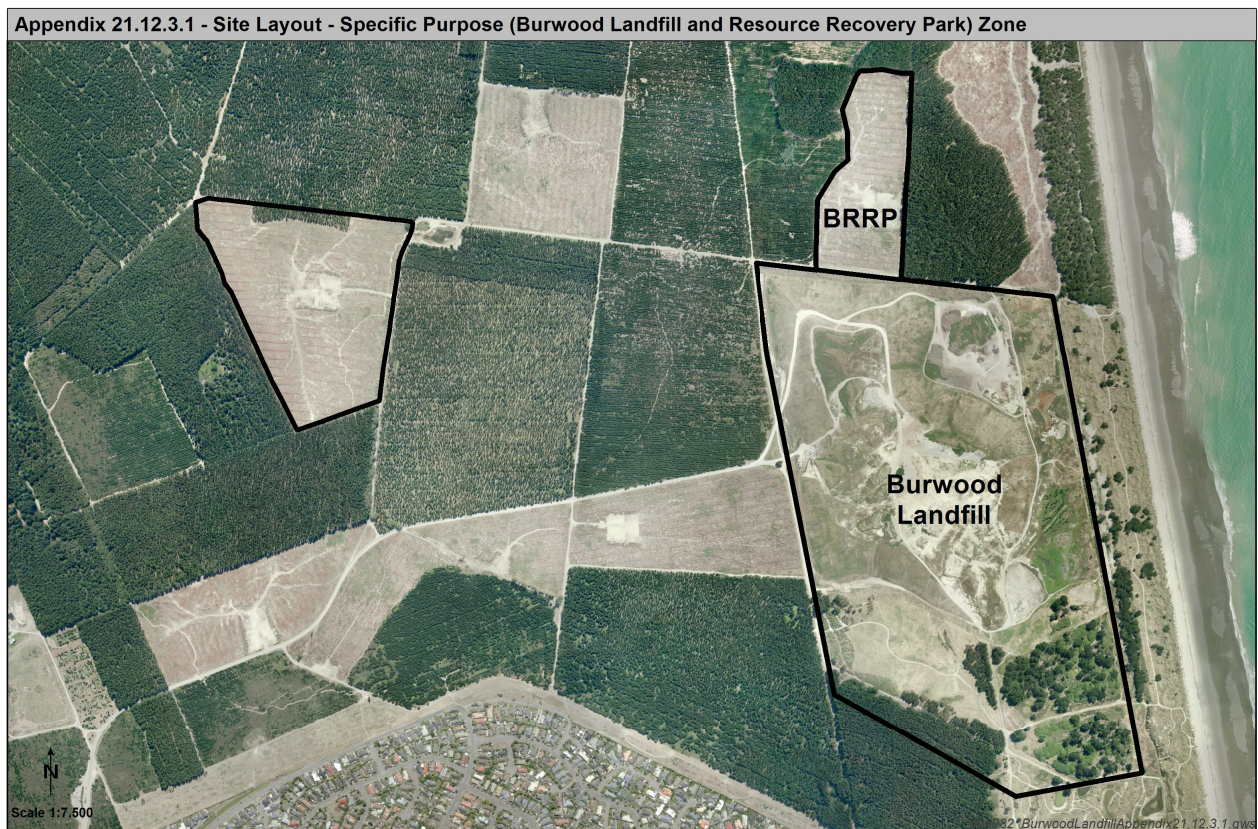
Activity	
NC1	Any activity not listed in Rule 21.12.2.2.1 shall be a non-complying activity.

21.12.2.2.6 Prohibited Activities

There are no prohibited activities.

21.12.3 Appendices

21.12.3.1 Site layout - Specific Purpose (Burwood Landfill and Resource Recovery Park) Zone



21.12.3.2 Landscape Concept Plan - Burwood Landfill



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