

## Overview

The role of the Rural Lifestyle Zone is to provide an area specifically for rural lifestyle living. Accommodating the demand for rural lifestyle living in appropriate areas of the district, close to transport routes with good access to services in urban areas and settlements, is intended to reduce ad-hoc or sporadic rural lifestyle development throughout the Rural Production Zone that adversely impacts on primary production activities.

With the stronger subdivision framework for the Rural Production Zone, the removal of the Coastal Living Zone and the creation of a Horticulture Zone for the Kerikeri and Waipapa area, it is important to still provide for rural lifestyle development of larger lots than what is promoted by the Rural Residential Zone. This zone enables people to undertake primary production activities, or primarily undertake a residential activity while having the option of growing their own food, or having horses or other livestock at a domestic scale.

This zone is characterised by open space and vegetated landscapes, interspersed by farm buildings, structures and residential units. Areas suitable for rural lifestyle living have been identified because they are already fragmented with residential land uses, are on low value soils or where consent has already been granted to undertake more dense living than anticipated in the Rural Production Zone. The zone is expected to provide an appropriate transition from rural residential areas to the Rural Production zone, while retaining a sense of spaciousness and rural character. For this reason, rural lifestyle character and amenity are managed through density rules and the consideration of building locations at the time of subdivision, in addition to the use of building setback controls from boundaries.

Given the proximity of this zone to urban areas and settlements, there is the potential for activities that are more typically associated with urban areas to seek to establish in this zone. Residential living at urban or rural residential densities, stand-alone retail/business activities, community facilities and industrial activities are not provided for or anticipated in the zone as they can reduce rural character and amenity, lead to reverse sensitivity, and cumulative effects and undermine the role and function of residential, commercial, industrial and mixed use zones. Activities that are complimentary to rural lifestyle living such as farming activities and home occupations are provided for in the zone, at a scale appropriate to the size of the lots. The Rural Lifestyle Zone is not intended to transition to an urban zone or Settlement Zone over time.

Council has a responsibility under the RMA and the Regional Policy Statement to protect highly versatile soils, prevent land fragmentation and sterilisation (including reverse sensitivity) and create a well functioning urban form. It is also recognised that the Rural Lifestyle Zone contains ecological, historic heritage, cultural and natural character values due to the proximity of some parts of the zone to the coastal marine area. The protection of these resources must be managed in conjunction with the ability to undertake activities anticipated in this zone.

Objectives	
<b>RLZ-O1</b>	The Rural Lifestyle Zone is used predominantly for low density residential activities and small scale farming activities that are compatible with the rural character and amenity of the zone.
<b>RLZ-O2</b>	The predominant character and amenity of the Rural Lifestyle Zone is characterised by: <ol style="list-style-type: none"> <li>low density residential activities;</li> <li>small scale farming activities with limited buildings and structures;</li> <li>smaller lot sizes than anticipated in the Rural Production Zone;</li> <li>a general absence of urban infrastructure;</li> <li>rural roads with low traffic volumes;</li> <li>areas of vegetation, natural features and open space.</li> </ol>
<b>RLZ-O3</b>	The role, function and predominant character and amenity of the Rural Lifestyle Zone is not compromised by incompatible activities.
<b>RLZ-O4</b>	Land use and subdivision in the Rural Lifestyle Zone does not compromise the effective and efficient operation of primary production activities in the adjacent Rural Production Zones.

Policies	
<b>RLZ-P1</b>	Enable activities that will not compromise the role, function and predominant character and amenity of the Rural Lifestyle Zone, while ensuring their design, scale and intensity is appropriate to manage adverse effects in the zone, including: <ol style="list-style-type: none"> <li>low density residential activities;</li> <li>small scale farming activities;</li> <li>home business activities;</li> <li>visitor accommodation; and</li> <li>small scale education facilities.</li> </ol>

<b>RLZ-P2</b>	Avoid activities that are incompatible with the role, function and predominant character and amenity of the Rural Lifestyle Zone because they are: <ul style="list-style-type: none"> <li>a. contrary to the density anticipated for the Rural Lifestyle zone;</li> <li>b. predominately of an urban form or character;</li> <li>c. primary production activities, such as intensive indoor primary production, that generate adverse amenity effects that are incompatible with rural lifestyle living; or</li> <li>d. commercial, rural industry or industrial activities that are more appropriately located in a Settlement Zone or an urban zone.</li> </ul>
<b>RLZ-P3</b>	Avoid where possible, or otherwise mitigate, reverse sensitivity effects from sensitive and other non-productive activities on primary production activities in the adjacent Rural Production Zone.
<b>RLZ-P4</b>	Manage land use and subdivision to address the effects of the activity requiring resource consent, including (but not limited to) consideration of the following matters where relevant to the application: <ul style="list-style-type: none"> <li>a. consistency with the scale and character of the rural lifestyle environment;</li> <li>b. location, scale and design of buildings or structures;</li> <li>c. at zone interfaces:                 <ul style="list-style-type: none"> <li>i. any setbacks, fencing, screening or landscaping required to address potential conflicts;</li> <li>ii. the extent to which adverse effects on adjoining or surrounding sites are mitigated and internalised within the site as far as practicable;</li> </ul> </li> <li>d. the capacity of the site to cater for on-site infrastructure associated with the proposed activity;</li> <li>e. the adequacy of roading infrastructure to service the proposed activity;</li> <li>f. managing natural hazards;</li> <li>g. any adverse effects on historic heritage and cultural values, natural features and landscapes or indigenous biodiversity; and</li> <li>h. any historical, spiritual, or cultural association held by tangata whenua, with regard to the matters set out in Policy TW-P6.</li> </ul>

**Rules**

**Notes:**

1. There may be other rules in Part 2- District-Wide Matters of the District Plan that apply to a proposed activity, in addition to the rules in this zone chapter. These District-Wide rules may be more stringent than the rules in this chapter. Ensure that relevant District-Wide Matters chapters are also referred to in addition to this chapter, to determine whether resource consent is required under other rules in the District Plan. Refer to the *how the plan works* chapter to determine the activity status of a proposed activity where resource consent is required under multiple rules.
2. This zone chapter does not contain rules relating to setback to waterbodies for building and structures or setbacks to waterbodies for earthworks and indigenous vegetation clearance. The Natural Character contains rules for activities within wetland, lake and river margins. The Natural Character chapter should be referred to in addition to this zone chapter.

<b>RLZ-R1</b>	<b>New buildings or structures, and extensions or alterations to existing buildings or structures</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Permitted</b></p> <p><b>Where</b></p> <p><b>PER-1</b> The new building or structure, or extension or alteration to an existing building or structure, will accommodate a permitted activity.</p> <p><b>PER-2</b> The new building or structure, or extension or alteration to an existing building or structure complies with standards: RLZ-S1 Maximum height; RLZ-S2 Height in relation to boundary; RLZ-S3 Setback (excluding from MHWS or wetland, lake and river margins) RLZ-S4 Setback from MHWS RLZ-S5 Building or structure coverage; RLZ-S6 Buildings or structures used to house, milk or feed stock (excluding buildings or structures used for an intensive indoor primary production activity)}.</p>	<p><b>Activity status where compliance not achieved with PER-2: Restricted Discretionary</b></p> <p><b>Matters of discretion are restricted to:</b></p> <ul style="list-style-type: none"> <li>a. the matters of discretion of any infringed standard</li> </ul> <p><b>Activity status where compliance not achieved with PER-1: Discretionary</b></p>
<b>RLZ-R2</b>	<b>Impermeable surface coverage</b>	

<b>Rural Lifestyle zone</b>	<b>Activity status: Permitted</b>  <b>Where</b>  <b>PER-1</b> The impermeable surface coverage of any site is no more than 12.5% or 2,500m <sup>2</sup> , which ever is lesser.	<b>Activity status where compliance not achieved with PER-1: Restricted Discretionary</b>  <b>Matters of discretion are restricted to:</b>  a. the extent to which landscaping or vegetation may reduce adverse effects of run-off, b. the effectiveness of the proposed method for controlling stormwater on site; c. the availability of land for disposal of effluent and stormwater on the site without adverse effects on adjoining waterbodies (including groundwater and aquifers) or on adjoining sites; and d. whether low impact design methods and use of green spaces can be used; e. any cumulative effects on total catchment impermeability; and f. natural hazard mitigation and site constraints.
<b>RLZ-R3 Residential activity</b>		
<b>Rural Lifestyle zone</b>	<b>Activity status: Permitted</b> Where:  <b>PER-1</b> The site area per residential unit is at least 2ha.  <b>PER-1 does not apply to:</b> a single residential unit located on a site less than 2ha.	<b>Activity status where compliance not achieved with PER-1: Discretionary</b>
<b>RLZ-R4 Visitor accommodation</b>		
<b>Rural Lifestyle zone</b>	<b>Activity status: Permitted</b> Where:  <b>PER-1</b> The visitor accommodation is within a residential unit, accessory building or minor residential unit.  <b>PER-2</b> The occupancy does not exceed 10 guests per night.  <b>PER-3</b> The site does not share access with another site.	<b>Activity status where compliance not achieved with PER-1, PER-2 or PER-3: Discretionary</b>
<b>RLZ-R5 Home business</b>		
<b>Rural Lifestyle zone</b>	<b>Activity status: Permitted</b>  <b>Where:</b>  <b>PER-1</b> The home business is undertaken within: 1. a residential unit; or 2. an accessory building that does not exceed 40m <sup>2</sup> GFA; or 3. a minor residential unit.  <b>PER-2</b> There is no more than one full-time equivalent person engaged in the home business who resides off-site.  <b>PER-3</b> All manufacturing, altering, repairing, dismantling or processing of any material or articles associated with an	<b>Activity status where compliance not achieved with PER-1, PER-2, PER-3 or PER- 4: Discretionary</b>

	<p>activity is carried out within a building or screened from residential units on adjoining sites.</p> <p><b>PER-4</b> Hours of operation are between:</p> <ol style="list-style-type: none"> <li>1. 7am-8pm Monday to Friday.</li> <li>2. 8am-8pm Weekends and public holidays.</li> </ol>	
<b>RLZ-R6</b>	<b>Educational facility</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Permitted</b></p> <p><b>Where:</b></p> <p><b>PER-1</b> The educational facility is within a residential unit, accessory building or minor residential unit.</p> <p><b>PER-2</b> Hours of operation are between;</p> <ol style="list-style-type: none"> <li>1. 7am-8pm Monday to Friday.</li> <li>2. 8am-8pm Weekends and public holidays.</li> </ol> <p><b>PER-3</b> The number of students attending at one time does not exceed four, excluding those who reside onsite.</p>	<p><b>Activity status where compliance not achieved with PER-1, PER-2 or PER-3: Discretionary</b></p>
<b>RLZ-R7</b>	<b>Farming activity</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Permitted</b></p>	<p><b>Activity status where compliance not achieved: Not applicable</b></p>
<b>RLZ-R8</b>	<b>Conservation activity</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Permitted</b></p>	<p><b>Activity status where compliance not achieved: Not applicable</b></p>
<b>RLZ-R9</b>	<b>Rural produce retail</b>	
<b>Rural Lifestyle Zone</b>	<p><b>Activity status: Permitted</b></p> <p><b>Where:</b></p> <p><b>PER-1</b> The activity does not exceed GBA of 50m<sup>2</sup> and is set back a minimum of 30m from any internal boundary.</p> <p><b>PER-2</b> The number of rural produce retail operations does not exceed one per site.</p>	<p><b>Activity status where compliance not achieved with PER-1 or PER-2: Discretionary</b></p>
<b>RLZ-R10</b>	<b>Plantation forestry activity and plantation forestry activity</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Permitted</b></p> <p><b>Where:</b></p> <p><b>PER-1</b> It is not located on versatile soils.</p>	<p><b>Activity status where compliance not achieved: Discretionary</b></p>
<b>RLZ-R11</b>	<b>Minor residential unit</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Permitted</b></p> <p><b>Where:</b></p>	<p><b>Activity status where compliance not achieved with PER-1, PER-2, PER-3 or PER-4:</b></p>

	<p><b>PER-1</b> The number of minor residential units on a site does not exceed one.</p> <p><b>PER-2</b> The site area per minor residential unit is at least one hectare.</p> <p><b>PER-3</b> The minor residential unit shares vehicle access with the principal residential unit.</p> <p><b>PER-4</b> The separation distance between the minor residential unit and the principal residential unit does not exceed 15m.</p> <p><b>PER-5</b> The minor residential unit: 1. does not exceed a GFA of 65m<sup>2</sup>; 2. with an optional attached garage or carport that does not exceed GFA of 18m<sup>2</sup>, where the garage or carport is used for vehicle storage, general storage and laundry facilities.</p>	<p><b>Discretionary</b></p> <p><b>Activity status where compliance not achieved with PER-5: Non-complying</b></p>
<b>RLZ-R12</b>	<b>Rural produce manufacturing</b>	
<b>Rural Lifestyle zone</b>	<p><b>Activity status: Discretionary</b></p> <p><b>Where:</b></p> <p><b>DIS-1</b> The building undertaking rural produce manufacturing does not exceed GFA of 100m<sup>2</sup>.</p> <p><b>DIS-2</b> The number of rural produce manufacturing operations does not exceed one per site.</p> <p><b>DIS-3</b> All manufacturing, altering, repairing, dismantling or processing of any materials or articles must be carried out within a building.</p>	<p><b>Activity status where compliance not achieved with DIS-1, DIS-2 or DIS-3: Non complying</b></p>
<b>RLZ-R13</b>	<b>Camping grounds</b>	
<b>Rural Lifestyle zone</b>	<b>Activity status: Discretionary</b>	<b>Activity status where compliance not achieved: Not applicable</b>
<b>RLZ-R14</b>	<b>Community facility</b>	
<b>Rural Lifestyle zone</b>	<b>Activity status: Discretionary</b>	<b>Activity status where compliance not achieved: Not applicable</b>
<b>RLZ-R15</b>	<b>Commercial activity</b>	
<b>Rural Lifestyle zone</b>	<b>Activity status: Discretionary</b>	<b>Activity status where compliance not achieved: Not applicable</b>
<b>RLZ-R16</b>	<b>Rural tourism activity</b>	
<b>Rural Lifestyle zone</b>	<b>Activity status: Discretionary</b>	<b>Activity status where compliance not achieved: Not applicable</b>
<b>RLZ-R17</b>	<b>Catteries and dog boarding kennels</b>	

Rural Lifestyle zone	Activity status: Discretionary	Activity status where compliance not achieved: Not applicable
<b>RLZ-R18</b>	<b>Recreational activity</b>	
Rural Lifestyle zone	Activity status: Discretionary	Activity status where compliance not achieved: Not applicable
<b>RLZ-R19</b>	<b>Rural industry</b>	
Rural Lifestyle zone	Activity status: Discretionary Note: Rural Produce Manufacturing is controlled by RLZ-R12	Activity status where compliance not achieved: Not applicable
<b>RLZ-R20</b>	<b>Activities not otherwise listed in this chapter</b>	
Rural Lifestyle zone	Activity status: Discretionary	Activity status where compliance not achieved: Not applicable
<b>RLZ-R21</b>	<b>Industrial activity</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R22</b>	<b>Commercial activities not otherwise provided as permitted or discretionary</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R23</b>	<b>Community corrections activity</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R24</b>	<b>Landfill</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R25</b>	<b>Intensive indoor primary production</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R26</b>	<b>Mineral extraction activity</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R27</b>	<b>Commercial composting</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable
<b>RLZ-R28</b>	<b>Offensive trade</b>	
Rural Lifestyle zone	Activity status: Non-complying	Activity status where compliance not achieved: Not applicable

<b>Standards</b>	
<b>RLZ-S1</b>	<b>Maximum height</b>

<b>Rural Lifestyle zone</b>	<p>The maximum height of a building or structure, or extension or alteration to an existing building or structure is 8m above ground level, except that artificial crop protection and support structures shall not exceed a height of 6m above ground level.</p> <p><b>This standard does not apply to:</b></p> <ol style="list-style-type: none"> <li>solar and water heating components provided these do not exceed the height by more than 0.5m on any elevation.</li> <li>chimney structures not exceeding 1.2m in width and 1m in height on any elevation.</li> <li>chimney structures not exceeding 1.2m in width and 1m in height on any elevation.</li> <li>architectural features (e.g. finials, spires) that do not exceed 1m in height on any elevation.</li> </ol>	<p><b>Where the standard is not met, matters of discretion are restricted to:</b></p> <ol style="list-style-type: none"> <li>the character and amenity of the surrounding environment;</li> <li>dominance in relation to the road and adjoining sites, including potential loss relation to vacant sites;</li> <li>loss of privacy to adjoining sites, including potential loss in relation to vacant sites;</li> <li>shading and loss of access to sunlight to adjoining sites;</li> <li>landscaping; and</li> <li>natural hazard mitigation and site constraints.</li> </ol>
<b>RLZ-S2 Height in relation to boundary</b>		
<b>Rural Lifestyle zone</b>	<p>The building or structure, or extension or alteration to an existing building or structure must be contained within a building envelope defined by the following recession planes measured inwards from the respective boundary:</p> <ol style="list-style-type: none"> <li>55 degrees at 2m above ground level at the northern boundary of the site;</li> <li>45 degrees at 2m above ground level at the the eastern and western boundaries of the site; and</li> <li>35 degrees at 2m above ground level at the southern boundary of the site.</li> </ol> <p><b>This standard does not apply to:</b></p> <ol style="list-style-type: none"> <li>solar and water heating components provided these do not exceed the height by more than 0.5m on any elevation.</li> <li>chimney structures not exceeding 1.2m in width and 1m in height on any elevation.</li> <li>satellite dishes and aerials that do not exceed 1m in height and/or diameter on any elevation.</li> <li>architectural features (e.g. finials, spires) that do not exceed 1m in height on any elevation.</li> </ol>	<p><b>Where the standard is not met, matters of discretion are restricted to:</b></p> <ol style="list-style-type: none"> <li>loss of privacy to adjoining sites, including potential loss in relation to vacant sites;</li> <li>shading and loss of access to sunlight to adjoining sites, including buildings and outdoor areas; and</li> <li>natural hazard mitigation and site constraints.</li> </ol>
<b>RLZ-S3 Setback (excluding from MHWS or wetland, lake and river margins)</b>		
<b>Rural Lifestyle zone</b>	<p>The building or structure, or extension or alteration to an existing building or structure must be setback at least 10m from all site boundaries, except</p> <ol style="list-style-type: none"> <li>on sites less than 5,000m<sup>2</sup> the setback is a minimum of 3m for boundaries that do not adjoin a road;</li> <li>artificial crop protection and support structures must be setback at least 3m from all site boundaries; and</li> <li>habitable buildings must be setback at least 30m from the boundary of an unsealed road.</li> </ol> <p><b>This standard does not apply to:</b></p> <ol style="list-style-type: none"> <li>fences or walls no more than 2m in height above ground level;</li> <li>uncovered decks less than 1m in height above ground level;</li> <li>underground wastewater infrastructure;</li> <li>water tanks less than 2.7m in height above ground level.</li> </ol>	<p><b>Where the standard is not met, matters of discretion are restricted to:</b></p> <ol style="list-style-type: none"> <li>the character and amenity of the surrounding area;</li> <li>screening, planting and landscaping on the site;</li> <li>the design and siting of the building or structure with respect to privacy and shading;</li> <li>natural hazard mitigation and site constraints;</li> <li>the effectiveness of the proposed method for controlling stormwater;</li> <li>the safety and efficiency of the current or future access, egress on site and the roading network; and</li> <li>the impacts on existing and planned public walkways, reserves and esplanades.</li> </ol>
<b>RLZ-S4 Setbacks from MHWS</b>		
<b>Rural Lifestyle zone</b>	<p>The building or structure, or extension or alteration to an existing building or structure must be setback at least 30m from MHWS.</p>	<p><b>Where the standard is not met, matters of discretion are restricted to:</b></p> <ol style="list-style-type: none"> <li>the natural character of the coastal</li> </ol>



		<p>environment;</p> <ul style="list-style-type: none"> <li>b. screening, planting and landscaping on the site;</li> <li>c. the design and siting of the building or structure with respect to dominance on adjoining public space;</li> <li>d. natural hazard mitigation and site constricts;</li> <li>e. the effectiveness of the proposed method for controlling stormwater; and</li> <li>f. the impacts on existing and planned roads, public walkways, reserves and esplanades.</li> </ul>
<b>RLZ-S5</b>	<b>Building or structure coverage</b>	
<b>Rural Lifestyle Zone</b>	<p>The building or structure coverage of any site is no more than 12.5%.</p>	<p><b>Where the standard is not met, matters of discretion are restricted to:</b></p> <ul style="list-style-type: none"> <li>a. the character and amenity of the surrounding area;</li> <li>b. any landscaping, planting and screening to mitigate any adverse effects;</li> <li>c. the extent to which private open space can be provided for future uses;</li> <li>d. the extent to which the siting, setback and design mitigate visual dominance on adjacent sites and surrounding environment; and</li> <li>e. natural hazard mitigation and site constraints.</li> </ul>
<b>RLZ-S6</b>	<b>Buildings or structures used to house, milk or feed stock (excluding buildings or structures used for an intensive indoor primary production activity)</b>	
<b>Rural Lifestyle zone</b>	<p>Stock holding and feeding areas, milking sheds and buildings used to house or feed stock must be setback at least:</p> <ul style="list-style-type: none"> <li>1. 30m from any boundary; or</li> <li>2. 100m from a boundary of of land zoned General Residential, Mixed Use, Settlement, Māori Purpose-Urban; Rural Residential;</li> <li>3. 100m from residential units on an adjoining site.</li> </ul>	<p><b>Where the standard is not met, matters of discretion are restricted to:</b></p> <ul style="list-style-type: none"> <li>a. privacy of adjoining sites;</li> <li>b. scale and bulk of buildings;</li> <li>c. odour;</li> <li>d. noise, disturbance and loss of privacy effects on adjacent sites;</li> <li>e. the number and types of animals;</li> <li>f. method of effluent management and disposal;</li> <li>g. likely presence of vermin;</li> <li>h. the frequency and nature of management and supervision; and</li> <li>i. landscaping.</li> </ul>