

Kawerau District Council - Draft Plan Change 5

Draft Plan Change 5 - boundary adjustment matters

Boundary adjustment

In April 2024 the Local Government Commission approved the boundary reorganisation transferring land from Whakatane District to Kawerau District.

Council is progressing Plan Change 5 because:

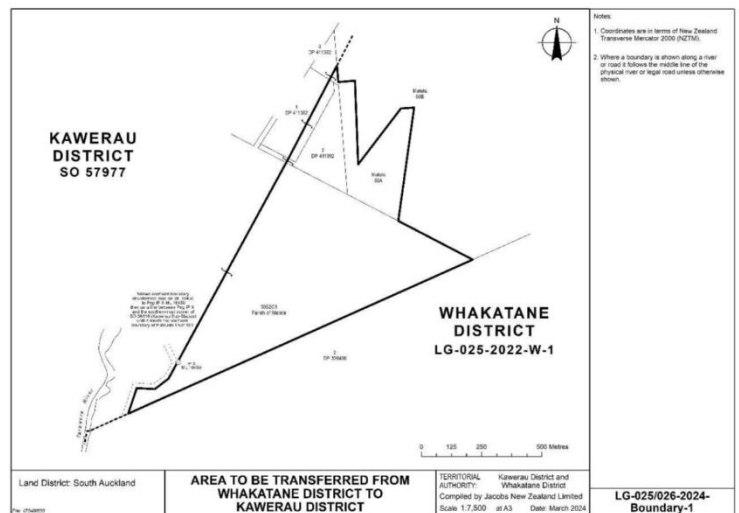
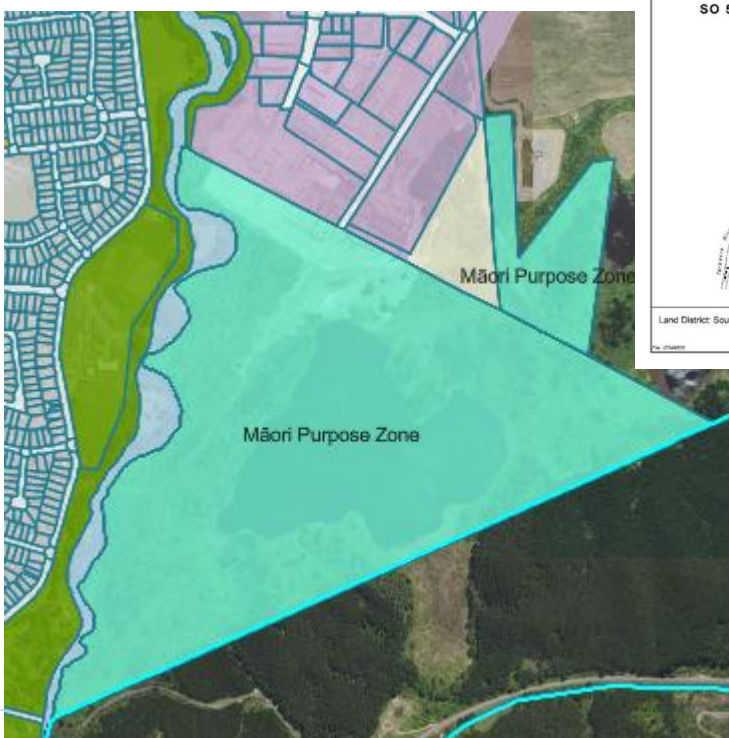
- ▶ It is legally required to rezone land to zones in the Kawerau District Plan by September 2026.
- ▶ To include Significant Natural Areas (SNAs) from the Whakatane District Plan affected by boundary adjustment.

Government’s ‘plan stop’ direction

In August 2025, Government directed councils to stop work on district plan reviews and plan changes due to the upcoming replacement of the RMA. However, Council applied for an exemption to the plan stop requirements. The Minister approved exemption on 3 December 2025.

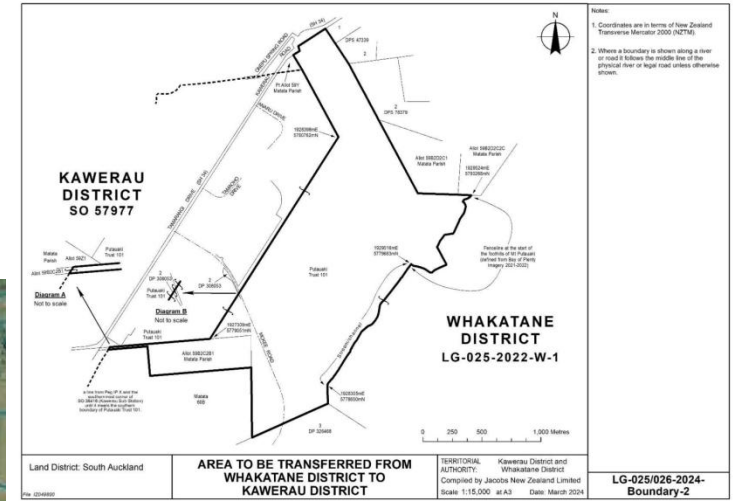
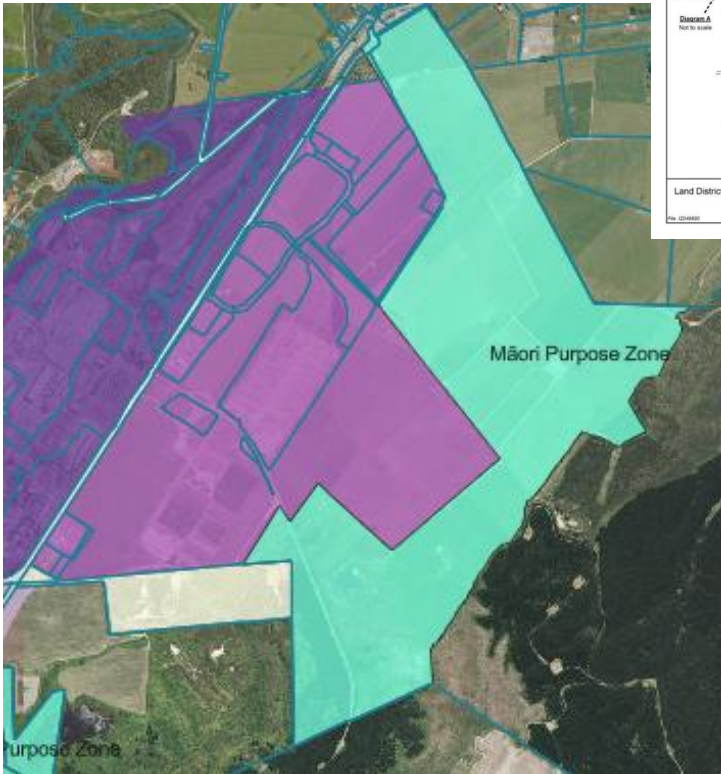
What is being changed by Plan Change 5?

Areas to be rezoned

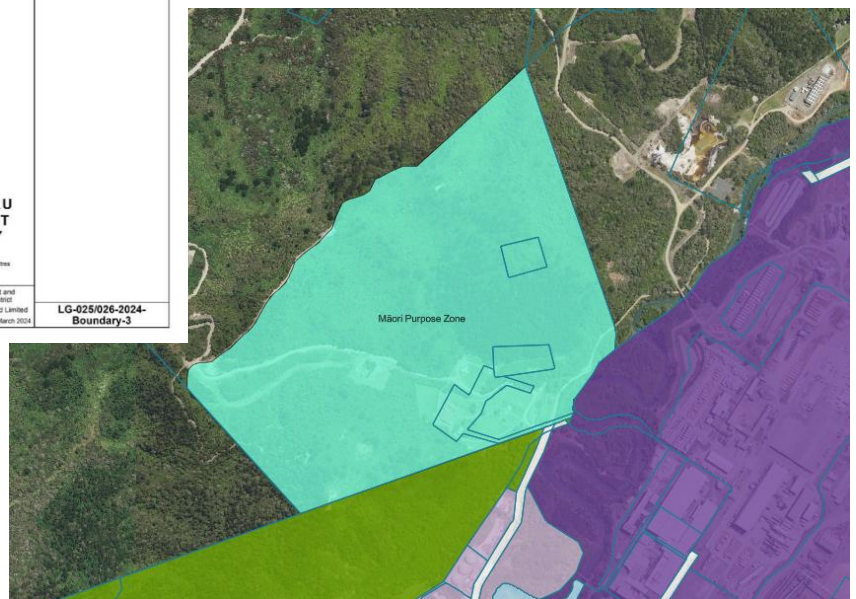
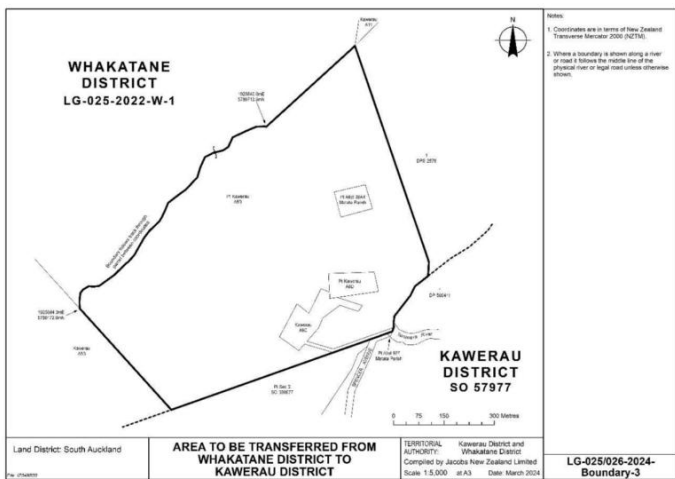


Area 1 - Mixture of Rural Lifestyle and Māori Purpose

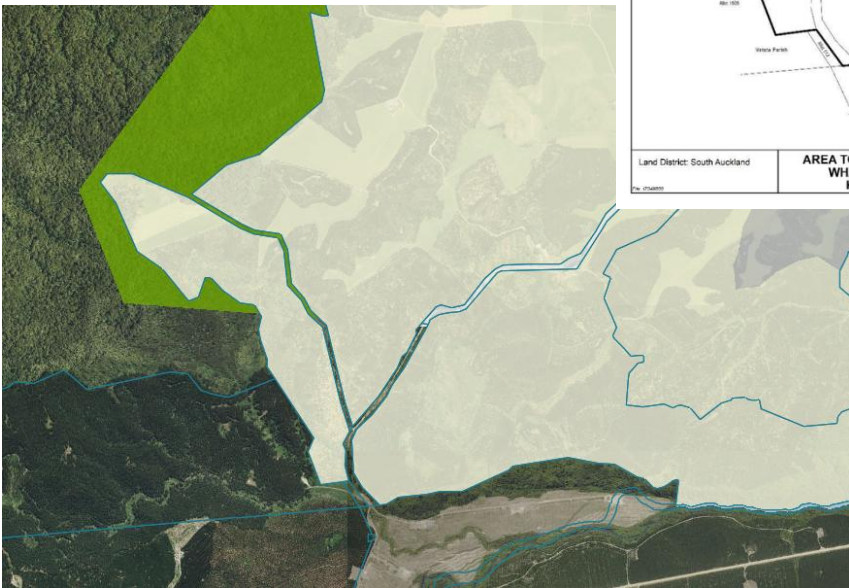
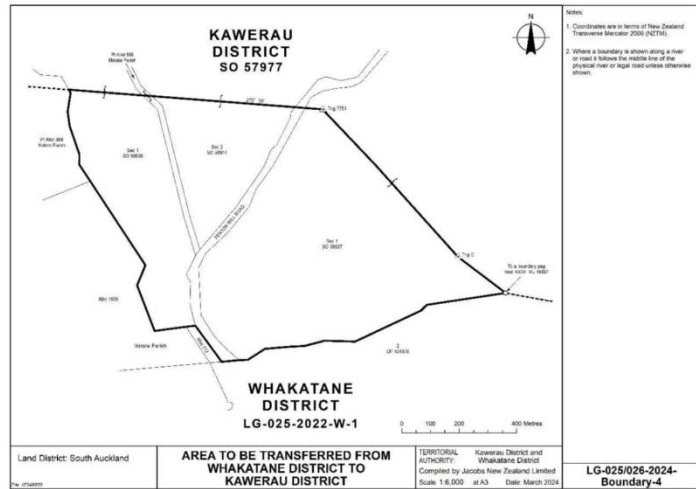
Area 2 - Mixture of Industrial, Māori Purpose and Rural Lifestyle



Area 3 - Māori Purpose zone



Area 4 - Rural Lifestyle Zone



(new) Māori Purpose Zone

New chapter for District Plan, includes rules to permit a wide range of activities.

Provides for the use and development of Māori land which can support the social, cultural and economic aspirations of tangata whenua and enable a range of cultural and economic activities to be undertaken

The formatting and terms used in the MPZ chapter are different from current District Plan:

- ▶ Modernised
- ▶ Uses standards and definitions from National Planning Standards
- ▶ More rules for specific activities but still permissive
- ▶ Consistent with other recent district plans

The National Environmental Standards for Papakainga (NES Papakainga) will apply to development of papakainga (expected to be released later in 2026).

Significant Natural Areas

Replacement for Appendix C: A of Natural Heritage Sites District Plan. Now called Significant Natural Areas (SNAs) as this is the terminology now used.

Existing significant natural areas in District Plan and significant natural areas from Whakatane District brought in through boundary adjustment. No new significant natural areas.

Plan Change 5 Process

Public consultation on draft Plan Change 5 - only those matters being changed in the District Plan (informal consultation process)

Documents and maps are finalised after informal consultation.

Then Council formally adopts PC5 for public notification. This is the formal process under RMA for submissions and hearing.