
PLANNING EVIDENCE OF BEN FARRELL FOR CHAPTERS 3, 4, 6
APPENDIX BF5
ASSESSMENT CRITERIA FOR LOCATING URBAN GROWTH BOUNDARIES

TABLED AT QLDC HEARING 17 March 2016

New Policy – criteria for identifying urban growth boundaries

1. Apply the following criteria when identifying or shifting Urban Growth Boundaries:
 - a. Protection of:
 - i. Ngai Tahu rights and interests;
 - ii. Wetlands, lakes and rivers and their margins;
 - iii. ONFLs;
 - iv. Areas of significant indigenous vegetation and significant habitats of indigenous fauna;
 - v. Significant historic heritage values;
 - vi. People and property from natural hazard risks;
 - b. Maintenance of the districts special qualities;
 - c. Integrating urban and landscape design principles, including provision of a logical and distinct urban edge and connectivity to an existing urban settlement(s);
 - d. Availability of urban land supply to accommodate projected urban growth;
 - e. Opportunity costs to adjoining land outside the UGB;
 - f. Serviceability (including access to and capacity of) infrastructure; community facilities; and parks/reserves;
 - g. Desirability in terms of aspect and localised climate conditions; and
 - h. Reverse sensitivity.