

**35****DEFINITIONS**

For the purposes of the Plan, unless the context requires otherwise, the following definitions apply:

<b>the Act</b>	the Resource Management Act 1991 including any amendments thereto.
<b>Access lot</b>	any separate lot, owned in common undivided shares, and used primarily for access to one or more lots that have no legal frontage.
<b>Accessory building</b>	a building which is accessory to the main use of the site. On residential sites, this includes garages, carports, workshops, garden sheds, swimming pools, spa pools and glasshouses that are not used for commercial purposes other than home occupations. It also includes walls, fences and retaining walls defined as buildings. For the purposes of the Southern Hills Overlay Area, accessory buildings do not include any building in the Residential Zone or Residential Hill which exceeds 36m <sup>2</sup> in floor area and/or 3 metres in height. (See definition of “building”)
<b>Active recreation</b>	recreation activities that are active in nature. It includes motorised activities and gun clubs which have an intermittent noise component but excludes all temporary events, such as organised competitive sporting events.
<b>Activity</b>	the use of a site including the construction, operation, maintenance, minor upgrading, replacement and refurbishment of buildings, structures, plant and equipment.
<b>Allotment</b>	has the same meaning as in section 218 of the Resource Management Act 1991.
<b>Amenity values</b>	has the same meaning as in section 2 of the Resource Management Act 1991.
<b>Ancillary</b>	in relation to an activity means an activity serving a supportive function to, and located on the same site as a primary activity, and which is small in scale.

**Anemometer**

means a mast and supporting sensors for the purpose of wind resource measurement. This includes guy wires and various meteorological instruments to be erected at varying heights, including:

- Anemometers to measure the average wind speed, wind gust speeds, turbulence intensity and wind shear;
- wind vanes to measure wind direction; and
- other meteorological instruments to measure temperature, air pressure, humidity and rainfall.

**Antenna**

means antenna as defined in the Resource Management (National Environmental Standard for Telecommunications Facilities) Regulations 2008.

An antenna does not include:

- Devices used in amateur radio configurations
- Devices used only for television reception; and
- Any other device not otherwise defined above that is less than 1.5m<sup>2</sup> in area

**Advice note:** The mountings of any antenna and any radiofrequency equipment or similar device shall not be included in the measurement of area or diameter of each antenna, provided that the radiofrequency unit or similar device is smaller in area or diameter than the antenna itself. Any antenna only need meet the area or diameter measurement, as appropriate to the type of antenna and the measurement is of each individual antenna and is not a cumulative measurement.

**Boundary**

the legal boundary of a site, unless otherwise specified.

**Building**

any structure whether temporary or permanent, movable or immovable, which, in addition to its ordinary and usual meaning, includes the following:

- Any structure of over 5m<sup>2</sup> in area with a height of more than 1.2m.
- Any fence or wall with a height of more than 2m.
- Any retaining wall with a height of more than 1.5m above the finished ground level.
- Any tank or pool, and any structural support:
  - (i) Which has a capacity of not less than 25,000 litres and is supported directly by the ground.
  - (ii) Which has a capacity of 2,000 litres or more and is supported at a height of more than 2.0 metres from the base of its structure.
  - (iii) Which has a capacity of 500 litres or more and is supported at a height of more than 4.0 metres from the base of its supporting structure.

This definition does not apply to network utilities as defined in this chapter.

<b>Building improvement centres</b>	are premises used for the storage, display and sale of goods and materials used in the construction, repair, alteration, improvement and renovation of buildings and includes building supply, electrical supply and plumbing supply centres, building recyclers and home and building display centres.
<b>Cabinet</b>	means a box shaped structure which houses radio and telecommunication equipment, electrical equipment, equipment associated with the continued operation of network utilities and includes single transformers and associated switching gear distributing electricity at a voltage up to, and including, 110KV.
<b>Cleanfill</b>	an activity involving the depositing of exclusively inert, non decomposing material into or onto land, including materials such as clay, soil, rock, concrete or brick, that are free of combustible or putrescible components or hazardous substances or materials likely to create a hazardous leachate by means of biological or chemical breakdown.
<b>Code of Practice for Civil Engineering Works</b>	a document prepared by the Council which sets out performance criteria, standards and procedures for engineering works within Upper Hutt.
<b>Commercial scale renewable energy generation activities</b>	means the land, buildings, substations, turbines, structures, underground cabling earthworks, access tracks and roads associated with the generation of electricity from a renewable energy source and the operation of the renewable energy generation activity. It does not include: <ul style="list-style-type: none"> <li>• Small scale wind turbines turbines of less than 5kW</li> <li>• Community scale renewable energy generation activities</li> <li>• Any cabling required to link the wind energy facility to the point of entry into the electricity network, whether transmission or distribution in nature.</li> </ul>
<b>Commercial unit</b>	any land or buildings designed to be self-contained for individual or separate commercial activities, companies or businesses.
<b>Community care housing</b>	special care housing used for the rehabilitation or care of any group of persons.
<b>Community scale renewable energy generation</b>	means renewable energy generation for the purpose of supplying electricity to a whole community which is not connected to the distribution network ('off grid'); or to supplying an immediate neighbourhood in an urban area with some export back into the distribution network.
<b>Community facilities</b>	any land or building used, or intended to be used, for public indoor or outdoor recreation, meetings, or social or cultural events, and includes the provision of information, advice and training associated with the use of the facility.

**Comprehensive residential development**

a residential development of at least three dwellings, on a site within a Residential (Centres Overlay) Area, at a density greater than the minimum net site area requirement for the Residential zone.

**Note:** A Comprehensive Residential Development may include an existing dwelling.

**Conservation**

the maintenance or enhancement of environmental and heritage values.

**Construction and Commissioning activities:**

in respect of renewable electricity generation activities includes those activities directly involved with the building and operation of a new renewable electricity generation activity. This includes site preparation, earthworks, quarrying, concrete batching, plant construction, road construction and widening, traffic generation, reservoir formation, clearance or inundation of vegetation, but specifically excludes investigative activities such as geological sampling, surveys and geotechnical investigations.

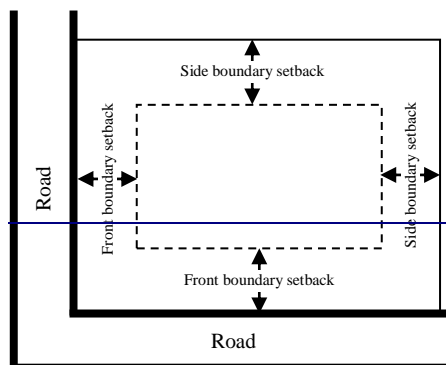
Activities associated with “construction and commissioning” includes rapid and temporary population increases and the associated effects on infrastructure and community facilities; the need to reroute or relocate network utilities and community facilities;; the need to construct new infrastructure including the system of electricity conveyance transmission (including substations) required to convey electricity to the distribution network and/or the national grid as provided for in the definition of ‘renewable electricity generation activity.’

**Contaminated site**

a site at which hazardous substances are present above local background levels and are likely to pose an immediate or long term hazard to human health or the environment.

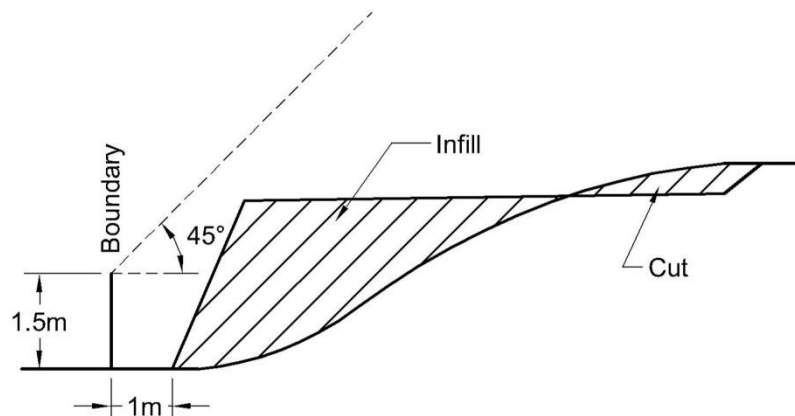
**Corner lot**

any site adjoining two or more contiguous roads with two or more contiguous frontages that each comply with the relevant subdivision standard (for the minimum frontage) of a corner lot in the relevant zone, but excludes any rear lot.



**Corner lot**

- Council** ~~the Upper Hutt City Council or any committee, subcommittee or person to whom the Council's powers, duties and discretions have been lawfully delegated.~~
- Distribution network** ~~For the purpose of Chapter 30A, has the same meaning as in the National Policy Statement for Renewable Electricity Generation and means a distributor's lines and associated equipment used for the conveyance of electricity on lines other than lines that are part of the national grid.~~
- Distributor** ~~for the purpose of Chapter 30A, has the same meaning as in the National Policy Statement for Renewable Electricity Generation and means a business engaged in distribution of electricity.~~
- Dripline (of a tree)** ~~the shape defined on the ground by a series of vertical lines formed around the outer most extent of the tree, branches and foliage.~~
- Dwelling** ~~a building or buildings, including detached habitable rooms, designed as self contained accommodation for one or more persons on any site.~~
- Early childhood centre** ~~means premises used for the care or education of four or more children under the age of seven, including but not limited to Kindergartens, Playcentres, Kohanga Reo, Licensed Childcare Centres, Day Nurseries and Creches.~~
- Earthworks** ~~the removal, relocation or depositing of soil, earth or rock from, to or within a site, including quarrying or mining and the deposition of cleanfill, but excluding land disturbance resulting exclusively from domestic gardening and planting, cropping or drainage of land in connection with farming and forestry operations.~~
- Earthworks plane** ~~means a height control plane applied at the ground level at a boundary from a height of 1.5 metres above any point along that boundary and entering the site at an angle of 45°~~



<b>Ecosystem</b>	a dynamic complex of plant, animal and micro-organism communities and their non-living environment, interacting as a functional unit.
<b>Effect</b>	has the same meaning provided in section 3 of the Resource Management Act 1991.
<b>Environment</b>	has the same meaning provided in section 2 of the Resource Management Act 1991.
<b>Esplanade reserve and esplanade strip</b>	have the same meaning provided in section 2 of the Resource Management Act 1991.
<b>External sound insulation level</b>	<p>External sound insulation level means the standardised level difference (outdoor to indoor) and is a measure of the airborne sound insulation provided by the external building envelope (including windows, walls, ceilings and floors where appropriate) using insulation spectrum No.2 (A-weighted traffic noise spectrum) described in units of <math>D_{2m,nT,w} + C_{tr}</math> as defined in the following Standard:</p> <p>ISO 717-1:2013 Acoustics – Rating of sound insulation in buildings and of building elements – Part 1: Airborne sound.</p> <p>The term “external sound insulation level” is used in this Plan primarily as a calculated value to demonstrate compliance with the stated minimum standard of acoustic isolation against sounds arising from outside the building. If field testing of built structures is employed to verify predictions, these tests shall be carried out using <i>ISO 140-5:1998 Acoustics – Measurement Of Sound Insulation In Buildings And Of Building Elements, Part 5: Field Measurements Of Airborne Sound Insulation Of Facade Elements And Facades</i>.</p>
<b>Family flat</b>	<p>a self-contained dwelling unit no more than 55m<sup>2</sup> in floor area, on the same property and in the same ownership as the principal dwelling (and not leased to another party), for the purpose of providing ancillary accommodation.</p> <p><b>Note:</b> For clarity, a family flat which exceeds the 55m<sup>2</sup> limit will be considered as a dwelling and will be assessed against the appropriate rules.</p>
<b>Farming activity</b>	an activity with the primary purpose of commercially producing livestock or vegetative matter. It includes horticulture but does not include forestry, veterinary hospitals, boarding kennels, catteries, aviaries or farm products processing industries. It also includes the sale of goods produced on the site, except where sale takes place via access to a State Highway.

**Forestry**

the management of forests for:

Soil conservation.

Forest protection.

Regulation of water.

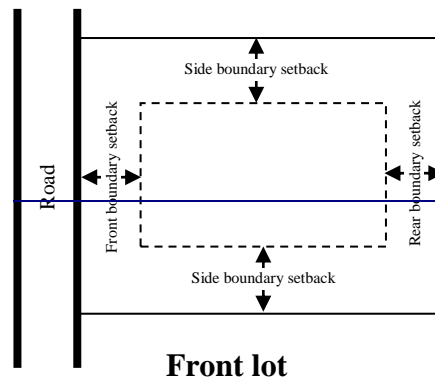
Production of timber or other forest products.

Recreational, aesthetic or scientific purposes.

It does not include forest products industries or on-site milling.

**Front lot**

any site abutting a road that complies with the relevant subdivision standard (for the minimum frontage) of a front lot in the relevant zone, but excludes any rear or corner lot.

**Gang fortification**

any building or site which is used by groups for accommodation as a base or headquarters, and which is typified by high fencing and other fortification.

**Garden centre**

any land and/or buildings used principally for the storage, display and sale of shrubs, plants, seedlings, and associated home garden supplies.

**Ground level**

the natural level of the ground before any excavation or filling has taken place. It also means the finished level of the ground after earthworks have been carried out in an approved subdivision.

**Habitable building**

any building where people live, work or may assemble, but does not include buildings associated with the storage or use of dangerous goods on the site.

**Habitable room**

a room used for activities normally associated with domestic living, but excludes any bathroom, laundry, water closet, pantry, walk-in wardrobe, corridor, hallway, lobby, clothes-drying room, or other space of a specialised nature occupied neither frequently nor for extended periods.

<b>Hazardous substance</b>	has the same meaning provided in section 2 of the Hazardous Substances and New Organisms Act 1996.
<b>Home occupation</b>	an occupation, art, craft, business, trade or profession which is ancillary to residential activities on a site.
<b>Indigenous vegetation</b>	a plant community of any species or genetic variants of plants found naturally in New Zealand.
<b>Indigenous vegetation clearance</b>	<p>the removal, damage or destruction of indigenous vegetation, but excluding where such work is undertaken solely in relation to any one or more of the following:</p> <ul style="list-style-type: none"> <li>• Clearance of diseased, dead or dying vegetation;</li> <li>• Clearance undertaken for the purpose of flood control undertaken or approved by local authorities;</li> <li>• Clearance where necessary to maintain or restore existing essential services or for emergency work to avoid injury to persons or damage to property;</li> <li>• Clearance of regenerating vegetation under the canopy of a plantation forest;</li> <li>• Clearance of indigenous vegetation that has been planted and managed specifically for the purposes of harvesting.</li> </ul>
<b>Industrial unit</b>	any building or buildings or land designed to be self contained for individual or separate industrial activities, companies or businesses.
<b>Intensive animal farming</b>	any farming operation where animals are kept and/or fed in a building or outdoor enclosures, where the stocking density precludes the maintenance of pasture or vegetative ground cover.
<b>Kaitiakitanga</b>	has the same meaning provided in section 2 of the Resource Management Act 1991.
<b>Kohanga reo</b>	premises where pre school children are taught and cared for in accordance with tikanga Maori (Maori customs).
<b>Land</b>	has the same meaning provided in section 2 of the Resource Management Act 1991.
<b>Landscaping</b>	the provision of tree and shrub planting, and may include ancillary lawn, rocks, paved areas or amenity features.
<b>Large format retail</b>	is a retail activity or activities, located within a standalone building or complex of buildings, where the gross floor area of each retail activity is no less than 750m <sup>2</sup> .



**Line** means 'line' as defined in Section 5 of the Telecommunications Act 2001 or Section 2 of the Electricity Act 1992.

**Loading** the loading and unloading of a vehicle including adjusting, covering or tying its load.

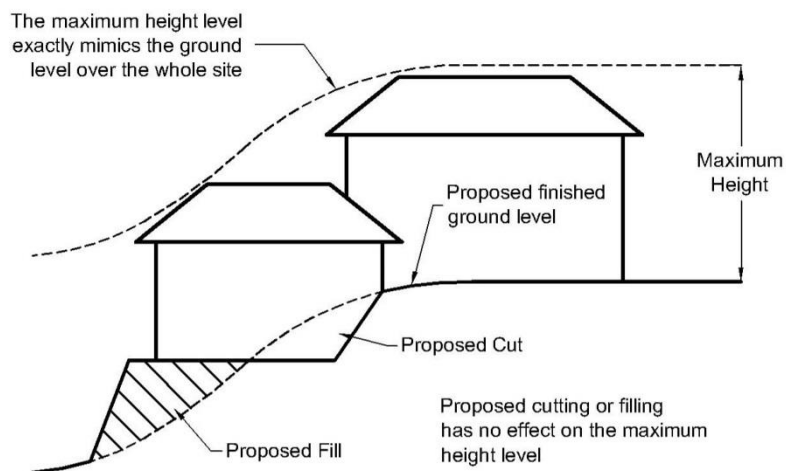
**Lot** has the same meaning as allotment.

**Maintenance** as it applies to network utilities, means the replacement, repair or renewal of existing network utilities and where the effects of that utility remain the same or similar in character, intensity and scale, and excludes 'minor upgrading' and 'upgrading'.

**Marae** customarily means the open space in front of a meeting house upon which various ceremonial occasions are centred, but for the purpose of the District Plan a marae also consists of a Maori meeting house and/or hall together with the associated area of open ground.

**Mast** any pole, tower or similar structure which is fixed to the ground specifically designed to carry an antenna to facilitate the transmission of telecommunication and radiocommunication signals.

**Maximum height** in relation to a building means the vertical distance between the ground level at any point along the building and the highest part of the building immediately above that point.



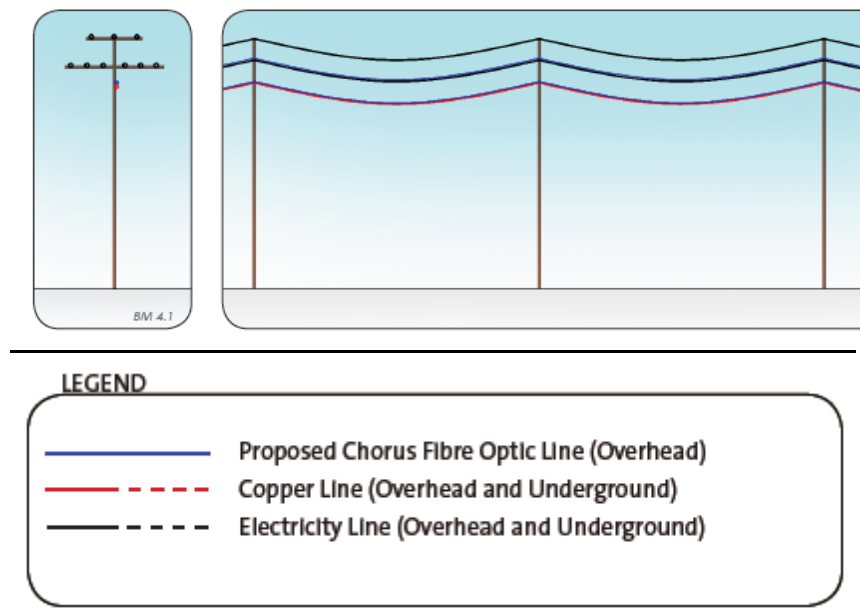
**Minor above ground line** means a line that provides an above ground connection to a site, including any connection to a building within that site, from an existing or permitted new above ground line provided that no more than one new support structure is required for that connection.

**Minor upgrading**

means an increase in the carrying capacity, efficiency or security of electricity and telecommunication lines, which utilise the existing or replacement support structures and includes:

- ~~(1) the reconductoring of the line with higher capacity conductors; and~~
- ~~(2) the resagging of conductors; and~~
- ~~(3) the addition of longer and more efficient insulators; and~~
- ~~(4) A support structure replacement within 5 metres of the support structure that is to be replaced; and~~
- ~~(5) The addition of earthwires, which may contain telecommunication lines, earthpeaks and lightning rods; and~~
- ~~(6) The addition of electrical or telecommunication fittings; and~~
- ~~(7) Support structure replacement in the same location or within the existing alignment of the transmission line corridor; and~~
- ~~(8) The replacement of existing cross arms, including with cross arms of an alternative design; and~~
- ~~(9) An increase in tower height to achieve compliance with the clearance distances specified in NZECP34:2001; and~~
- ~~(10) an increase in the height of replacement poles in the road reserve by a maximum of 1m, for the purpose of achieving road controlling authority clearance requirements, provided the permitted height in Rule 30.4 is not exceeded;~~
- ~~(11) an increase in voltage of electricity lines from 11kV to no more than 33kV.and~~
- ~~(12) the addition of a new overhead telecommunication fibre optic line provided that:
 
  - ~~(i) the maximum number of fibre optic lines on existing support structures does not exceed two lines;~~
  - ~~(ii) the diameter of new fibre optic lines does not exceed 25mm; and~~
  - ~~(iii) the location of the new fibre optic line is consistent with the following figure~~~~

Figure X: Location of new fibre optic line



Minor upgrading shall not include:

- ~~(i) Any increase in the voltage of the line unless the line was originally constructed to operate at the higher voltage but has been operating at a reduced voltage, or~~
- ~~(ii) Any increase in any individual wire, cable, or other similar conductor to a diameter that exceeds 35mm, or~~
- ~~(iii) The bundling together of any wire, cable, or other similar conductor so that the bundle exceeds 43mm in diameter, or~~
- ~~(iv) The addition of any new circuits, lines or utility structures, where this results in an increase in the number of circuits, lines or utility structures except as provided for in (12) above.~~

~~Note: The Resource Management (National Environmental Standards for Electricity Transmission Activities) Regulations 2009 applies to the existing National Grid, transmission lines that were operational, or able to be operated, on 14 January 2010.~~

**Motor vehicle wrecking**

~~any land and/or building used for the dismantling and storage of wrecked motor vehicles for private or commercial purposes.~~

**Natural and physical resources**

~~has the same meaning provided in section 2 of the Resource Management Act 1991.~~

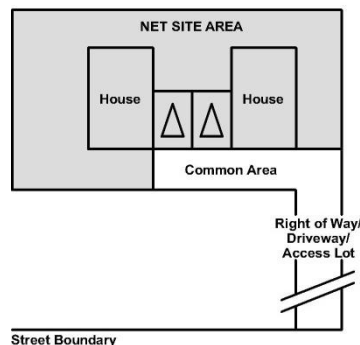
**Net floor area**

~~the superficial floor area of the actual room, rooms or spaces used for the particular activity and excludes areas such as hallways, ablutions, storage areas, stairwells and loading spaces.~~

**Net site area**

~~the area of a site excluding:~~

- ~~• Any access lot, driveway or right of way in the case of a rear lot.~~
- ~~• Any common area, access lot, driveway or right of way where there is more than one dwelling on a site.~~



<b>Network Utility</b>	<p>means any activity undertaken by a network utility operator as defined in s166 of the RMA, relating to:</p> <ul style="list-style-type: none"> <li>(i) Distribution or transmission by pipeline of natural or manufactured gas, petroleum, biofuel or geothermal energy, or</li> <li>(ii) Telecommunication as defined in section 5 of the Telecommunications Act 2001; or radiocommunications as defined in section (2)(1) of the Radiocommunications Act 1989, or</li> <li>(iii) works as defined in section 2 of the Electricity Act 1992 for the conveyancing of electricity, or</li> <li>(iv) The distribution of water for supply including irrigation, or</li> <li>(v) Sewerage or drainage reticulation, or</li> <li>(vi) Construction and operation of roads and railway lines, or</li> <li>(vii) The operation of an airport as defined by the Airport Authorities Act 1966, or</li> <li>(viii) the provision of any approach control service within the meaning of the Civil Aviation Act 1990, or</li> <li>(ix) Undertaking a project or work described as a 'network utility operation' by regulations made under the Resource Management Act 1991 and includes: <ul style="list-style-type: none"> <li>• Lighthouses, navigation aids, beacons, signal and trig stations and natural hazard emergency warning devices,</li> <li>• Meteorological services,</li> <li>• all associated structures; and</li> <li>• regionally significant network utilities</li> </ul> </li> </ul>
<b>Network utility structure</b>	<p>means any structure associated with a network utility and includes, but is not limited to, pipes, valves, meters, regulator stations, support poles and towers for lines, transformers (other than pole mounted transformers), substations (other than overhead substations), compressor stations, pumping stations, navigational aids, meteorological installations, containers, cabinets, and similar structures. It does not include lines, antennas and masts.</p>
<b>Notional boundary</b>	<p>a line 20m from the façade of any rural dwelling or the legal boundary where this is closer to the dwelling.</p>
<b>Organised fireworks display</b>	<p>The public display of fireworks conducted by a suitably qualified person.</p>
<b>Outdoor living court</b>	<p>an area located on the net site area of a site set aside for outdoor activities in association with a dwelling.</p>
<b>Passive recreation</b>	<p>comprises all forms of informal recreational activity that are passive in nature, including the use of walkways, bridle paths and picnic areas, swimming and fishing activities, cycling and outdoor education. It excludes facilities for organised, competitive sports.</p>

**Pest species of plant**

Any species of plant that has been specifically identified as being a pest for the Wellington Region in the Wellington Regional Pest Management Strategy.

**Places of assembly**

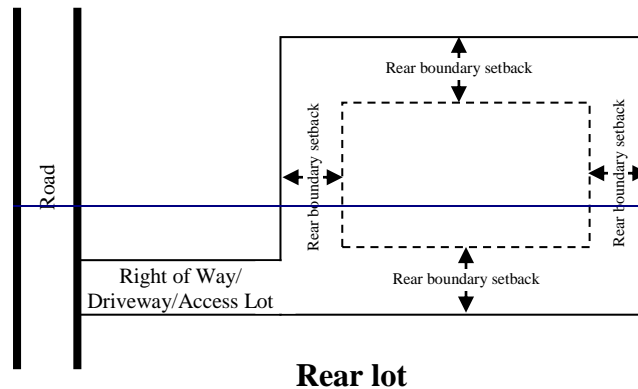
land and/or buildings used for the public and/or private assembly of people primarily for worship, religious, educational, recreational, social and cultural purposes. This definition includes marae, churches and associated halls and grounds.

**Property**

all of that land held in one ownership.

**Rear lot**

any site situated generally to the rear of another site, which does **not** comply with the relevant subdivision standard (for the minimum frontage) for a front or corner lot in the relevant zone. It also includes any site, the net site area of which is accessed from a road by an access strip (i.e. right of way, access leg or access lot) that is **less** than the relevant subdivision standard (for the minimum frontage) for a front or corner lot.

**Regionally significant network utilities**

includes:

- pipelines for the distribution or transmission of natural or manufactured gas or petroleum
- the National Grid, as defined by the National Policy Statement on Electricity Transmission
- facilities for the generation and transmission of electricity where it is supplied to the network, as defined by the Electricity Governance Rules 2003
- the local authority water supply network and water treatment plants
- the local authority wastewater and stormwater networks, systems and wastewater treatment plants
- the Strategic Transport Network, detailed in Appendix 1 to the Wellington Regional Land Transport Strategy 2010-2040

**Regional park**

land which is managed and administered by the Wellington Regional Council in accordance with a Regional Park management plan.

<b>Renewable electricity generation</b>	means <del>generation of electricity from solar, wind, hydro, geothermal, biomass, tidal, wave, or ocean current sources.</del>
<b>Renewable electricity generation activities</b>	has the same meaning as under the National Policy Statement for Renewable Electricity Generation and means the construction, operation and maintenance of structures associated with renewable electricity generation. This includes small and community scale distributed renewable generation activities and the system of electricity conveyance required to convey electricity to the distribution network and/or the national grid and electricity storage technologies associated with renewable electricity.
<b>Renewable energy</b>	is defined in section 2 of the Resource Management Act 1991
<b>Relocated building</b>	any building or other structure, over two years old or which has been occupied for more than two years, which is intended to be removed and re-erected on another site.
<b>Residential</b>	the use of land, buildings, or any other facility, for domestic living purposes by people living alone or in family or non-family groups, and includes dwelling units and accessory buildings.
<b>Residential (Centres Overlay) Area</b>	an area identified on the planning maps as a Residential (Centres Overlay) Area.
<b>Restaurants</b>	the use of land and/or buildings for the sale of food, mainly prepared on the premises, to the public. The food may be consumed on or off the premises. Cafes, coffee bars and take away food places are included. The premises may or may not be licensed under the Sale of Liquor Act.
<b>Rest home</b>	any nursing or convalescent home for aged and infirm persons or similar facility.
<b>Retail</b>	refers to any land, building or part of a building where goods, merchandise, equipment or services are sold, displayed or offered for sale or direct hire to the public. The definition does not include the sale and hire of motor vehicles, boats, caravans, motor homes and accessories and motor vehicle spare parts, home occupations, restaurants or service stations.
<b>Road</b>	has the same meaning provided in section 43 of the Transit New Zealand Act 1989 and section 315 of the Local Government Act 1974.
<b>Roading hierarchy</b>	the classification of roads according to their intended function within the City's roading network (see Chapter 37).

<b><del>Service station</del></b>	<p>any land and buildings where the predominant activity is the retail sale of motor vehicle fuels (including petrol, LPG, CNG and diesel) and may also include, as ancillary activities:</p> <ul style="list-style-type: none"> <li><del>• The mechanical repair and servicing of motor vehicles (other than panelbeating, trimming or spray painting, heavy engineering such as engine restoring and crankshaft grinding).</del></li> <li><del>• The sale or hire of any goods, including the preparation and sale of food and beverages.</del></li> <li><del>• Car wash facilities.</del></li> <li><del>• The hire of light trailers and motor vehicles.</del></li> </ul>
<b>Setback</b>	the minimum distance from a particular boundary of a site.
<b>Sewage</b>	liquid wastes (including matter in solution or suspension therein) discharged from residential premises, or wastes of the same character discharged from other premises.
<b><del>Shape factor</del></b>	a square with sides of the specified dimension which can be fitted within the net site area.
<b>Sign</b>	a device or facility that displays information and which is visible from outside the site. It includes sandwich boards, shop frontages and every advertising device or advertising matter.
<b>Significant Exterior Alteration</b>	In the Gateway Precinct of the Wallaceville Structure Plan Area, any horizontal or vertical extension to, or demolition of, a wall(s) or roof of a building and any recladding, repair or maintenance of a building, or the replacement of windows or doors (including their framing) where the new materials are not the same or similar in appearance to the existing materials. It does not include any works to existing, or installation of new, mechanical structures relating to ventilation, or means of ingress and egress for the building (including lift shafts).

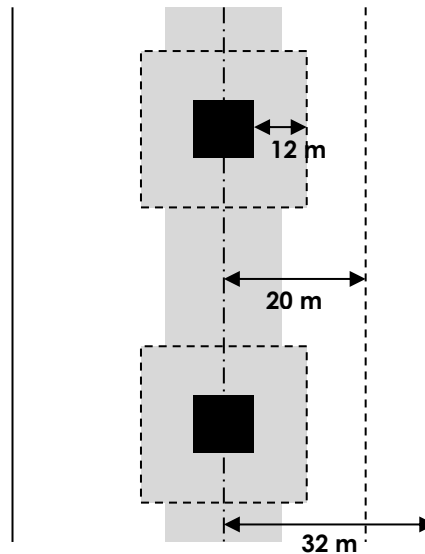
<b>Site</b>	<p>means:</p> <p>a. <del>an area of land comprised in:</del></p> <p style="margin-left: 20px;"><del>i. a single computer freehold register; or</del></p> <p style="margin-left: 20px;"><del>ii. a single allotment for which a separate computer freehold register could be issued without further involvement of, or prior consent from, the Council;</del></p> <p>whichever is the smaller.</p> <p>b. <del>an area of land comprised in two or more allotments:</del></p> <p style="margin-left: 20px;"><del>i. that are subject to a certificate issued under section 75(2) of the Building Act 2004, section 37(2) of the Building Act 1991, section 643(2) of the Local Government Act 1974, or any equivalent legislation; or</del></p> <p style="margin-left: 20px;"><del>ii. that cannot be transferred or leased independently of each other without the Council's prior consent.</del></p> <p>c. <del>an area of land:</del></p> <p style="margin-left: 20px;"><del>i. comprised in two or more computer freehold registers;</del></p> <p style="margin-left: 40px;"><del>or</del></p> <p style="margin-left: 20px;"><del>ii. for which two or more separate computer freehold registers could be issued without further involvement of, or prior consent from, the Council;</del></p> <hr style="width: 25%; margin-left: 0;"/> <p style="margin-left: 20px;"><del>where the land will be amalgamated into a single computer freehold register as part of the resource consent process.</del></p> <p>d. <del>in the case of land that is subject to a unit title, cross-lease, or company lease development, the area of land comprising the original parcel that was subdivided, leased or licenced (as the case may be) to create the unit title, cross lease or company lease development.</del></p>
<b>Site coverage</b>	<p><del>that portion of the net site area, expressed in percentage terms, which may be covered by buildings, including accessory buildings (excluding fences and retaining walls).</del></p>
<b>Small Scale Renewable Energy Generation</b>	<p><del>means small scale renewable energy generation development for the purpose of using or generating electricity on a particular site (single household or business premise) with or without exporting back into the distribution network.</del></p>
<b>Small scale wind turbines</b>	<p><del>means wind turbines that are capable of generating up to 10kW of electricity.</del></p>
<b>Solar Panel</b>	<p><del>means a panel exposed to radiation from the sun, used to heat water or, when mounted with solar cells, to produce electricity direct</del></p>
<b>Subdivision</b>	<p><del>has the same meaning provided in section 218 of the Resource Management Act 1991.</del></p>
<b>Tangata whenua</b>	<p><del>has the same meaning provided in section 2 of the Resource Management Act 1991.</del></p>



<b>Taonga</b>	treasure or valued highly by Maori.
<b>Temporary event</b>	an organised event that is of a temporary nature, has a limited duration and that includes public entertainment events, cultural events and organised competitive sporting and recreational events, but excludes commercial promotional events.
<b>Temporary renewable energy assessment and research structures</b>	<p>means structures for the investigation, identification and assessment of potential sites and energy sources for renewable electricity generation by existing and prospective generators and includes the following activities:</p> <ul style="list-style-type: none"> <li>• Erecting an anemometer mast.</li> <li>• Digging test pits, drilling boreholes, constructing investigation drives and removing samples to investigate geological conditions.</li> <li>• Installing instruments into drill holes for monitoring groundwater levels and land movement.</li> <li>• Erecting survey monuments and installing instruments to monitor land movement.</li> <li>• Erecting telemetry stations for the transmission of instrument data.</li> <li>• Installing microseismic stations to measure microseismic activity and ground noise.</li> <li>• Erection of signs or notices giving warning of danger</li> </ul>
<b>Topsoil removal</b>	the removal, relocation or stockpiling of topsoil for purposes other than in conjunction with conventional domestic gardening or the planting, cropping or drainage of land in connection with farming and forestry operations.
<b>Tourism facilities</b>	land and/or structures used for ventures, features, events and services primarily intended to attract tourists, visitors and travellers.

**Transmission line**

has the same meaning as in section 3 of the Resource Management (National Environmental Standards for Electricity Transmission Activities) Regulations 2009.



■ = Tower support structure

Note: The measurement of setback distances from electricity transmission lines shall be taken from the centre line of the electricity transmission line and from the outer edge of any support structure. The centre line at any point is a straight line between the centre points of the two support structures at each end of the span. The diagram above depicts setback distances.

**Vehicle movement**

a movement of a vehicle between a road and a site, with the number of movements per day being calculated over a 24 hour period as follows:

1 car to and from a site = 2 vehicle movements

1 truck to and from a site = 6 vehicle movements

1 truck and trailer to and from a site = 10 vehicle movements

**Urban Environmental Allotment**

**urban environment allotment** or **allotment** means an allotment within the meaning of section 218

- a. that is no greater than 4 000 m<sup>2</sup>; and
- b. that is connected to a reticulated water supply system and a reticulated sewerage system; and
- c. on which there is a building used for industrial or commercial purposes or as a dwelling house; and
- d. that is not reserve (within the meaning of section 2(1) of the Reserves Act 1977) or subject to a conservation management plan or conservation management strategy prepared in accordance with the Conservation Act 1987 or the Reserves Act 1977.

<b>Upgrading</b>	as it applies to network utilities, upgrading means the improvement or physical works that result in an increase in carrying capacity, operational efficiency, security or safety of existing network utilities but excludes: <ul style="list-style-type: none"> <li>• maintenance' (as it relates to network utilities); and</li> <li>• minor upgrading'; and</li> <li>• any other activity specifically otherwise provided for under Rule 30.1</li> </ul>
<b>Verandah</b>	a permanent structure, constructed of weatherproof material, which is either cantilevered or supported on posts or pillars, which extends from a building facade, usually on the street frontage and at first floor level, and overhangs a footpath or other similar public pedestrian accessway or space.
<b>Visitor accommodation</b>	any land or building or other facility used to provide accommodation for visitors and backpackers. It includes hotels, motels, hostels and camping grounds but excludes homestays covered by the rules relating to home occupations.
<b>Waahi tapu</b>	a place which is particularly sacred or spiritually meaningful to tangata whenua. It includes burial grounds, tribal altars and locations where significant events have taken place.
<b>Wallaceville Structure Plan Area</b>	The area of land defined in the Wallaceville Structure Plan Map (refer Chapter 39: Wallaceville)
<b>Water body</b>	has the same meaning provided in section 2 of the Resource Management Act 1991.
<b>Water catchment</b>	land managed and administered by the Wellington Regional Council for water supply purposes, protection and enhancement of native vegetation, forestry, and passive recreation uses, according to any management plan adopted by the Wellington Regional Council.
<b>Warehouse</b>	any building or part of a building, or land, where materials, articles or goods are stored. A warehouse may include offices and showrooms. Wholesale outlets may be included if incidental to, and a part of, the principal use of the site as a warehouse.
<b>Wetland</b>	has the same meaning provided in section 2 of the Resource Management Act 1991.
<b>Yard oriented activities</b>	are activities where the goods sold are sold in bulk and where internal retail (being retailing undertaken entirely from within a building but does not include goods stored outside under cover) does not occupy more than 20% of the area occupied by the activity. Yard oriented retailing is primarily for the sale of

~~natural materials such as gravel, sand, shingle, rock, concrete, coal, fire wood and timber for construction purposes.~~