

Tourism Facilities and Activities

Baseline Report



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1. Introduction

Tourism plays an important role in New Zealand and locally within the Selwyn District. It contributes to the regional and local economy and creates local employment. Tourist facilities and activities operate through a multitude of zones within the District, and tourism related provisions are subsequently integrated into both the Township and Rural Volumes of the Operative Selwyn District Plan (Plan). There are two elements to tourism activities in terms of the District Plan, the tourism activity (such as horse-riding, climbing, golf, and events), which may require buildings and infrastructure, and the ancillary activities (such as accommodation, and cafes) supporting this.

The Proposed Plan will be an activity based plan. Accordingly, the Council needs to ensure that it understands the types and location of different tourism facilities and activities currently operating within the District. The investigation involves research and stakeholder engagement to inform the District Plan Review in respect of how effectively Selwyn currently provides for tourism and what potential tourism opportunities exist. The report also considers how the Proposed Plan could provide for current and future tourism opportunities and highlights risk areas where the District Plan may constrain tourism opportunities.

2. Methodology

The methodology followed these steps:

- 1 A desk-top review of tourism facilities and activities within Selwyn District and a resource consent data base search. This review sought to identify:
 - The types of tourism facilities and activities that are currently operating in Selwyn District.
 - What tourism agencies have an interest in Selwyn District and can be identified as potential stakeholders.
 - The current Operative District Plan provisions relevant to tourism
 - Resource consent applications relevant to tourism.
- 2 Engaging with Selwyn District Council's Tourism Advisor Elizabeth Pitcorn to assist in identifying the types and locations of existing tourism facilities and activities and future tourism opportunities, and to assist with preparing a stakeholder engagement plan.
- 3 Review of Selwyn District Planning Documents – Selwyn 2031 and the Operative Selwyn District Plan
- 4 Review neighbouring district plans to understand how they provide for tourism facilities and activities as a comparison.
- 5 Review the Mahaanui Iwi Management Plan and identify relevant policy guidance or outcomes anticipated in respect of tourism facilities and activities.
- 6 Engage with the identified stakeholders to obtain feedback on how effectively Selwyn currently provides for tourism and what potential future tourism opportunities exist.
- 7 Identify how the Proposed Plan could potentially provide for current and future tourism opportunities, and highlight risk areas where district plan matters may constrain realising those opportunities.

Links to Other Reports

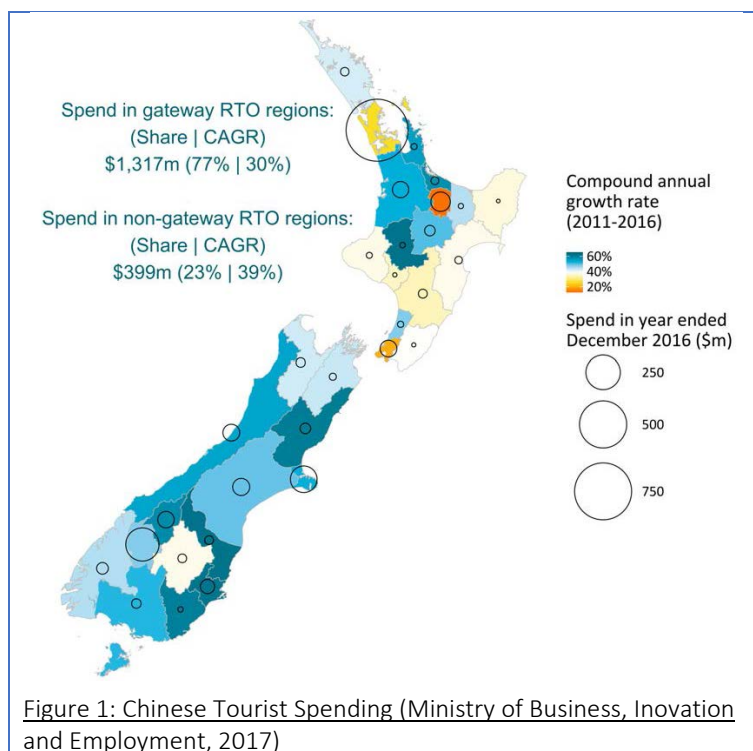
Tourism facilities integrates a variety of activities that the Plan manages. Due to cross disciplinary activities there is a need for an integrated planning approach. This report links into the following reports:

- Community and Recreation Facilities. This includes some tourism focused activities and facilities, such as golf courses, motor sports, and hot air ballooning.
- Rural Environment. This includes business activities located in the rural environment.
- Business and Innovation. This addresses a wide range of business activities.
- Council Property and Assets. This addresses Council owned activities.
- Porters Ski and Recreation Area. This addresses the Porters Ski Area.
- Heritage Buildings. This addresses heritage items that may be used for tourism.
- Temporary activities. This includes markets, events and other potential tourism focused activities.
- EDAs. There are a few sites, Terrace Downs and Grassland that include potential tourism activities.

3. Background

Nationally

Nationally, international tourism¹ is forecasted to grow at 4.8 percent per year, to 2023. It is expected that China and Australia will remain key markets over the coming years, making up 55 percent of visitors by 2023 (Ministry of Business, Innovation and Employment, 2017). International visitor spending is forecasted to grow at a rate of 6.2 percent per year. The Chinese are the largest international spenders and they are visiting more regions than ever before, with strong growth in spending especially in the South Island regions [Figure 1].



Selwyn District

The geographical diversity, size and boundaries of Selwyn District have created an area which is not perceived as one tourist destination, yet it has individual tourist attractions and is part of and contributes to a wider national and regional tourism network. The eastern area of the District has a much closer association with Christchurch, while the more rugged western area has a distinctive alpine environment. These different environments and markets offer a wide range of tourism opportunities for both domestic² and international tourists.

Visitor arrivals into the District have increased 1.3% since 2010 [Figure 2]. Data for 2014 and 2015 was unavailable from StatsNZ. It is estimated that tourists spent \$102m in Selwyn District in 2017 (MBI&E, 2017). Domestic tourism made up the majority of spending with \$69m, while internationals spent \$33m [Figure 3&4].

¹ International tourism is defined as overseas residents arriving in New Zealand for a stay of less than 12 months (Pitcorn, 2017)

² Domestic tourism is defined as travelling at least 40km one way from the place you usually live or work for a day trip or staying overnight (Pitcorn, 2017).



Selwyn District is not specifically well documented on popular tourism guide websites like Lonely Planet and TripAdvisor. Locations are often grouped as Christchurch or the Canterbury Region. On popular tourism guide website Lonely Planet, Arthur's Pass National Park is listed as a top New Zealand attraction for visitors (Lonely Planet, n.d). Other natural features in Selwyn are also recommended

‘things to do in Canterbury Region’ by TripAdvisor. These include Port Hills (#41), Arthur’s Pass walking track (#81), Cave Stream (#113), Washpen Falls (#130), and Porter Pass Ski Area (#146). The TranzAlpine train is ranked as the tenth most popular thing to do in the Canterbury Region (TripAdvisor New Zealand, n.d). Lake Coleridge is ranked 125th, and Te Waihora is 139th out of 251 Nature & Parks in Canterbury Region.

4. Current Tourist Facilities in Selwyn

The desktop search of tourist facilities and activities throughout the Selwyn District found over 200 currently operating (Appendix C). Selwyn does not operate any I-sites, instead it uses information boards, libraries and event centres to relay information to travelers. Sensational Selwyn website³ provides a central location for tourists to gather information, and for tourist facilities to register their activities. Many private sites or tourist sites advertised facilities as Christchurch based, even if they were located in the Selwyn District. Also Christchurch based facilities, that run activities in the district, predominately tours, have been excluded from the analysis.

Facilities and activities are vast, and through the analysis they have been grouped into three main categories, that relate specifically to tourism:

- Accommodation
- Active Recreation
- Passive Recreation

Accommodation

The desktop search found 101 accommodation providers within the District [Figure 4.1]. This figure excludes short term private house or room rentals, such as Airbnb and bookabach.

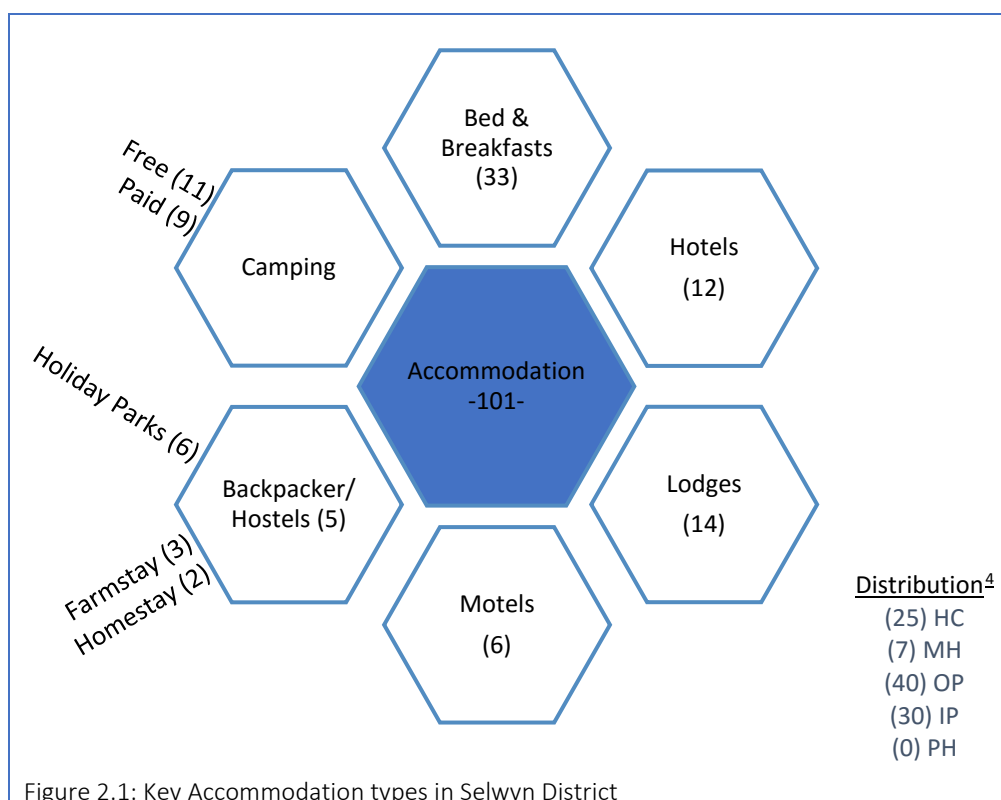


Figure 2.1: Key Accommodation types in Selwyn District

- Eight accommodation facilities had at least one resource consent on record. Resources consents were triggered by the size of the establishment, alterations to a heritage building for accommodation purposes, or erecting a sign advertising the accommodation.

³ <http://www.sensationalsewyn.co.nz> (Pitcorn, 2017)

⁴ High Country (HC), Malvern Hills (MH), Open Plains (OP), Inner Plains (IP), Port Hills (PH)

- Extensions to a motel, where the use of an existing building was to be used to accommodate more guests' triggered resource consent due to the scale of the activity. The proposed building to be used exceeded the minimal 300m² and the proposed was sign more than 2 metres in height and more than 1m² in size (115285).
- The rural volume has the definition for Travelling Accommodation, however it does not use this term within the volume. Instead it uses Visitor Accommodation throughout its policies and rules, which is defined in the township volume.
- Of the twenty campsite facilities across Selwyn, eleven are freedom camping sites. These freedom sites are mainly located in the High Country, or within the surrounding area of Te Waihora and the Selwyn River.

Camping

The Council has facilities for sludge from campervan and caravan toilets at: Springfield (Kowai Pass Domain), Rakaia Gorge Bridge, Glentunnel Holiday Park and Rakaia Huts Campground (District Plan).

Freedom camping is when people camp on public land that isn't a recognized camping ground or holiday park (New Zealand Government, 2018). Each district in New Zealand has its own rules about camping. Some districts limit the proximity and number of night's freedom campers are allowed within a township. The type of vehicle that is allowed to freedom camp also differs between districts. Freedom campers have posed a major problem for some councils. The waste left behind, misuse and overcrowding of sites are issues some districts face. The issues and options about freedom camping is a hot media topic (Stuff Nation, n.d.). The Tasman District's Bylaw has closed freedom camping areas (Daly, 2018). Auckland is trialing a dispersal programme that would see freedom campers spread over 29 sites around the city (Auckland tackles freedom camping issue, 2017). The Selwyn District is currently investigating the use of a Bylaw to manage freedom camping within the District⁵.

Private Rentals

Bookabach.co.nz was launched in 2000, to connect holiday home owners with potential renters (Bookabach Ltd, n.d). Bach is a unique term used in New Zealand for small, often modest holiday homes or beach houses. It is not an internationally used term, which affects its international appeal. However, the website now offers international connections through its association with HomeAway, which is part of Expedia. Airbnb was created in 2007 as a way to personalise rental accommodation in America. It has quickly grown worldwide interest and is offered in over 191 countries (Airbnb, n.d.). It is an online platform, where home owners can privately rent out their entire house or rooms for a nightly fee. Airbnb has become a growing trend for tourist accommodation. In 2014 the platform had 10 million guests and 550,000 properties listed worldwide (Brown, n.d).

The popularity of this type of accommodation is becoming problematic in popular tourist districts as it is removing houses from the long-term rental market. Queenstown-Lakes District Council is acting on this issue. Queenstown has had close to 3000 homes disappear from the long-term rental market in recent years. Their proposal would restrict all new short-term rentals to 28 days per year with no more than three separate lets (Queenstown Lakes District Council, 2017), existing providers will retain the full 90 day rights (Mau, 2017). The restriction would only apply to homes in low density areas outside of the city centre, with the hope that it would free up more long-term accommodation for workers and retain a community spirit (Radio New Zealand, 2017). Auckland is now also considering taking similar action, with a limit of 20 weeks and imposing higher rates for properties that are rented out longer (Radio New Zealand, 2017). Christchurch City has also been subject to Airbnb concerns

⁵ Douglas Marshall advised that a Council Working Party has been established to address this topic. It is anticipated that Freedom Camping will be subject to a Bylaw and not the District Plan.

expressed in December 2017, regarding the possibility that operators will also cause an issue here. At the start of December the article titled 'Call for regulation as Airbnb grows fast in Christchurch' was published on stuff. It stated that now a fifth of Christchurch's visitor booking were now made through Airbnb. Over 2000 accommodation options in the city were Airbnb hosts, the figure has doubled within a year (McDonald, 2017). This is having an impact on the traditional accommodation services, who are seeing less bookings (McDonald, 2017). A neighbours noise complaints has led to a fine and closure of an operator in Christchurch. The operator was fined \$300 for a breach of the district plan, as her property did not have a resource consent for a guest accommodation (a discretionary activity in the residential medium density zone) (Hawkes, 2017). A third article was published in The Press, and on stuff in the 13 December. It identified that new building in the inner city were also activity advertised as "Airbnb investments" (Hawkes, Does Airbnb have potential to change social fabric of Christchurch rebuild?, 2017, p. A8).

In the Selwyn District Council, AirBnB rentals within the townships are limited (see Appendix D) and there have been no complaints or consents relating to them. There are a total of 37 whole houses for rental across Rolleston, Prebbleton, Lincoln, West Melton and Darfield. While these providers effect a broad scope of visitor accommodation, the scale of impact is largely unknown as this is a recent phenomenon, which ChristchurchNZ and Canterbury University will join forces to investigate⁶. The potential impacts are the undermining of the sense of community and the increased scale compared to standard residential activity, however this is based on where these rentals are located. These effects can be controlled through standards in a District Plan or through other methods, such as enforcement and/or a potential review of rates. The Christchurch City Council provides a brief overview of what operators are required to do under the District Plan and, if applicable, the Building Act⁷.

⁶ <https://www.stuff.co.nz/the-press/news/105345079/airbnb-surge-triggers-canterbury-research>

⁷ <https://ccc.govt.nz/consents-and-licences/resource-consents/general-resource-consent-topics/providing-guest-accommodation/providing-guest-accommodation-via-web-based-platforms/>

Active Recreation:

New Zealand is known for its outdoor recreation activities and extreme sports. A review of tourist activities in the Selwyn District show the popularity of these types of activities. Active recreation has been grouped together where special equipment, and/or, a guide is needed to participate. If the main office of the company was not based in Selwyn it was excluded, even though they might run activities or tours within the District.

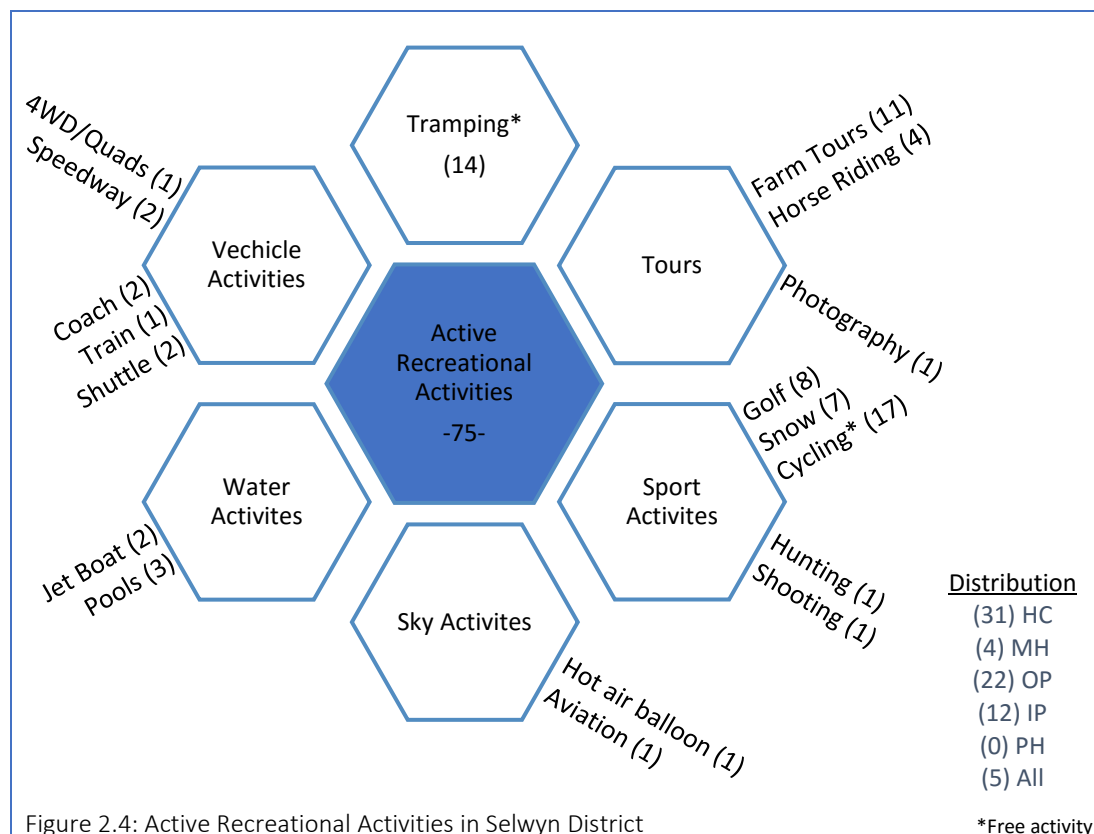
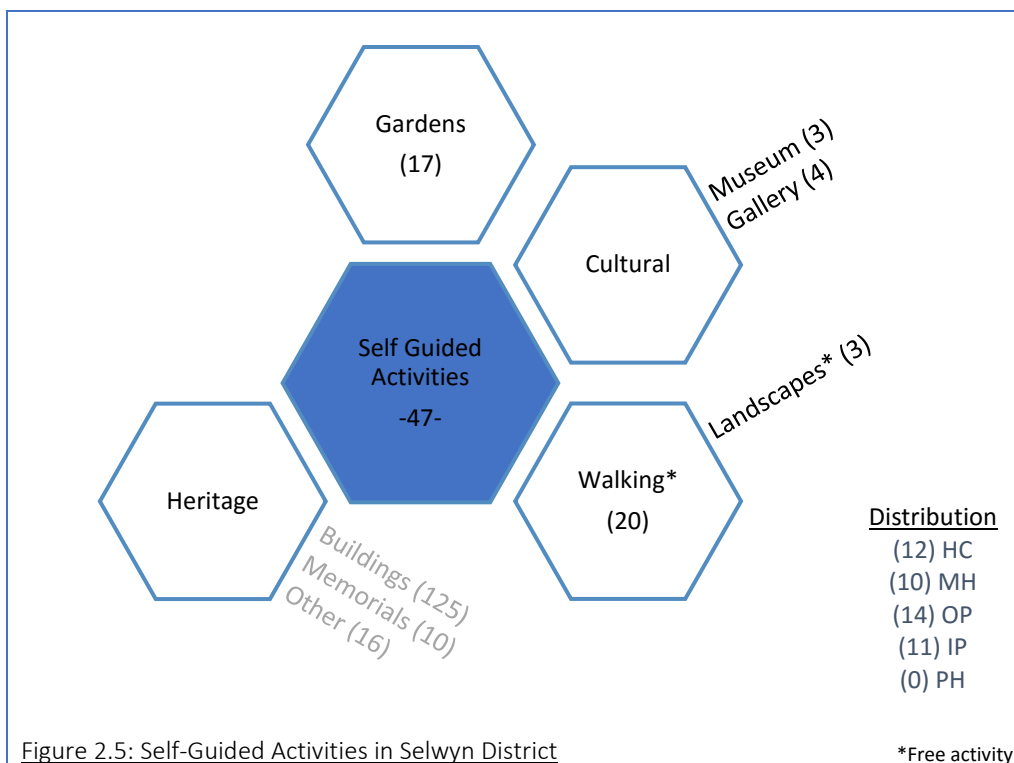


Figure 2.4: Active Recreational Activities in Selwyn District

- The High Country Zone is the most popular area for active recreation activities to occur, followed by the Outer Plains.
- These activities are all outdoor orientated, and some are season dependent. Such as snow activities in the winter and two of the pools are only open in the summer months.
- Selwyn has six ski fields and one business operating out of Darfield for snow activities.
- Tramping tracks are mostly run by DoC, but they bring tourists into the area. Though tourists are free to walk the tracks, equipment is needed, along with a supply of food and accommodation.
- The TransAlpine runs through the District, but it just provides a pick up/drop off service at set locations. Though it is a way for tourists to see the District, it contributes less directly to the District's economy.
- Cycling tours operate within the district, but their business offices are not located in the District. They make use of the 17 cycle tracks that the District has to offer.
- Significant mountain biking tracks are located in the Craighburn Range and Castle Hill areas.
- Tourist activities or businesses utilising rivers or lakes were not significantly present in the district. Five resource consents were lodged for Jet Boating activities on the Waimakariri and the Rakaia River, but two were withdrawn and one has been on hold, since 1994.

Passive Recreation:

Passive recreation activities include paid and unpaid attractions where tourists are able to examine at will the contents or surroundings, and no special equipment is needed. The search found 47 self-guided activities in the district. Heritage Items have also been included in this group. Some are accessible to the public through memorial sites, accommodation and garden tours, while some remain private.



- Walking tracks are a free activity.
- Selwyn district has a number of popular gardens, which are open to the public, the majority of which are privately owned. Some gardens also offer venue hire and personal tours.
- Heritage buildings are often incorporated with gardens, venue hire and accommodation. Selwyn currently has 151 Heritage Items, some of which have public access. As part of the district plan review Heritage items are being assessed.
- The key tourist landscape attractions were found in the High Country areas. They include, Castel Hill, Cave Stream and Flock Hill, which was a filming site for the movie Narnia. Te Waihora and the Selwyn area of the Port Hills were not found to be key landscapes for tourists to visit.

Summary

- Selwyn offers a vast range of facilities and activities for tourists.
- No tourist facilities were found in the Selwyn area of the Port Hills. This location was recognised in TripAdvisor. However, the Selwyn area of the Port Hills is small and the Christchurch City Council is responsible for a significant area of the Port Hills that surrounds Selwyn District.
- Selwyn District provides a significant amount and range of accommodation, at a range of prices. It offers free camping through to high-end resorts and hotels. Motel like accommodation is predominately located within town centres. Boutique accommodation and camping is commonly in the rural areas.
- Private accommodation options such as Air BnB and Book a Bach is a growing trend nationally and within Selwyn District.
- The District's landscape attributes to a wide range of active recreation facilities. The Malvern Hills and High Country are key locations of active recreation. Natural bodies of water are not areas overly utilised by active recreation. Rural based activities are predominately in the district, with horse riding and farm tours. Cycle tracks for touring and mountain biking are located throughout the District.
- Passive Recreation in the district focuses around gardens, heritage buildings and walking tracks. The landscape feature of Te Waihora was found to be under utilised visiting area for tourists, while Castle Hill and Cave Stream are popular visitor locations, with allocated parking and restrooms.

5. Review of Selwyn District Planning Documents

Selwyn 2031

Selwyn 2031 identifies the need for the District to create destinations and iconic events which will encourage people to visit, stay and contribute to the local economy. Its vision is “to grow and consolidate Selwyn District as one of the most loveable, attractive, and prosperous places in New Zealand for residents, businesses and visitors”. Tourism has not played as much of a significant role as anticipated in the 2005 Economic Development Strategy. However, this could be built on with more proactive promotion of the district (Selwyn District Council, 2014, p. 48). There is a need to develop more destinations in Selwyn and create events that attract more visitors (Selwyn District Council, 2014, p. 53). The plan suggests the investigation into utilising opportunities that may arise out of the use and development of ski fields in the district, a central hub/information centre in Darfield and developing or facilitating iconic District events. It includes advocating for large scale tourism projects where they can be delivered by the private sector. (Selwyn District Council, 2014, p. 53).

Operative Selwyn District Plan

The Plan is an effects based plan with a limited number of direct references to tourism in its provisions. However, it does provide for tourism related activities, events and facilities.

Definitions

The Plan does not define ‘Tourism’ as such but contains a number of tourism related definitions. It is of note that the two Volumes of the Plan use different definitions for some of the identified tourist facilities and activities [Table 1].

Table 1: District Plan Definitions	
Township Volume	Rural Volume
	Camp Ground Facilities
Community Market	
Dwelling	
Food and Beverage	
Historic Heritage	
Noise Sensitive Activities	
On-site Public Space	
Pedestrian-cyclist link (Cycleway & Walkway)	
Public Transport Facility	
Recreational Facility or Recreational Activity	Recreational Facility
Residential Activity	
	Restaurant
Retail Activity	
	Sensitive Activity
Small Format Retail	
Temporary Activity	
	Travelling Accommodation
Visitor Accommodation	

Objectives and Policies

The District plans objective is to enable economic opportunities within the district while protecting and enhancing the land. It recognises that landholders should be allowed to earn from their land. This general approach encompasses tourism. The economic value from tourist is important, but so is the district which the landscape draws the tourist in the first place. Policies look at managing the effects of activities on the environment, in particular noise and waste.

Rules

Activities are required to meet the standards prescribed for the underlying zone (traffic movements, setbacks, building heights, noise etc.). The following is a summary of provisions. Detailed policies and rules of the Plan are listed in Appendix A.

Accommodation

- Under the District Plan Airbnb and Book-a-Bach accommodation fits into the definition in the township volume as Visitor Accommodation: where the property is rented out for a daily tariff, and in the rural volume as Travelling Accommodation.
- Visitor accommodation (located on the ground floor) is a discretionary activity in Business 2 and 2A zones and a controlled activity located above the ground floor.
- Visitor accommodation is permitted in Port Hills, Malvern Hills and High Country, when associated with the following activities; crops or livestock, use of natural resources in the area or appreciation of the physical, area for conservation, protection and enhancement of natural resources.
- Camping ground facilities are a discretionary activity in the rural areas.

Residential Activities

- Airbnb also allows for single rooms to be rented on a nightly basis, this type of rental is defined under both Volumes as a Residential Activity: where the owners live on the property while renting it out to no more than five people.
- Residential activity in B1, Prebbleton, that occupies more than 50% of the gross floor area of all buildings on site, is a non-complying activity.
- Residential activities located on the ground floor is a non-complying activity in the business zone.
- Residential activities located above the ground floor is a restricted discretionary activity in business zones.
- Residential activities and home based occupations are permitted in the Port Hills, Malvern Hills and High Country subject to the requirements for; earthworks, tree planning, building, roading, utilities, signage, hazardous substances, waste, and subdivisions.

Other

- An activity which is not a residential activity is permitted if employed staff do not reside on the site and hours of operation are between 7am and 10pm on any day.
- Community facilities are permitted activities in the Port Hills, Malvern Hills and High Country.
- Recreation and tourism activities and facilities associated with the use of natural resources in the area or the appreciation of the physical surroundings are permitted activities in the Port Hills, Malvern Hills and High Country.
- Retail sales and other business activities which are ancillary to or associated with the following activities; crops or livestock, use of natural resources in the area or appreciation of the physical, area for conservation, protection and enhancement of natural resources.

6. Mahaanui Iwi Management Plan 2013

On review of relevant provisions of the Mahaanui Iwi Management Plan outcomes sought by Mahaanui include retaining cultural amenity values (p70), the management of water (p78), waste management (p112), protection of taonga species from commercial use (p136), and specific management of freedom Camping (p155). “Freedom Camping is have adverse effect on the environment and Ngāi Tahu values. Identify areas where freedom camping is prohibited or restricted. To support the use of incentives and information as tools to encourage campers in designated serviced sites as opposed to freedom camping.”

7. Review of Other District Plans

Although not required by the Topic Scope, this section reviews how other districts have provided for tourism facilities and activities through their definitions in their district plans.

Christchurch District Plan

The Christchurch District Plan has an extensive list of definitions that incorporate tourism. The words are then used throughout each zone with rules detailing what activities are permitted. The Christchurch Plan defines nine tourist related terms: bed and breakfast; café; farmstay; food and beverage outlet; guest accommodation; hotels; restaurants; rural tourism and tavern [Appendix B contains the full definitions]. The use of the term ‘rural tourism’ groups together a wide range of tourist activities specific to and anticipated within the rural zones; i.e. agri-tourism, eco-tourism, nature tourism, wine tourism and adventure tourism.

Ashburton District Plan

Ashburton’s District Plan definition of Commercial Activity is extensive. The definition includes food, shops, bars and also recreational activities where a tariff is paid, but excluded sport groups where memberships are paid. The Plan also defines Homestays, Recreational Lodges, Visitor Accommodation and Taverns. Ashburton’s District Plan also defines Manuhiri as visitor.

Waimakariri District Plan

Waimakariri’s District Plan defines Non-Permanent Accommodation, which includes short term stay of visitors, through double rooms and caravans. Their definition for District Reserves provides for visitor needs. The Plan also defines Noise Sensitive Activities, Food and Beverage, and Retail.

8. Selwyn Tourism Stakeholders and Feedback

The following list identifies potential stakeholders.

Potential Stakeholder	Explanation of their interest
Tourism New Zealand MBIE	This is a national organization that can provide information on future tourism trends, threats.
Christchurch and Canterbury Tourism New Organisation: Christchurch NZ - Canterbury Development Corporation is soon to merge with Christchurch and Canterbury Tourism, International Education and Christchurch City Council's Major Events Team to form Christchurch NZ.	The Regional Tourism Organisation (RTO) for the Canterbury Region. Promote Christchurch & Canterbury as a tourism destination to media, travel trade, conventions and directly to tourists themselves. With the help of Christchurch City Council and Business Partners, through funding support, actively marketing the region through utilisation of the website and affiliated social media and marketing tools; domestic and international campaigns; trade events, media and trade. Additionally they develop collateral pieces such as the meeting & incentive planner for conference and incentive groups, as well as direct mail pieces such as the Summer times excerpt (delivered throughout the North Island).
District Tourism Organisation (DTO)	Selwyn District Council <ul style="list-style-type: none"> • We do it differently, and do not have I-Sites etc. it is all based within council, while in other districts this set up sits outside of local government. • Arthurs Pass contact – Chris Stewark • Rangiora Office – Kingsley
Tourism Industry Aotearoa (TIA)	An NGO that represents members, not every tourist attraction <ul style="list-style-type: none"> ○ Their funding comes from membership fees ○ They will help the operator in lobbying against government etc.
Department of Conservation (DOC)	Have authority over many of the natural features in the Selwyn District
Hospitality NZ http://www.hospitalitynz.org.nz/	Represents many hospitality and commercial accommodation businesses, gauging their views and providing advocacy
Ski field operators - Porter Pass	Major tourism provider within the region

9. Issues where the District Plan potentially constrains Tourism Opportunities

There are a few key areas of risk within the current District Plan relating to tourism, these are: inconsistent definitions and potentially policy support for tourism activities.

Definitions

- There are inconsistent definitions used within the Township and Rural Volumes of the Plan relevant to Tourism.
- Not all tourism-related activities currently operating within the District are clearly defined. Though, they possibly don't need to be, activities which are not clearly defined or which may be covered by two or more definitions results in ambiguity or a lack of clarity in an activity based plan as to which set of provisions apply. Work will be required to make sure that tourism-related definitions across the zones are adequately provided for.
- There may need to be a clarification of definitions relating to different types of visitor accommodation and this will require integration across different chapters.

Visitor Accommodation

- There is potential that the changing landscape of visitor accommodation poses a risk. However, the long-term impact of Airbnb on the overall rental market and its impact on the sense of community is unknown. Therefore, monitoring compliance and complaints regarding holiday rentals will be a critical first step. There are also other non RMA options which may be more appropriate for controlling these activities.

Objectives and Policies

- There is a lack of explicit policy direction regarding tourism activities across the district. This may not provide adequate support or clarity regarding appropriate locations for tourism-related activities. Work will be required to make sure that tourism-related activities are highlighted within the policy framework.

10. Recommendations

- Definitions regarding tourism facilities and activities need to be reassessed to ensure tourism facilities and activities are adequately provided for and the definitions are used consistently throughout the District Plan.
- Policies and activity status' relating to tourism activities within the proposed district plan considers ways to support and promote tourism.
- Some tourism activities are potentially best dealt with within other subject scopes (e.g. recreation activities / commercial activities / visitor accommodation), in which case it is important that the policy framework for these subjects recognize and provide for support of tourism activities.
- A monitoring and compliance programme looking at the scale and effect of visitor accommodation.

Appendix A – District Plan Reviewed Provisions

Definitions

Township Volume	Rural Volume
	Camp Ground Facilities includes the use of any land, building or structure for the establishment or operation of a camping ground. Camping ground has the meaning set out in the Camping Ground Regulations 1985.
Community Market means a market which is community based, and run by a non profit organisation. This organisation shall have a committee consisting of the usual office holders, including but not limited to a chair, secretary and treasurer and shall hold an annual general meeting. A Community Market shall be no larger than 500m ² with no more than 35 stalls.	
Dwelling means any building or buildings or any part of a building or buildings which is used as a self-contained area for accommodation or residence by one or more persons; where that area collectively contains: bathroom facilities, kitchen facilities and a sleeping/living area. The term dwelling includes a family flat up to 70m ² , except where the Plan has separate provisions that apply specifically to family flats. A dwelling does not include any part of a farm building, business building or accessory building which contains bathroom or kitchen facilities which are used solely for the convenience of staff, or contract workers who reside off-site, or day visitors to the site; unless that building or part of a building is being used for overnight accommodation. Where any buildings, building or part of a building on a site contains more than one set of bathroom facilities, kitchen facilities and a sleeping/living area such that they can be used as self-contained residences by different households, then each separate set of facilities shall be deemed to be one dwelling.	
Food and Beverage means a retail activity involving the sale of food and, or beverages prepared for immediate consumption on or off the premises including restaurants, taverns, cafes and takeaway bars but does not include supermarkets, dairies or bottle stores.	
Historic Heritage means those natural and physical resources that contribute to an understanding and appreciation of New Zealand's history and cultures, deriving from any of the following qualities: <ul style="list-style-type: none"> • archaeological; • architectural; • cultural; • historic; • scientific; • technological; and Includes- <ul style="list-style-type: none"> • historic sites, structures, places, and areas; and • archaeological sites; and • sites of significance to Māori, including Wāhi tapu; and • surroundings associated with the natural and physical resources. 	
Noise Sensitive Activities Residential activities other than those in conjunction with rural activities that comply with the rules in the plan; Educational activities including pre-school places or premises; Travellers' accommodation except that which is designed, constructed and operated to a standard that mitigates the effects of noise on occupants; Hospitals, healthcare facilities and elderly persons housing or complex.	
On-site Public Space	

means de-facto public space occurring on private sites. This includes all places where the public may be present including visitor car parking areas, private lanes and access ways to buildings. It excludes areas such as service lanes for the delivery of goods.	
Outdoor Display Area	
For the purpose of calculating car parking requirements, outdoor display area shall include the area of any land within a site where goods are on display for sale.	
Pedestrian-cyclist link (Cycleway & Walkway)	
means a green transport corridor for pedestrians and, or cyclists that for example links a road to a road, or a road to a reserve or facility. They are also known as 'walkway/cycleway links'. There is generally a pathway provided within the corridor for pedestrians and cyclists to share. (Cycleway: See Pedestrian-cyclist Link ; Walkway: See Pedestrian-cyclist Link)	
Public Transport Facility	
means land and buildings, used for, or ancillary to, scheduled passenger transport services. This may include a public transport interchange, bus bays, taxi ranks, drop-off and pick-up points, park and ride facilities, cycle parking, shelters, waiting rooms, ticket office, information centre, luggage lockers, public toilets, showers, changing rooms and ancillary activities.	
Recreational Facility or Recreational Activity	Recreational Facility
includes the use of any land, building or structure for the primary purpose of recreation or entertainment and is available to be used by members of more than one household.	
Residential Activity	
means the use of land and buildings for the purpose of living accommodation and ancillary activities. For the purpose of this definition, residential activity shall include: a) Accommodation offered to not more than five guests for reward or payment where the registered proprietor resides on-site b) Emergency and/or refuge accommodation c) Supervised living accommodation and any associated caregivers where the residents are not detained on the site Residential Activity <u>does not include</u> : a) Travelling accommodation activities (other than those specified above) b) Custodial and/or supervised living accommodation where the residents are detained on site.	
	Restaurant
	means any land and/or buildings, or part thereof, principally used for the sale of meals or light refreshments to the general public and the consumption of those meals or light refreshments on the premises. Such premises may be licensed under the Sale of Liquor Act 1989.
Retail Activity	
the use of land or buildings for displaying or offering goods for sale or hire to the public, including service stations. For the purposes of calculating car parking requirements, slow trade and bulk goods retail shall mean large goods which typically have a low turn-over such as building supplies, white wares, furniture and vehicles. Note: This definition does not apply in the Key Activity Centres identified in Appendices 29A and 29B and the Business 2A Zones identified in Appendix 22	

<p>(Precincts 2-4 only) and Appendix 43 – see definition below.</p> <p>Retail Activity (in the Key Activity Centres identified in Appendices 29A and 29B and the Business 2A Zones identified in Appendix 22 (Precincts 2-4 only) and Appendix 43): means the use of land and/or buildings for displaying or offering goods for sale to the public, including Small and Large Format Retail. <u>It excludes food and beverage</u>, drive through facilities, commercial services, service stations, garages and workshops, trade suppliers, and furniture and lighting outlets.</p>	
	<p>Sensitive Activity</p> <p>Includes any of the following activities;</p> <ul style="list-style-type: none"> • Residential Activity; • Travelling Accommodation; • Community Facility; • Recreational Facility or Recreational Activity; • Place of Assembly; • Restaurant; • Educational Facility; • Camping Ground Facility; <p>but excludes Temporary Accommodation</p>
<p>Small Format Retail</p> <p>means any individual retail tenancy with a gross floor area (GFA) of less than 450m² - refer to applicable definition of Retail Activity.</p>	
<p>Temporary Activity</p> <p>(including any associated buildings) means:</p> <p>Buildings, structures and activities ancillary to a construction project for a period of up to 12 months or the duration of the construction project, whichever is the lesser.</p> <p>A community market, provided that it does not occur on any site for more than one day per week.</p> <p>Any other activity provided that it does not occur:</p> <ul style="list-style-type: none"> • On any site for a period of not more than 15 consecutive hours in any 24 hour period and no more than twice per month, with a total of 12 occurrences in a 12 month period; or • On any site for a period which does not last longer than a total of 7 consecutive days at any one time and occurs on not more than 3 times at any one site in any 12 month period. 	
	<p>Travelling Accommodation</p> <p>means the use of land and buildings for temporary residential accommodation offered for a daily tariff which may involve the sale of liquor to in-house guests and the sale of food and liquor in conjunction with food to both the public and in-house guests. Travelling accommodation includes motels, holiday flats, motor and tourist lodges and hostels.</p>
<p>Visitor Accommodation</p> <p>means the use of land and buildings for transient accommodation offered on a daily tariff, except as provided for under the definition of a residential activity. Visitor accommodation may involve the sale of food and liquor to in-house guests.</p>	

Township Volume:

Provision		Summary of Provision	
B1 Land and Soil			
Policy B1.1.1		Ensure activities do not contaminate soil.	
B2 Physical Resources			
Issues		Heavy Vehicles: <u>Tourism ventures</u> may lead to an increase in bus trips.	
Issues		with Waste Disposal Issues associated with waste disposal in Selwyn District are described below: Facilities A lack of appropriate facilities for disposing of some waste, such as: hazardous substances. The Council has facilities for sludge from campervan and caravan toilets at, but not limited to, Springfield (Kowhai Pass Domain), Rakaia Gorge Bridge, Glentunnel Holiday Park and Rakaia Huts <u>Campground</u> . Effects Effects on the environment from disposing of waste include: contaminants leaching into groundwater; creating unstable or contaminated land; odour, vermin or litter; and effects on the aesthetic or amenity values of areas around disposal sites.	
Objective B2.4.1		People’s awareness of the environmental effects of producing and disposing of waste, is increased.	
Objective B2.4.2		Adverse effects on the environment from the collection, treatment, storage or disposal of waste are reduced.	
Policy B2.4.3		Ensure any services or facilities for collecting or storing of waste in townships protect the amenity values of the area.	
Policy B2.4.1		Promote initiatives to reduce waste generated in the District and to reuse or recycle goods.	
Policy B2.4.5		Avoid treating or disposing of solid waste in townships, unless any adverse effects, including effects on amenity values are minor: and minimise adverse effects on the environment from disused waste treatment or disposal sites.	
Policy B2.4.8		Consider the taking of bonds or other mechanisms to cover any costs of managing adverse effects from sites used to treat or dispose of waste, when the site is established.	
B3 Health Safety and Values			
B3.3 Issues		Provide economic opportunities for <u>tourism</u> , recreation and marketing	
Policy B3.4.29		Ensure structures and buildings maintain the mix of ‘small, historic workers cottages’ and the ‘alpine chalet’ style of buildings at Arthur’s Pass Village. Modern buildings are present in Arthurs Pass because of businesses relying on <u>tourism</u> and recreation in the area. This creates a range of buildings	
B4 Growth of Townships			
General Policies			
Policy B4.3.111		Enable residential (above ground floor) and <u>visitor accommodation</u> activities within Key Activity Centres, whilst managing any reverse sensitivity effects that may result from the establishment of activities.	
C13 BZ Status Activities			
13.1.7		The following activities shall be discretionary activities in Business 2 and 2A Zones:	
13.1.7.2		Any of the activities listed in (a) to (g) below, irrespective of whether they comply with the conditions for permitted activities in Rules <u>14</u> to <u>23</u> . (f) <u>Visitor accommodation</u>	
Table 13.1 Activity Status Key Activity Centre			
	Precinct 1 (Core Retail)	Precinct 2 (Retail Fringe) Precinct 3 (Office) Precinct 7(Community	Precinct 8 (Community Anchor/Town Square)

		Precinct 4 (Commercial Fringe)		
<u>Visitor Accommodation</u> Located on the Ground Floor	D Except that associated pedestrian access, reception / foyer, administration and food and beverage are permitted (see <u>Rule 22.8.12</u>)		D Except that associated pedestrian access, reception / foyer, administration and food and beverage are permitted (see <u>Rule 22.8.12</u>)	
<u>Visitor Accommodation</u> Located above the Ground Floor	C (see <u>Rule 22.8.4</u>)		C (see <u>Rule 22.8.4</u>)	
C22 BZ Activities				
22.8	Dwelling and Visitor Accommodation			
	<u>Controlled Activities</u>			
	22.8.4	<u>Visitor accommodation</u> in Key Activity Centre Precincts 1 (Core Retail) and 8 (Community Anchor/Town Square) located above the ground floor level (except for pedestrian access, reception/foyer areas, administration and/or food and beverage activities associated with the visitor accommodation, which may be located at ground floor level) shall be a controlled activity.		
22.8.5	Under <u>Rule 22.8.4</u> , the Council shall reserve control over the following matter:			
	22.8.5.1	The degree to which acoustic design of the <u>visitor accommodation</u> facility will minimise the potential for reverse sensitivity effects on existing and permitted activities within Key Activity Centre Precincts 1 and 8.		
	<u>Discretionary Activities</u>			
	22.8.12	Any <u>visitor accommodation</u> in Key Activity Centre Precincts 1 (Core Retail) or 8 (Community Anchor/Town Square), as identified in Appendices <u>29A</u> or <u>29B</u> , located on the ground floor level, except for areas exclusively used for pedestrian access, reception/foyer areas, administration and/or food and beverage activities associated with the <u>visitor accommodation</u> .		
E01 Monitoring Schedule				
Issue	Resource Management Aspect	Indicator	Information Sources	Frequency Monitoring
Effects of Rural Development on the Townships	Effects on the amenity values of the township.	Changing land uses including – residential; forestry; diversification of crops etc.; industrial activities; <u>tourism facilities</u> ; recreation facilities.	Council records – valuation data re land use; subdivision applications; building consents. -Aerial photography. -Satellite Imagery. -Resident surveys	4-5 years

Rural Volume:

Provision	Summary of Provision
A4 Finding Material	

A4.5	<p>Hill and High Country are dominantly used in pastoral farming, <u>tourism</u> is an increasing activity. While there is pressure from interest groups to protect and enhance land, there is also a need or desire for landholders to earn from their land</p> <p>Recreation is an important activity within the High Country. The mountains of the District are accessed for a range of passive and <u>active sporting activities</u> including fishing, hunting, tramping, mountain-biking, skiing, and other snow sports. There are a number of Ski Areas within the Selwyn District. These include Porters, Mt Cheeseman, Broken River, Mt Olympus, Craigieburn Valley and Temple Basin. Of these Ski Areas, Porters is the largest commercial area and has been up-graded and expanded into the adjoining Crystal Basin. It is specifically recognised with a Ski and Recreation Area zoning which enables ski-field infrastructure and activities to be established and developed. Porters Ski Area is also distinguishable as providing New Zealand's first on-mountain village with permanent and <u>visitor accommodation</u> and commercial activities. This village base enhances accessibility to the mountains in this locality and is a <u>year-round tourist destination</u>.</p>
B1 Natural Resources	
B1.2 Issues	to contribute to economic wellbeing through activities such as grazing, beekeeping and <u>tourism</u>
Policy B1.4.25	<p>The provision of a Ski and Recreation Area acknowledges the relative importance of this concentration of development to the ski industry and the district and region in terms of <u>tourism</u> and economic wellbeing. It puts in place a special management framework which is site specific and responsive to the values of this particular locality. The management framework has been derived from a comprehensive master planning and investigative process and delivers an outcome with a high level of certainty in respect of layout and effects on the values of the site.</p> <p>Policies B1.4.32 and B1.4.33 apply to specific sites which are outside the Areas of Outstanding Landscape, but which are managed to help maintain the views of Areas of Outstanding Natural Features and Landscapes, from SH 73 and the Midland Railway. SH 73 is the main road from Christchurch to the West Coast and the Midland Railway is the railway from Christchurch to the West Coast. Both are popular <u>tourist routes</u>. The properties along this route have the potential to earn revenue from <u>visitor accommodation</u> and other tourism related activities and several properties are involved in these activities.</p>
Policy B1.4.31	<p>Recognise the surrounding high country area as a backdrop to the Areas of Outstanding Landscape and maintain the rural character of that area by:</p> <p>(b) Encourage new dwellings and other principal buildings to be located in clusters in the high country, preferably in existing clusters, where practical. Where this is impractical, ensure the location of any new building node is managed in accordance with Policy B1.4.24.</p> <p>Policy B1.4.31(b) manages the location of dwellings and other principal buildings in the high country, generally. The policy encourages new buildings to be clustered together (in accordance with Policy B4.1.2) to retain the character of small, isolated settlement in the high country. Where practical, new buildings are encouraged to be located in an existing building node. Building node is defined in Part D of the Plan and includes an area of existing buildings such as the farm homestead, workers accommodation, woolshed and other main buildings. The policy recognises that it may not be practical to locate all new buildings adjoining existing building nodes. For example, holiday homes or <u>visitor accommodation</u> which is desirable to be located away from the farm buildings for the privacy of both residents and visitors, or the establishment of a new property. In these cases, a single dwelling on an allotment of 120 hectares or greater may be erected as a permitted activity (no resource consent required). The location of a cluster of dwellings requires a resource consent for a discretionary activity. The purpose of the rule is to ensure the site is appropriate for residential uses. Under Policy B1.4.31(c) this includes an assessment of the visual impacts of the new building node, in accordance with Policy B1.4.24.</p>

Policy B1.4.33	Encourage buildings, earthworks, shelterbelts and plantations to be designed and sited to maintain the panoramic views of the Upper Waimakariri Basin from along SH 73 and the Midland Railway.
Policy B1.4.33	Keep the area identified on the planning maps at the southern end of Moana Rua/Lake Pearson free of structures and plantations (exotic or indigenous) to maintain the view of the lake from SH 73.
	Policies B1.4.32 and B1.4.33 apply to specific sites which are outside the Areas of Outstanding Landscape, but which are managed to help maintain the views of Areas of Outstanding Natural Features and Landscapes, from SH 73 and the Midland Railway. SH 73 is the main road from Christchurch to the West Coast and the Midland Railway is the railway from Christchurch to the West Coast. Both are popular tourist routes. The properties along this route have the potential to earn <u>revenue from visitor accommodation</u> and other <u>tourism related activities</u> and several properties are involved in these activities.
B2 Physical Resources	
Issues	<u>Tourism ventures</u> may lead to increases in bus trips
Policy B2.1.24	The takeoff or landing of aircraft for top-dressing, frost prevention, crop and pest spraying, recreation, <u>tourism</u> , construction work, and logging, is part of the rural environment. Residents in rural areas can expect to hear noise from aircraft taking off and landing on sites around them from time to time
Issues B2.3	<p>Community Facilities and Recreational Areas</p> <ul style="list-style-type: none"> -Ongoing use and maintenance of existing community facilities. -Public access to recreational areas and effects of public access on recreational areas and adjoining landowners. -<u>Camping</u> areas in inappropriate places. <p>Recreation Areas, Access and <u>Camping</u></p> <p>The rural area is an important area for outdoor recreation and camping in the District. Recreation areas in the rural areas include:</p> <ul style="list-style-type: none"> -Domains and grounds for organised sports. -Lakes and rivers, mountain and bush areas, held in national parks or reserves. -The character of the rural area generally – the open space, scenery and green areas. A drive or ride in the country or roadside picnic are popular recreational past-times. <p>Popular outdoor recreation areas in the District include: the Port Hills; Te Waihora/Lake Ellesmere; the Waikiriri/Selwyn, Rakaia and Waimakariri Rivers; the high country generally; and the Southern Alps/Kā Tiritiri o te Moana.</p> <p>There are three issues associated with recreational areas in the Rural zone:</p> <ul style="list-style-type: none"> -Access to lakes, rivers and reserve areas. -Funds to purchase, develop or enhance recreation areas. -Effects of camping grounds. <p><u>Camping Grounds</u></p> <p>Camping in the countryside is a traditional Kiwi pastime. There are private camping grounds in the District, camping grounds at reserves run by the Department of Conservation or the Council, and casual camping alongside roads, rivers and lakes and on private land.</p> <p>One or two people camping in a tent or campervan overnight will have only a minor effect on the environment. When an area becomes an established camping ground for many people effects increase; for example, toilet, shower and cooking facilities may be needed. Local roads may need to be upgraded to manage additional traffic. Wildlife, Wāhi tapu sites and the natural character of places may be affected, especially if camping areas become scattered around a lake or reserve, rather than concentrated in one area. A continuing issue is baches or cabins that have been erected on unformed roads, public land or other inappropriate places.</p> <p>The District Plan does not prevent camping in the rural area. It does manage the development of camping ground facilities to ensure potential effects on the</p>

Objective B2.3.2	environment are addressed. The Camping Ground Regulations 1979 outline the requirements for camping grounds to provide facilities such as toilets and power.
Policy B2.3.6	The use of areas for recreation and camping, and camping facilities, and access to them will not detract from the amenity values or their surrounds.
Policy B2.3.7	Encourage camping ground facilities to be concentrated in specific defined areas around any lake, river, reserve or other recreational area.
	Ensure any camping ground facility is located, designed and operated in a way that maintains or enhances the amenity values of the area, and protects any ecological, cultural, heritage or outstanding landscape values on or around the site.
B3 Health Safety Values	
B3.3 Issues	Provide economic opportunities in heritage, tourism , recreation, restoration and marketing
Policy B3.4.8	Provide for a concentration of built development in the Porters Ski and Recreation Area. Policy B3.4.8 recognises that the Porters Ski and Recreation Area is recognised as a node for the maintenance and further development of Ski Area activities. In addition to new Ski Area infrastructure, the zone anticipates the development of a Village with permanent and visitor accommodation , commercial activities such as restaurants and complementary recreation activities. This built development would be at a higher density and form than is anticipated elsewhere in this high country but reflects the significance of the Porters Ski Area as a recreation area and tourist destination .
Policy B3.4.21	Provide for the establishment of rural residential activities within the Greater Christchurch area covered by Chapter 6 of the Canterbury Regional Policy Statement only in locations identified in the adopted Selwyn District Council Rural Residential Strategy 2014 to reduce the risk of potentially adverse reverse sensitivity effects on the productive function of rural zoned land, strategic infrastructure and on established education and research facilities. Policy B3.4.21 protects activities which are established from potential reverse sensitivity effects caused by potentially incompatible activities locating close to them. The most common activity is erecting houses. Other potentially incompatible activities include: restaurants; schools; and other forms of residential or visitor accommodation . This policy is necessary to enable established businesses to operate efficiently and with some certainty, and to avoid creating unpleasant living environments for people. The most common tool to mitigate reverse sensitivity effects is to maintain appropriate buffers or separation distances between activities. However, there may be other methods which can be used to avoid reverse sensitivity effects.
B4 Growth Rural	
B4.1 Issues	Meeting international visitor demands for on-mountain accommodation. People have houses in the rural area for a variety of purposes. For example: -Holiday homes, batches and other forms of visitor accommodation
	In addition there are specific residential and visitor accommodation demands associated with commercial Ski Areas. Ski Areas are a significant component of New Zealand's winter tourism industry for both domestic and international visitors, and the Porters Ski Area is the largest commercial Ski Area in the Selwyn District
Strategy	The Rural Volume of the District Plan uses the following basic strategy to address issues of residential density and subdivision: - Provide for permanent and visitor accommodation in the Porters Ski and Recreation Area
Objective B4.1.4	A village with a concentration of accommodation and commercial activity at the base of the Porters Ski Area which is respectful of, and responsive to, the landscape and ecological values of the locality. Objective B4.1.4 is concerned with the development of residential and visitor accommodation, commercial and associated tourist and recreation activities at the Porters Ski Area. The density of this development will be more concentrated than in other parts of the high country. This reflects the skier capacity of the Porters Ski and Recreation Area and the associated demand for on-mountain accommodation and

	convenient access as part of the recreation experience. It is appropriate that this residential development is concentrated to avoid the dispersal of potential environmental effects	
Policy B4.1.4(a)	Recognise Existing Development Areas, Ski and Recreation Areas and Tourist Resort Areas within the Rural Zone, but ensure new residential development at densities higher than those provided for in Policy B4.1.1 , to occur within townships that are located outside the Greater Christchurch area covered by Chapter 6 to the Canterbury Regional Policy Statement.	
Policy B4.1.4(b)	Within the Greater Christchurch area covered by Chapter 6 to the Canterbury Regional Policy Statement, any new residential development at densities higher than those provided for in Policy B4.1.1 shall only be provided for in the Living 3 Zone in locations identified in the adopted Selwyn District Council Rural Residential Strategy 2014.	
	Policy B4.1.4 does not prevent new holiday homes, <u>tourist resorts</u> and other forms of <u>visitor accommodation</u> in the Rural Zone, provided any such development is at a scale which maintains the ratio of residential density set out in Policy B4.1.1 . The Porters Ski and Recreation Area is also exempt from this policy. The zone has been created to recognise the existing Porters Ski Area and its expansion, as well as providing for a concentration of residential development at the base of the Ski Area. Due to the scale of the skier capacity and its significance as a tourist and recreation destination within the District, a greater density of residential development is proposed within the zone than is provided for in other parts of the High Country.	
Policy B4.1.8	To provide for the subdivision and development of residential, commercial and <u>visitor accommodation</u> buildings in the Porters Ski and Recreation Area, where effects on the ecological and landscape values of the environment are managed in accordance with the following:	
C9 Activities		
Rule: 9.3	9.3.1	Permitted in Port Hills, Malvern Hills and High Country
	9.3.1.1	The growing or rearing of crops or livestock, including forestry, viticulture and horticulture
	9.3.1.2	Recreation and <u>tourism activities</u> and facilities associated with the use of the natural resources in the area or the appreciation of the physical surroundings;
	9.3.1.3	Areas for the conservation, protection and enhancement of natural resources
	9.3.1.4	<u>Visitor accommodation</u> , retail sales and other business activities any of which are ancillary to or associated with activities listed in Rules 9.3.1.1, Rules 9.3.1.2 or Rules 9.3.1.3;
E25 Porter Ski Area		
	Porters Ski Area, has provisions throughout the plan and an ODP to allow a concentration of built development in the area.	

Appendix B – Other District Plans

Christchurch City Plan

	Definition
Bed and Breakfast	means the use of part of a <u>residential unit</u> for the provision of transient residential accommodation, at a tariff. It excludes the sale of alcohol.
Cafe	means a small <u>food and beverage outlet</u> that primarily provides breakfast, lunch, light meals, snack foods and drinks for sale. It excludes a restaurant.
Farm Stay	means transient accommodation offered at a tariff that is accessory to farming, conservation activity or rural tourism activity and in association with a residential unit on the site.
Food and beverage outlet	means the use of land and/or <u>buildings</u> primarily for the sale of food and/or beverages prepared for immediate consumption on or off the <u>site</u> to the general public. It includes <u>restaurants</u> , <u>taverns</u> , <u>cafés</u> , fast food outlets, takeaway bars and any <u>ancillary</u> services. It excludes <u>supermarkets</u> .
Guest Accommodation	means the use of land and/or <u>buildings</u> for transient residential accommodation offered at a tariff, which may involve the sale of alcohol and/or food to in-house guests, and the sale of food, with or without alcohol, to the public. It may include the following <u>ancillary</u> activities: <ol style="list-style-type: none"> 1. <u>offices</u>; 2. meeting and conference facilities; 3. fitness facilities; and 4. the provision of goods and services primarily for the convenience of guests. Guest accommodation includes <u>hotels</u> , resorts, motels, motor and tourist lodges, backpackers, hostels and camping grounds. Guest accommodation excludes <u>bed and breakfasts</u> and <u>farm stays</u> .
Hotel	means any <u>building</u> and associated land where <u>guest accommodation</u> is provided and which is the subject of an alcohol license. It may include <u>restaurants</u> , bars, bottle stores, conference and other <u>ancillary</u> facilities as part of an integrated complex
Restaurant	means any land and/or <u>buildings</u> , or part thereof, principally used for the sale of meals to the general public and the consumption of those meals on the premises. Such premises may be licensed under the <u>Sale and Supply of Alcohol Act 2012</u> .
Rural Tourism	means the use of land and/or buildings for agri-tourism, eco-tourism, nature tourism, wine tourism and adventure tourism activities, which may be provided at a tariff, with participants attracted to experience farming or conservation activities and/or the rural or natural environment. It includes: guiding, training, education and instructing; ancillary services such as booking offices and transportation; ancillary retail activity, including sale of alcohol to participants; walking and cycling tracks; and facilities to provide opportunities for viewing scenery.
Tavern	means any land or <u>building</u> which is the subject of an alcohol license authorising the sale of alcohol to, and consumption of it by, the general public on the premises. It may include a bottle store, <u>restaurant</u> and staff accommodation (but not <u>guest</u> accommodation).

Ashburton District Plan

	Definition
Commercial Activity	means an activity involving the <u>payment of fees for hire or reward</u> . Commercial Activity includes the use of land and buildings for the display, offering, provision, sale or hire of goods, <u>equipment</u> , or services, and includes, but is not limited to, shops, markets, showrooms, and <u>restaurants</u> , takeaway food bars, professional,

	commercial and administrative offices, service stations, motor vehicle sales, the sale of liquor and associated parking areas; but excludes passive recreational, community activities, home occupations, and farming activities. This includes a business providing personal, property, financial, household, and private or business services to the general public. It also includes recreational activities where a fee is paid to use facilities i.e. a commercial bowling alley. It does not include community sports facilities where a membership fee may be paid.
Home Stay	means the use of a residential unit for <u>visitor accommodation</u> for commercial purposes.
Manuhiri	means <u>visitors</u> .
Recreation Lodge	means an integrated development of <u>visitor accommodation</u> with all food preparation, dining, recreation and bar facilities being centralised and shared by all visitors.
Retail Activity	means the use of land or buildings for displaying or offering goods for sale or hire to the public and includes, but is not limited to, <u>food and beverage</u> outlets, small and large scale retail outlets, trade suppliers, yard based suppliers, second hand goods outlets and food courts.
Tavern	means a commercial activity which consists of the sale of liquor and other refreshments to the general public for consumption on the premises. A tavern may include a <u>restaurant</u> , but <u>excludes visitor accommodation</u> .
Visitor Accommodation	means the use of land and buildings for short-term, commercial, living accommodation where the length of stay for any one visitor is not greater than 4 months at any one time. <u>Visitor accommodation</u> may include some self-contained or centralised services or facilities, such as food preparation, dining and sanitary facilities, conference, recreation and <u>bar facilities</u> , and associated parking areas for the use of those staying on the site.

Waimakariri District Plan

	Definition
Non-permanent Accommodation	Non-Permanent Accommodation means the use of a building or area within a building for the day to day accommodation of tourists and short-stay visitors. For the purposes of this definition double rooms and powered van sites are counted as one single non-permanent accommodation unit.
District Reserves	District Reserves means land and/or facilities, which meet the needs of residents from throughout the District for open space and recreation, as well as the needs of visitors from outside the District.
Noise Sensitive Activities	<ul style="list-style-type: none"> — residential activities other than those in conjunction with rural activities that comply with the rules in the plan; — education activities including pre-school places or premises; — travellers' accommodation except that which is designed, constructed and operated to a standard that mitigates the effects of noise on occupants; — hospitals, healthcare facilities and elderly persons housing or complex.
Food and Beverage Outlet	Food and beverage outlet means the use of land or buildings primarily for the sale of food and/or beverages prepared for immediate consumption on or off the premises to the general public. It includes restaurants, taverns, cafes and takeaway bars, and excludes supermarkets.
Retail Activity	<p>a. any land, building or part of a building on or in which goods or services are displayed, sold, or offered for sale or hire direct to the public; or</p> <p>b. Within any Land Use Recovery Plan greenfield priority area, any land, building or part of a building in which goods or services are displayed, sold, or offered for sale or hire direct to the public and includes any Home Occupation.</p> <p>Retail Activity within a Land Use Recovery Plan greenfield priority area excludes any office, other than an office that is ancillary to the primary activity or any office for the purpose of a Home Occupation.</p>

Appendix C – Activities and Resource Consent Tables

Accommodation Table

Name	Location	Zone	Other Activities on site	RC 2006+	Other RC & Notes
Backpacker/Hostel					
The Sanctuary- \$26	Arthurs Pass	HC			
YHA - \$24	Arthurs Pass	HC L1			302019 - Provide tourist accommodation, parking, retail shop signage and remove native flora over 2m in height 303037 extension of 302019 307417- extensions to existing backpacker accommodation facility
Pinot Lodge Holiday Home - \$210	West Melton	IP		No	
Smylies Accommodation - \$70	Springfield	OP	tours		R300666 to convert old post office into motel, backpacker accommodation
YHA - \$27	Springfield	OP			
Bed & Breakfast					
Arthur's Pass Cottage	Arthurs Pass	HC			
Arthur's Pass Village B&B	Arthurs Pass	HC			RC304509- existing dwelling into accommodation facility
Quickenberry Guesthouse	Lake Coleridge	HC			
Black Boc Cottage - \$130	West Melton	IP			
Cedar Park Gardens B&B - \$130	Rolleston	IP L1		No	
Chatterley Manor - \$250	Tai Tapu	IP			
Colcannon House Garden Apartments and B&B - \$155	Rolleston	IP L1B		135141 - consent for a second dwelling	R306133 Erect a sign for a B&B
Delamare Manor - \$130	Rolleston	IP			
Garden View B&B - \$145	Rolleston	IP L1			R307195 erect a sign for a B&B
Halkett Grove B&B - 189	West Melton	IP L1B		No	
Huntingdon Grange Bed & Breakfast	Prebbleton	IP			

Miners Arms B&B	Templeton	IP	Alpacas		
Newlands B&B - \$130	West Melton	IP		No	
Number 6 Homestead - \$110	Rolleston	IP			
Red Barn B&B	Rolleston	IP		No	
Royston Bed and Breakfast - \$252	West Melton	IP L1B		No	BC for 5 bedroom dwelling, with media room.
Silverbeech B&B- \$199	West Melton	IP			131 Langdales Road
StoneHill B&B - \$173	Rolleston	IP L1B			
The Cabbage Tree - \$85	West Melton	IP			
The Red Barns - \$300	Tai Tapu	IP			CC-Certificate of Compliance to utilise a residential accessory building for home office and 'bed and breakfast' activities
Waipuna Estate - \$170	Tai Tapu	IP	wedding		
Chelsea Motel B & B	Glentunnel	MH			
Peaceful Stay - \$150	Glentunnel	MH			
Arbourlea B&B - \$120	Hororata	OP		No	
Country Lane Gardens B&B - \$135	Leeston	OP LXA		No	
Glencarrin Estate	Darfield	OP			
Gunyah Country Esatate - \$216	Rakaia River	OP	Gardens/ Wedding	115043 - heritage dwelling repairs from earthquakes	300237 - Tourist facility consisting of restaurant, hold small functions, increase accommodation and directional signs
Ida Downs - \$160	Hororata	OP			
Kingfisher House B&B - \$130	Lincoln	OP		No	
Kirwee Guest House	kirwee	OP			
Lincoln Country Dream - \$130	Lincoln	OP			
The Oaks of Darfield - \$130	Darfield	OP	restaurant		305599 - Alter a heritage building for a home stay 306964 - Extend a homestay to include catering facility
Wagonstays Luxry Escape	Kirwee	OP			2115 old west coast road

Camping -Free					
Andrews Shelter Campsite	Bealey	HC			
Cave Stream Scenic Reserve	Lake Pearson	HC			
Harper River Diversion	Lake Coleridge	HC			
Klondyke Corner	Arthurs Pass	HC			
Lake Lyndon	Lake Lyndon	HC			
Lake Pearson (Moana Rua)	Lake Pearson	HC			
Chamberlains Ford Rec Reserve	Leeston	OP			
Coes Ford Reserve	Leeston	OP			
Lakeside Domain	Leeston	OP			
Timber Yard?					
Hawdon Hut	High Country	HC			Hike needed
Camping -Paid					
Avalanche Creek Shelter	Arthurs Pass	HC			
Craigieburn Shelter	High Country	HC			
Greyneys Campsite Shelter	Arthurs Pass	HC			
Rakaia Gorge Campground	Lake Coleridge	HC			
Rhodes Park Domain	Tai Tapu	IP		RC075006 alterations to heritage building to operate as accommodation lodge	
Waihora Park Domain	Motukarara	IP			
Whitecliffs Domain	Glentunnel	MH			
Kowhai Pass Domain	Springfield	OP			
Rakaia Huts Camping ground	Southbridge	OP			
Farmstay					
Ballymoney Farmstay and Garden - \$200	Tai Tapu	IP	Gardens	No	
Arbourlea Farmstay	Darfield	OP			
Warwick(z) Farm - \$155	Dunsandel	OP			
Homestay					
Accommodation in the Glen	Glentunnel	MH			

Kowai Bush Homestay - \$80	Springfield	OP		No	
Hotel					
Bealey Hotel - \$180	Arthurs Pass	HC			Has two RC's to operate telecommunication facilities (306697) R300019-signage to advertise the hotel BC's for a hotel and restaurant (1989), and alterations
Little River Hotel	Parkovers	IP			
Nut Point Cottage - \$?	West Melton	IP			
Tai Tapu Hotel Restaurant and Bar	Tai Tapu	IP	bar	145093 erect a function room on site of Tai Tapu Hotel 135690-part demolition and alterations to heritage building, tai tapu hotel 085398-canopy addition around front of hotel	
Terrace Downs- \$250-870	Windwhistle	MH			
Darfield Hotel - \$90	Darfield	OP B1	bar		300236 -erect a free standing sign
Famous Grouse Hotel	Lincoln	OP	bar	075496-to reduce carparking space to 30 115013-earthquake recovery	
Pinegrove Homestead	sheffield	OP			
Sheffield Hotel	Sheffield	OP	food		
Southbridge Hotel	Southbridge	OP B1		No	General BC's, alterations, extension
Springfield Hotel and Backpackers	Springfield	OP		30668-Retrospect to operative existing campsite (withdrawn)	R301101-to relocate buildings and establish accommodation in the old hall on hotel site
Springston Hotel	Springston	OP		No	
Lodge					
Flock Hill Lodge	Castel Hill	HC	outdoor venue and Bar	085331 Certificate, existing use for accommodation (further info requested)	

Lake Coleridge Lodge - \$ 149	Lake Coleridge	HC L1			304657-establish retail shop 301942-erect sign 300709-operate small holiday venture/business
Lake Lyndon Lodge	Lake Lyndon	HC			
Wilderness Lodge - \$600	Arthurs Pass	HC			301021 - construct and operate a tourist lodge and staff accommodation 305567 - Erect dwelling for staff accommodation
Otahuna Lodge - \$2415	Tai Tapu	IP			306103 - Establish and operate tourist lodge in historic homestead and stables 301381 - host garden tours weddings and social activities in historic homestead
Tai Tapu Lodge - \$400	Tai Tapu	IP			
Glenthorne Station	Glentunnel	MH			
Bahara Accommodation	Springfield	OP			
Boutique & Lodge \$250	Springston	OP			
Fantail Lodge on Greenpark - \$110	Lincoln	OP			
Mt Hutt Lodge - \$130	High Country	OP		No	
Quickenberry Lodge - \$232	High Country	OP			
Silverstream - \$250	Lincoln	OP			
Springfield Motel & Lodge	Springfield	OP L1		115285 - Use dwelling as accommodation for up to 6 guests	Also has consent from 1995 to extend backpackers operation (307118 and 306414)
Motel					
Alpine Motel - \$115	Arthurs Pass	HC L1		No	300182 - non complying setback
Mountain House Motel - \$135	Arthurs Pass	HC			
Blue Gum Lodge Motel	Rolleston	IP			
Rolleston Highway Motel - \$121	Rolleston	IP		155740 variation to R155177 (expansion) revised floor plan and carpark numbers 115226 to develop 11 unit motel	11 unit motel

Darfield Motel - \$150	Darfield	OP B1			R303849 : variation of R301330 R303417 : extend R301330, erect and operate motel, café, wine, bar R301330 : erect and operate motel, café, wine, bar
Lincoln Motel - \$145	Lincoln	OP B1 - identified KAC		No	Commercial Motel Complex- Underlying zone allows for motel- 2 storey, 18 accommodation, 3 bedroom unit with office single garage
Holiday Park					
Alpine View Holiday Park	Arthurs Pass	HC			
Castle Hill Holiday Home	Castle Hill	HC			
Flock Hill Station (mixed acom)	Rolles/Castle Hill	IP	wedding		
Glentunnel Holiday Park	Glentunnel	MH			
Glenroy Lodge (baptist camp)	Hororata	OP			
Lincoln Views Holiday Home	Lincoln	OP			

Food and Beverage Table

Name	Location	Zone	Other Activities on site	Resource Consent Notes	General Notes
Bakery					
Les Delices Bakery & Patisserie	West Melton	IP			
Darfield Bakery	Darfield	OP B1		115367 - Extend existing bakery, not enough carparks. DP requires 16 only have 9	
Bar					
Silver Dollar Bar	Rolleston	IP B2		155030 - Establish and operate a bar with insufficient parking. Is also restricted activity in I-zone	
The Pedal Pusher	Rolleston	IP			
The Rock Bar	Rolleston	IP			
Finnegan's Irish Bar	Prebbleton	OP B1		No	

The Famous Grouse	Lincoln	OP B1		075496 - Reduce carparking 115013 - rebuild hotel with over height chimney	
The Laboratory	Lincoln	OP B1	producer	125480 - This is a shared consent for car parking with Library.	
Café					
Arthur's Pass Cafe & Store	Arthurs Pass	HC L1			
Blue Duck	Motukarara	IP			
Cafe I zone	Rolleston	IP B2		095198 - establish café complex with non-complying siting 105312 - expansion of café	Does not comply with activity status, car parks etc.
Raspberry Café	Tai Tapu	IP			304706 - relocate building for tea rooms in conjunction with berry fruit operation
The Store @ Tai Tapu	Tai Tapu	IP L1A		165348 - More than 2 full time employees. Existing use rights	Had a consent 304724 for a lawn mowing repair retail shop in 2001
Doughboys	Darfield	OP B1			
Edendale Café		OP		085161 - to establish and operate commercial café including wine tasting and sales 115077 - change of conditions for opening hours	
Espress Yourself	Darfield	OP			
Hillyer's Cafe	Leeston	OP			
Hillyer's Cottage Café	Lincoln	OP B1			
Rubicon Valley Tourist Centre Cafe	Springfield	OP		No	300195 - Has consent for public access to the Waimakariri as part of Jet boating
Rustic Bakery Cafe	Lincoln	OP			
Southbridge Cafe	Southbridge	OP			
Springfield Cafe Restaurant	Springfield	OP			
Station 73 Café	Springston	OP		No	Appears to be part of a railway, is not a designation though.
The Famous Sheffield Pie Shop	Sheffield	OP L1		095250 - extension of bakery in LZ	301018 - operate a bakery

The Fat Beagle Café	Darfield	OP B1			304559 - operate a business without meeting car parking 305560 -variation 59, extension of hours
The Hororata Cafe	Hororata	OP			
The Yellow Shack Café	Springfield	OP L1			303117 - convert café into licensed restaurant
Thyme Cafe	Prebbleton	OP L1			
White House Restaurant and Café	Dunsandel	OP			R306391 - Reopen the white house (03). The DP at the time did not provide for the activity in the zoning
Mixed					
Little River Store		IP	Café & shop		
Springfield Store & Cafe	Springfield	OP	Café & shop		
Dragonfly Cafe & Gifts	Rolleston	IP	Café &Shop		
Wobbly Kea Cafe & Bar	Arthurs Pass	HC L1	Café +wine		305248 - erect dwelling for staff accommodation 302840 - Alterations and extensions to existing tearooms/petrol station/dwelling
Terrace Winebar & Cafe	Darfield	OP B1	Café +wine		301294 - Establish restaurant/wine bar/ café 306312 - extend café/bar without additional car parking
Hororata Village Café and Wine Bar	Hororata	OP L1	Café+ wine		306701 - Establish and operate a café. The DP at the time did not provide for the activity in the zoning
Catering					
Lincoln University Catering	Lincoln	OP			
Produce					
Borchii Park (truffles)	West Melton	IP			
Chocolate Traders Chocolaterie	Robinsons Road	IP			
Cookie Time	Templeton	IP			

Dunsinane's Black Garlic	West Melton	IP			
Lassad (saffron and Chestnuts)	Chattertons Road	IP			
Lavender Downs (oil, flowers)	West Melton	IP			
Stromboli Olives	West Melton	IP			
Airborne Honey	Leeston	OP			
Aroha Drinks	Leeston	OP			
Emili's Cheese	Rolleston	OP			
Gruff Junction (goats cheese)	Springston	OP			
The Hazelnut Company	Kirwee	OP			
Restaurant					
A Pocket Full of Spice	Rolleston	IP			
Bicycle Thief	Tai Tapu	IP			
Corianders Indian	Rolleston	IP B1		No	Covered under the shopping mall consent from Rolleston Mall
Dragonfly	Rolleston	IP			
Monkey Spices (pizza)	Rolleston	IP			
Rolly Thai	Rolleston	IP			
Teppan Yaki FLAME	Rolleston	IP B1		No	Covered under the shopping mall consent from Rolleston Mall
Thai Terrace	Rolleston	IP B1		No	Covered under the shopping mall consent from Foodstuffs
Two Fat Possums	West Melton	IP B1		No	Was consented under a commercial development
Avica Fine Dining - Terrace Downs		OP EDA		No	Terrace Downs EDA This has many consents, but not specifically for a café/restaurant
Curry Pot on Lincoln	Lincoln	OP B1		105105 - Erect a retail building with non-complying parking 115062 - non complying parking again	
Lucky Thai	Lincoln	OP			
Oriental Taste	Lincoln	OP B1		075087 - Erect a café with non-complying car parking	

Poppita's restaurant/café (pizza)	Leeston	OP B1		No	Change of use, from bookshop to tearoom
The Bridge Restaurant	Prebbleton	OP B1			
Veenuzindiandzire Restaurant	Prebbleton	OP B1		No	
Memorys Restaurant	Springston	OP EDA		155092 - establish and operate a café, gallery and nursey	
Quartz Wine Bar & Restaurant	Rolleston	IP B1	& Bar		304995 - establish bar with less than required car parks
Black Door (The Tea House)	Lincoln	OP B1	Bar	105256 - Create 12 carparks offsite	
Tavern					
West Melton Tavern	West Melton	IP		No	General BC's, signs, extensions, plumbing
Coalgate Tavern	Coalgate	MH B1		No	BC's to extend tavern etc., general
Crate and Barrel	Leeston	OP			
Dunsandel Tavern	Dunsandel	OP			
Kirwee Tavern	Kirwee	OP L1		No	General BC's, alterations, extension
Tearoom					
Darfield Tearoom	Darfield	OP B1			
Dunsandel Tearooms	Dunsandel	OP			
Winery					
Bentwood Wines	Tai Tapu	IP	Homestay		
Braided River Wines	West Melton	IP			
Cossars Wineshed	Tai Tapu	IP	Wedding		
Langdale Vineyard Restaurant	West Melton	IP	Wedding	No	
Larcomb	Rolleston	IP	wedding		
Melton Estate	West Melton	IP	Wedding	085209 - function room expansion 115207 - variation to include pergolas	305918 - Operate a function centre and restaurant facility
Rosendale Restaurant	Tai Tapu	IP	Wedding		
True and Daring Winery	West Melton	IP		075082 - erect barn to move wine making inside	300304 - winery with associated sales
Lone Goat Vineyard	Burnham	OP			
Ngapuarata Vines & Wines	Kirwee	OP			

Straight 8 Estate	Burnham	OP		095266 - establish a winery from existing vineyard including the erection of a shed and farm machinery	
Trents Estate Vineyard (weddings)	Prebbleton	OP	wedding		

Events

Name	Location	Zone	Season	Notes
A&P Shows				
Courtenay A&P Show		OP	Spring	
Ellesmere A&P (Major Event)	Ellesmere	OP	Spring	
Malvern A&P Show	Sheffield	OP	Autumn	
South Island Agricultural Field Days (every second year)	Kirwee	OP	Summer	
Cultural				
Art Couture NZ Wearable Art Competition 2017	Tai Tapu	IP	Spring	
Motukarara Fireworks	Motukarara	IP	Spring	
Summer in Selwyn – Picnic in the Park Tai Tapu	Summer	IP	Summer	
Christmas Encraftment Market		OP	Summer	
Christmas in the Park - Darfield		OP	Summer	
Community Bonfire Event	Lincoln	OP	Spring	
Darfield Art Week	Darfield	OP	Spring	
Have a Go Day	Lincoln	OP	Winter	
Leeston Christmas Parade	Leeston	OP	Summer	
Lincoln Christmas Parade	Lincoln	OP	Summer	
Matariki Celebration		OP	Summer	
Rolleston Fireworks (Major Event)	Rolleston	OP	Spring	
Selwyn Movie Night	Selwyn	OP	Summer	
Selwyn Parenting network Children's day (major event)	Rolleston	OP	Autumn	
Selwyn Sounds	Lincoln	OP	Autumn	165405/175194 16-onoff event, 17-To run a one day music festival event annually in March until 2020.
Summer in Selwyn – Outdoor Movie Lincoln	Lincoln	OP	Summer	
Waitangi Day Picnic	Darfield	OP	Autumn	
Fairs				
Country Fair, vintage machinery and transport show	Aylesbury	OP	Autumn	
Hororata Highland Games	Hororata	OP	Spring	

Hororata Parish Spring Fair	Hororata	OP	Spring	
Festival				
KidsFest	Multi	All	Winter	
Colour Fun Day	Rolleston	OP	Summer	
Culture Fest	Culture	OP	Spring	
Mid Winter's Ale Festival	Rolleston	OP	Winter	
Selwyn Motor Festival	Rolleston	OP	Spring	
Fete				
Clearview Fete	Rolleston	IP	Autumn	
Te Whāriki Fete	Lincoln	IP	Spring	
Leeston Fete	Leeston	OP	Autumn	
Malvern High Country Fete	Malvern	MH	Spring	
Garden				
Selwyn Garden Tour		All	Spring	
Ellesmere Spring Fling	Prebbleton	OP	Spring	
Market				
Rolleston Kids Market	Rolleston	IP	Summer	
Prebbleton Community Market - 1st Sunday of the month 12-3	Prebbleton	IP	All	
Rolleston Envirotown Market - 2nd Sunday	Rolleston	IP	All	
West Melton Market - Sat 9-12	West Melton	IP	All	
Edendale Events - Sunday Car Boot Sale		OP	Fall	
Darfield Market - Saturday 10-1	Darfield	OP	All	
Leeston - 1st and 3rd Saturday	Leeston	OP	All	
Lincoln Farmers and Craft Markets - Saturday 10-1 (The Lincoln Green)	Lincoln	OP	All	
Selwyn timebank orientation - 2-3 session in November		OP	Spring	
Selwyn Twilight Market - 1&3rd Sunday between October-March		OP	Summer	
Sport				
Coast to Coast	Multi	All	Summer	
Koru Games (Major Event, various venues)		All	Spring	
Spring Stampede		All	Spring	
The Breeze Walking Festival (various events and venues)		All	Spring	
PhysioMed Women's Triathlon and Duathlon	Foster Park	IP	Summer	
Lake Crichton Series – Triathlon & Duathlon	Dunsandel	OP	Summer	

Shoe Clinic Selwyn Running Festival and Half Marathon (Major Event)	Leeston	OP	Spring	
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Active Recreation

Name	Location	Zone	RC 2006+	Other RC & Notes
Air				
Wyndon Aviation	Templeton	IP	095081-CC for aircraft movements leaving the zone	
Ballooning Canterbury	Hororata	OP		
Cycle tracks				
Avoca Homestead (Hut)	Castle Hill	HC		
Broken River Ski Field Road	Broken	HC		
Craigieburn Valley & Lyndon Saddle Loop	Craigieburn	HC		
Craigieburn Forst Park	Craigieburn	HC		
Dracophyllum Flat Track	Dracophyllum	HC		
Hogs Back Mountain Bike Track	Hogs	HC		
Korowai Torlesse Tussocklands Park	Korowai	HC		
Lyndon Saddle	Lyndon	HC		
Mt White Road	Arthurs Pass	HC		
Poulter Valley	Arthurs Pass	HC		
Starvation Gully To Trig M	Starvation	HC		
Little River Rail Trail	Prebbleton	IP		
Aquados Tour of Selwyn Route	Lincoln	OP		
McHugh's Forest Park	Darfield	OP		
Rolleston to Lincoln Cycleway	Rolleston	OP		
Education				
Arthur's Pass Outdoor Education Centre	Arthur's Pass	HC		
Farm Tours				
Barnscote Hobby Farm	West Melton	IP		
Sherlin Alpaca Farm Tours	West Melton	IP		
Southern Alpacas Stud,	West Melton	IP		
Watford Grange Llama Park	Templeton	IP		
Alpaca Farm Tour (Awatara)	Springston	OP		

Middle Rock	Darfield	OP		
Toby Hill Farm	Springston	OP		
Warwickz Farm	Dunsandel	OP		
Golf				
Tai Tapu	Tai Tapu	IP		
Weedons Country Club and Golf Course	Rolleston	IP		
Terrace Downs	Windwhistle	MH	085064-establish equestrian activities	R303197-erect one block of houses (Lapsed) T300142 -construct a clubhouse and accommodation facilities (91) R304500- to erect clubhouse in resort (00) R305078 -install LPG facility (01)
Burnham Golf Club	Burnham	OP		
Ellesmere Golf Club	Ellesmere	OP		
Greendale Golf Club	Greendale	OP		
Hororata Golf Club	Hororata	OP	175417-To establish and operate a café within the Hororata Golf Club	R300414 -relocate house onto the recreation reserve (92)
Lincoln	Lincoln	OP		
Templeton Country Club and Golf Course	Templeton	OP		R300917-construct a golf driving range(94)
Horse Riding				
High Country Horse Adventures	Lake Coleridge	HC		
Kate Tapley Horse Treks	Tai Tapu	IP		
Otahuna Horse Riding	Tai Tapu	IP		
Rubicon Valley Horse Trek	Springfield	OP		R300195-allow tourist across property to river for water activities of mainly jetboating, farm tours, tramping etc.(93) R304946-allow access over property for jet boat activity -REPLACING R300204 (01)
Four Season Safaris - Hunting	Darfield	OP		
Jet Boating				
Discovery Jetboat,	Windwhistle	MH		
Waimak Alpine Jet	Springfield	OP		R307568 -CC for erection of building for storage of jet boating activities(05)
Motorised				

Adventure Trailrides Ltd	Springfield	OP		
Motukarara Raceway	Motukarara	OP		
Moore Park Speedway	West Melton	IP		
Pools				
Rolleston Aquatic Centre	Rolleston	IP	115252-to establish and operated the Aquatic Centre 125011 -erect signage for the duration of construction 135052-to establish freestanding signage at the Aquatic Centre	
Darfield	Darfield	OP	R305168 -to add recreation room, SPA and steam room to community pool (07)	R304642-to enclose & cover existing learners & toddlers pools(01) R304747-to erect shed in N/C position (00)
Sheffield	Sheffield	OP	145249-To erect new pool changing rooms with non-complying setback.	
Shooting				
Darfield Clay Target Shooting	Darfield	OP	145300-Replace a small-bore shooting range damaged by the earthquakes. (Discretionary)	
Target Demolition	Motukarara	OP	115178-rural boundary adjustment 155194-To erect a new clubhouse exceeding permitted size for non-rural non-residential activities.	
Skiing				
Broken River (ski)	Castle Hill	HC		R302804-extend existing toe sky ramp (97, FIR)
Cheeseman Snow field	Castle Hill	HC		R302762-to paint advertising sign no existing water tank adjacent to SH3 (97) R302147-extension to ski lodge & replacement to tow shed in RC Zone(96,WD)
Craigieburn Snow field	Castle Hill	HC		R303312-erect extension to existing tractor shed (98) R303643-erect replacement day lodge(99)
Mt Olympus Snow field	Lake Coleridge	HC		R300338-(FIR,92)

Porters Snow field	Lake Lyndon	HC	PC100025 -Private Plan Change to rezone land currently known as Porter Heights Ski Field from Rural (High Country) to a Ski Zone.(12)	R302306 -paint advertisement on existing building adjacent to SH3(97) R302546-earthworks for ski trails in ONL (97) R303089-earthworks for ski trails in ONL (98) R303289-relocate barrack building (98) R303200-to erect ski tuning room (Lapsed,11)
Temple Basin Ski Area	Arthurs Pass	HC		
Gnomes Snowsports	Darfield	OP		
Tamping				
Avalanche Peak	Arthurs Pass	HC		
Bealey Spur	Arthurs Pass	HC		
Camp Saddle Track		HC		
Carroll Hutt	Arthurs Pass	HC		
Cass Saddle-Lagoon Saddle	Arthurs Pass	HC		
Howdon Hut	Arthurs Pass	HC		
Mt Aicken	Arthurs Pass	HC		
Mt Bealey	Arthurs Pass	HC		
Mt Cassidy	Arthurs Pass	HC		
O'Melleys Track	Arthurs Pass	HC		
Otria valley	Arthurs Pass	HC		
Temple Basin	Arthurs Pass	HC		
Peak Hill	Glentunnel	MH		
Te Araroa	Glentunnel	MH		
Photography				
Phototours	Lincoln	OP		
Transportation				
Selwyn Shuttles and Tours	Selwyn	All		
Torlesse Travel LTD	Torlesse	ALL		
Tranzalpine	Tranzalpine	All		But does not stop in Selwyn only for pick up/drop off on request
Travlon Coachlines Ltd	Travlon	All		
West Coast Shuttle	West	All		But does not stop in Selwyn

Passive Recreation

Name	Location	Zone	Resource Consent Notes	General Notes
Galleries				
The Nut Point Gallery	West Melton	IP		
Selwyn Gallery	Darfield	OP		

The Old Mill Gallery	Leeston	OP		
Down by the Liffey Gallery	Lincoln	OP		
Gardens				
Ballymoney	Tai Tapu	IP		
Broadfield Gardens	Rolleston	IP		
Cedar Park Gardens	Rolleston	IP		
Frensham Garden	Tai Tapu	IP		
Hampton Lea Gardens	Rolleston	IP		Used mostly as a wedding venue
Old Parsonage	Tai Tapu	IP		
Otahuna	Tai Tapu	IP		
The Iris Garden	Motukarara	IP		
Westhaven Gardens and Chapel (Wedding venue)	West Melton	IP		
Gunyah	Windwhistle	MH		
Homebush Stables Heritage Home	Coalgate	MH		
Steventon Station	Whitecliffs	MH		
Fairview	Hororata	OP		
Pinegrove Homestead	Sheffield	OP		
Racecourse Hill (heritage home, Darfield)	Darfield	OP		
Terrace Station	Hororata	OP		
Wendrum	Southbridge	OP		
Landscape				
Castle Hill Limestone Reserve	Castle hill	HC		
Narnia (Film Shoot)	Flock Hill	HC		
Cave Stream Scenic Reserve	Springfield	OP		
Museums				
Snowdon Station	Lake Coleridge	HC		
Malvern Historical Museum	Malvern	MH		
Hororata Museum & Cotons Cottage	Hororata	OP		
Walking Track				
Craigieburn Valley Track		HC		
Dracophyllum Flat Tract		HC		
Helicopter Hill		HC		
Hogs Back Track	Castle hill	HC		
Hut Creek Walk		HC		
Lyndon Saddle		HC		
Mistletoe Track		HC		
Nature Trail		HC		
Sadle 73 Track		HC		

Little River Rail Trail		IP		
Lake Coleridge Arboretum	Glentunnel	MH		
Lake Coleridge Trailrace Walk	Glentunnel	MH		
Lake Coleridge Village Historical Walk	Glentunnel	MH		
Rakaia Gorge Walking Track	Glentunnel	MH		
Rockwood Bush Walk	Glentunnel	MH		
Washpen Falls	Glentunnel	MH		
Bridge Hill walk	Springfield	OP		
Coopers Lagoon	Southbridge	OP		
Harts Tack	Springston	OP		
Lincoln Historic Walk	Lincoln	OP		

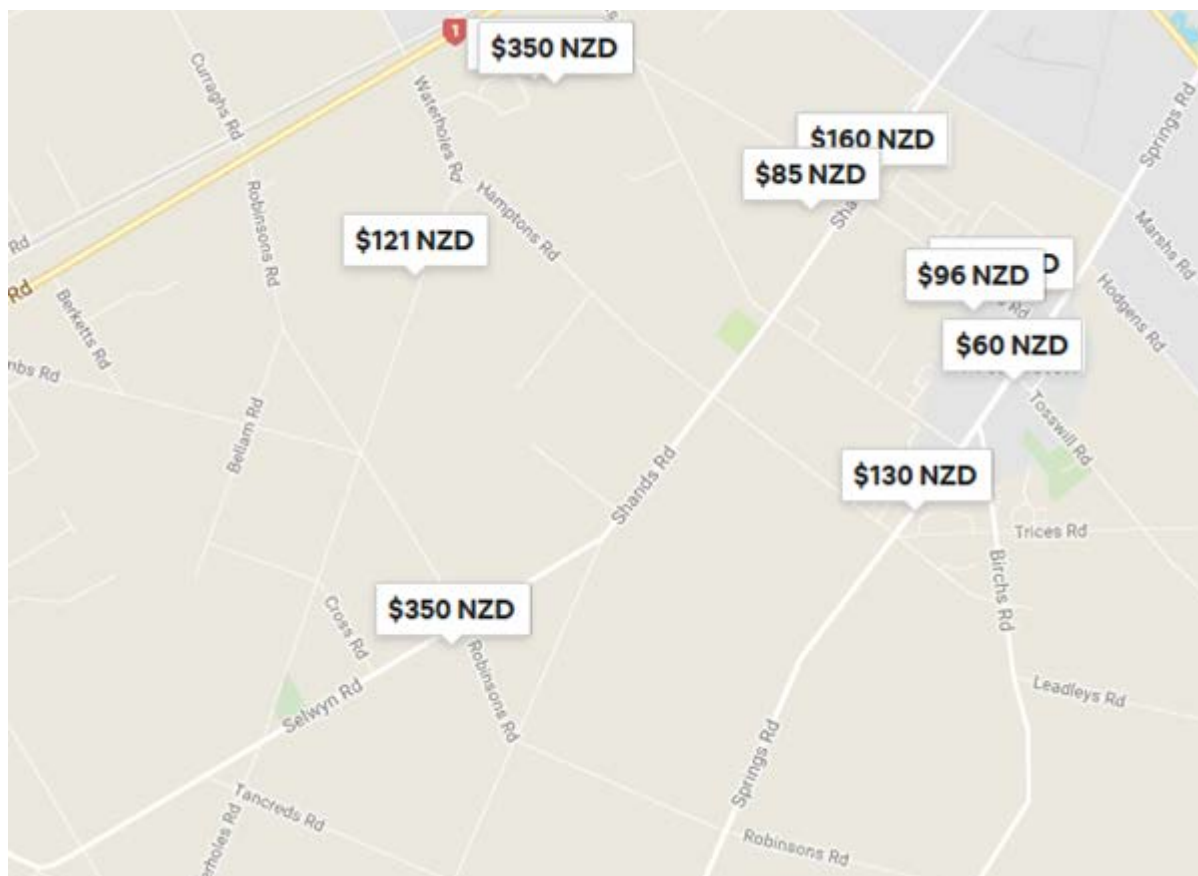
Appendix D – AirBnB

The following shows the number of 'entire places' available on AirBnB. This was searched on the 25th July 2018.

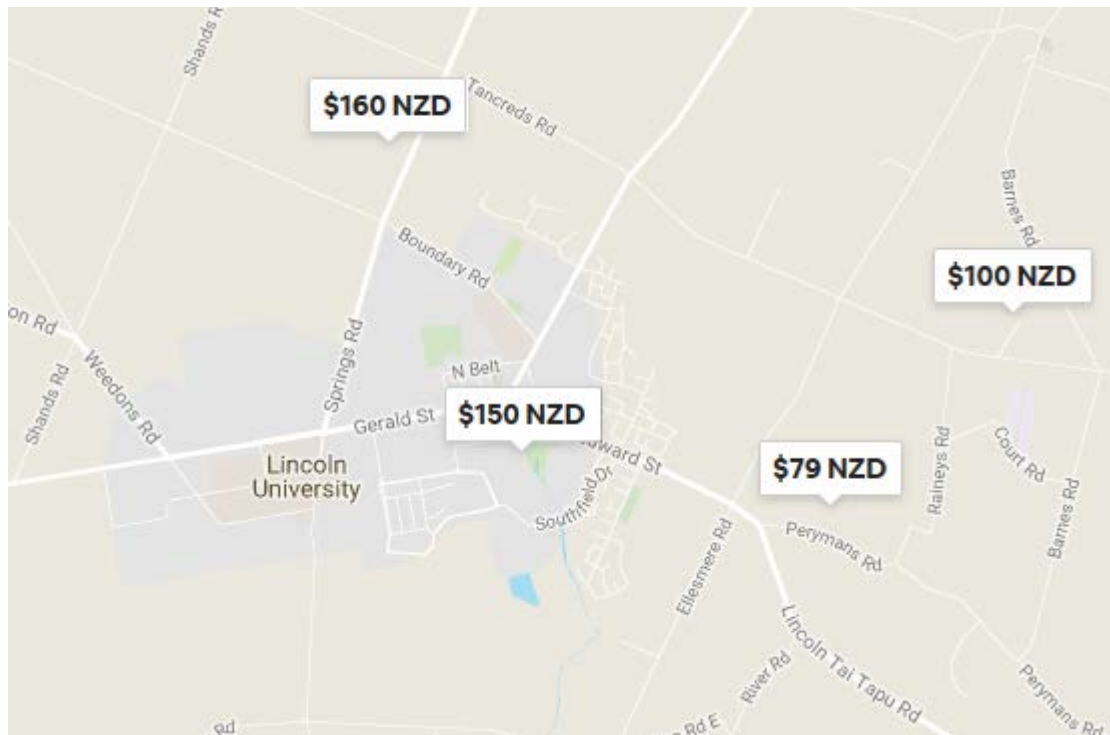
In the three urban areas (Prebbleton, Lincoln and Rolleston) there are a total of 21 houses.

Prebbleton

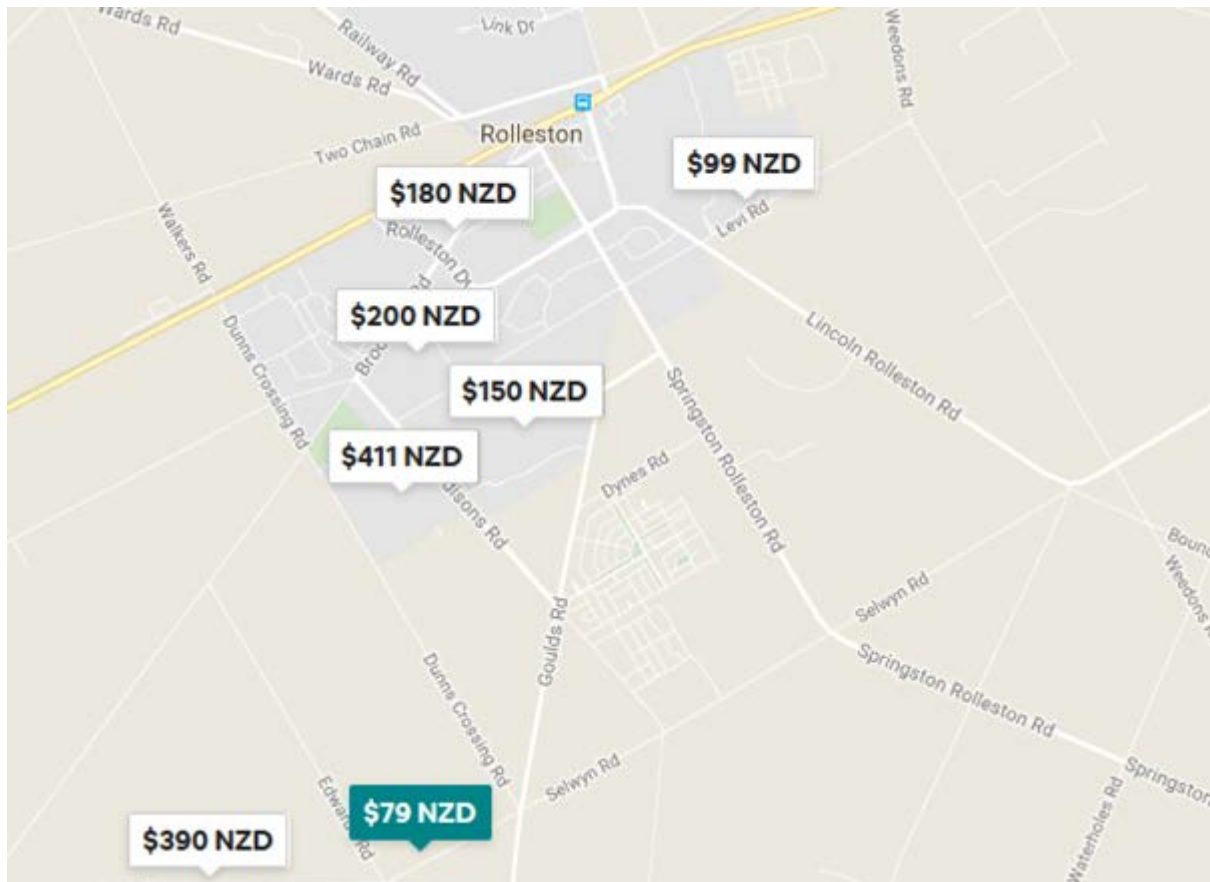
10 Houses



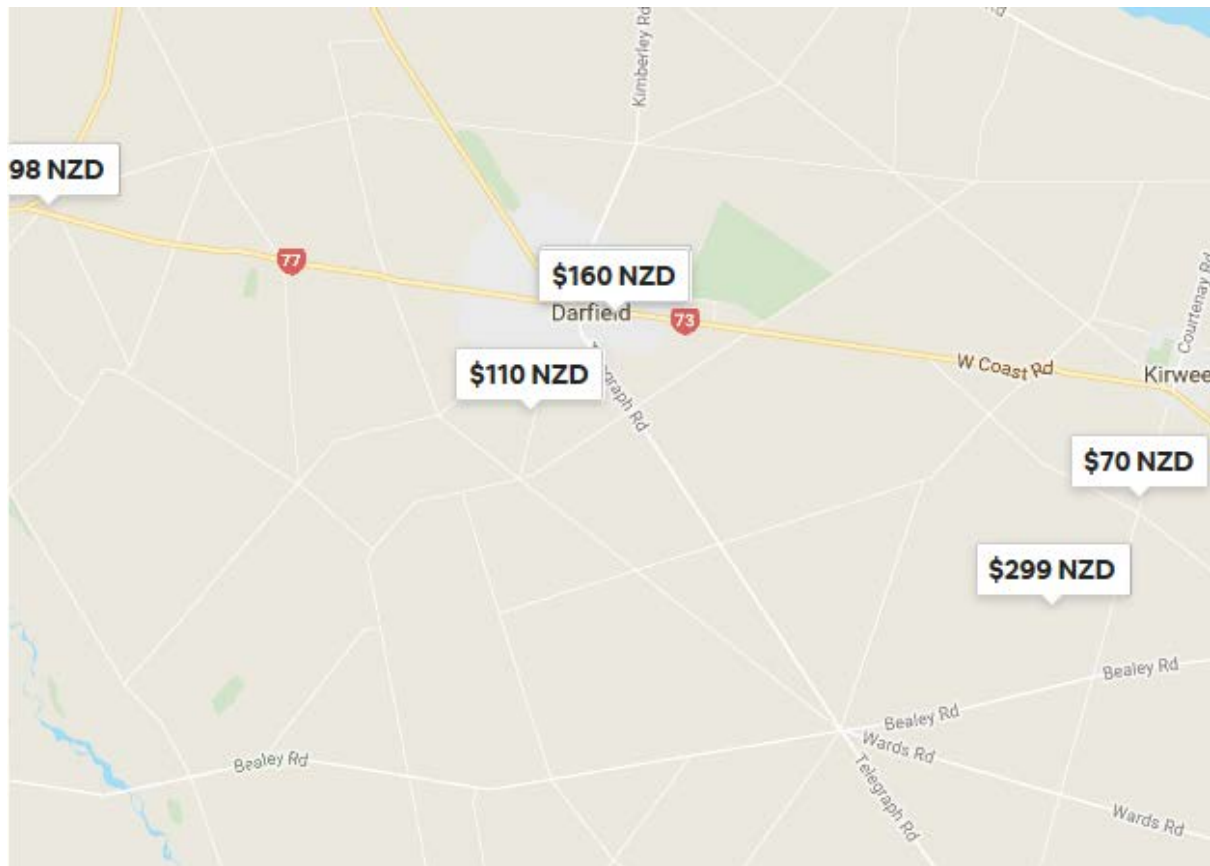
Lincoln
4 Houses



Rolleston
7 Houses



Darfield
6 Houses



West Melton

10 Houses

