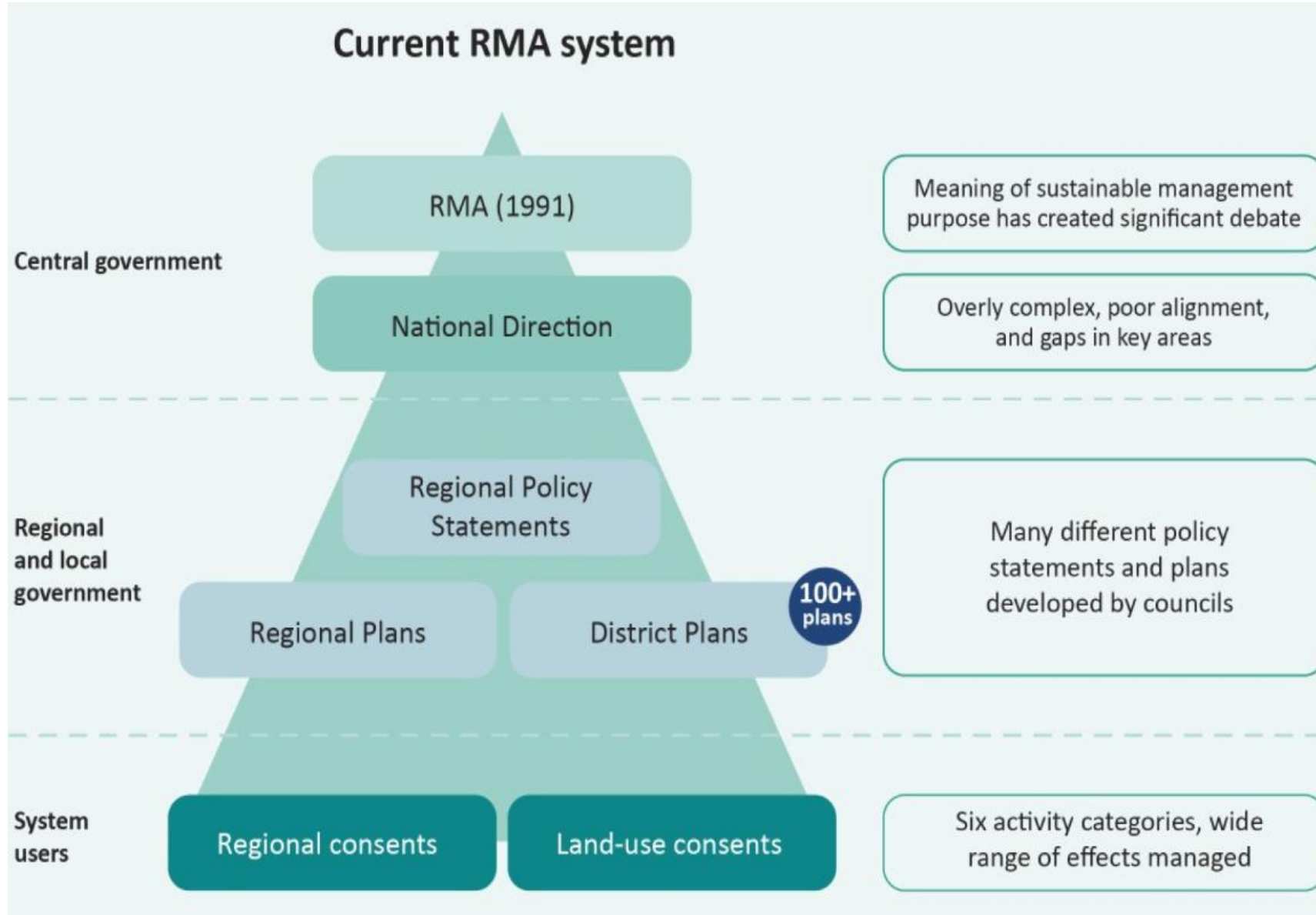




GREAT LAKE TAUPŌ
Taupō District Council

Regional Spatial Planning Background Information

Why Is Government Reforming The RMA?



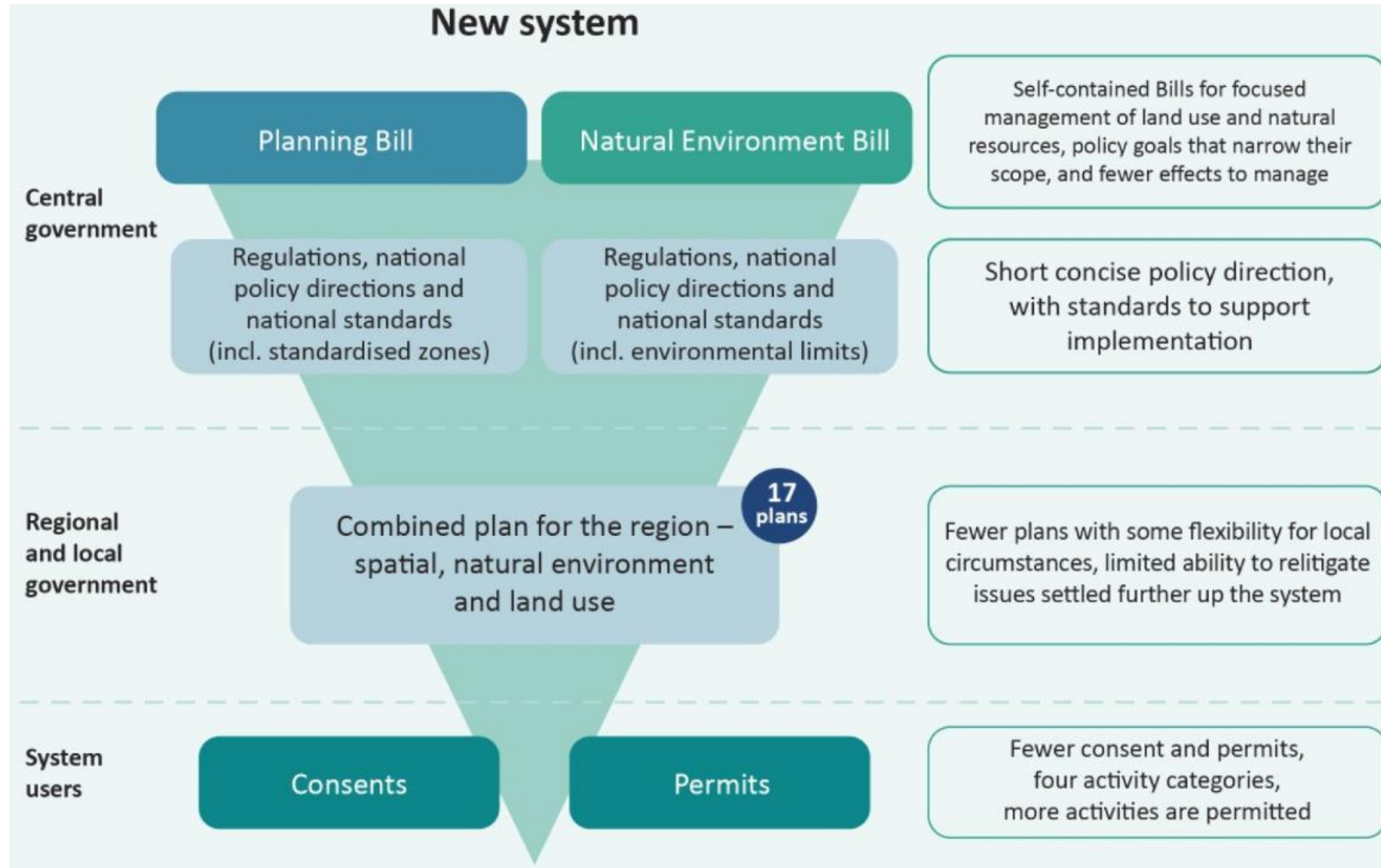
Current system:

- Over 100 planning documents nationally
- Long plan-making processes
- Complexity and inconsistency
- Challenges delivering housing and infrastructure

Government response:

- Replace the RMA
- Simplify planning
- Improve consistency
- Strengthen long-term strategic planning

The New System



What is Changing

- New Planning & Natural Environment Bills
- Fewer planning documents & greater national consistency
- Regional Spatial Plans become the foundation for future planning
- District Plans replaced by Land Use Plans
- Regional Plans replaced by Natural Environment Plans
- More streamlined planning & consenting processes

The Two New Bills

Planning Bill

- Land use and development
- Housing
- Infrastructure
- Economic development

Natural Environment Bill

- Freshwater
- Biodiversity
- Natural resources
- Environmental protection

Taupo District Councils Submission on the Two Bills

Council supported:

- Replacing the RMA with a simpler and more consistent planning system
- Regional Spatial Planning and long-term strategic planning
- Greater national consistency in planning provisions
- Recognition of Treaty settlement obligations and iwi participation

Council raised concerns about:

- Removal of retail distribution effects from planning controls
- The cost and complexity of the proposed regulatory relief framework
- Lack of clarity around how national standards will be developed
- Ensuring local input into nationally prescribed planning rules

The Select Committee Review

- Over **3,000 submissions** received from councils, iwi, industry groups & the public
- Feedback resulted in a number of amendments to both Bills
- Committee reported back to Parliament on **20 July**
- The Govt has released a fresh wave of amendment papers. These will be debated in Parliament during the Committee of the whole House stage, Tues 25th Aug
- There are a lot of changes in the amendment papers, some of a minor nature fixing up errors, and others that are more substantial.

Key Changes Proposed

National direction strengthened

- Greater emphasis on national policy direction & standards
- Reduced scope for local variation & discretion
- Key policy debates will increasingly occur at the national level

Narrower range of effects managed

- Retail distribution effects remain out of scope
- Private views, financial viability & trade competition generally cannot be considered
- Focus remains on reducing barriers to development

Mana Whakahono removed

- Existing Mana Whakahono arrangements will not transfer to the new system
- New iwi participation agreements will be introduced

More opportunities for development

- Councils will have no grounds to reject private plan change requests
- New pathways created to enable growth & development

Regulatory relief retained

- Councils must continue to consider relief where planning controls significantly impact private landowners
- Concern remains about cost & administration requirements

Longer transition period

- Transition extended from **30 months to 39 months**
- Provides more time for councils and communities to adapt to the new system

The Planning Process

Regional Combined Plans

Each region will prepare a Combined Plan made up of three components:

Regional Spatial Plan (RSP) – Must be developed first.

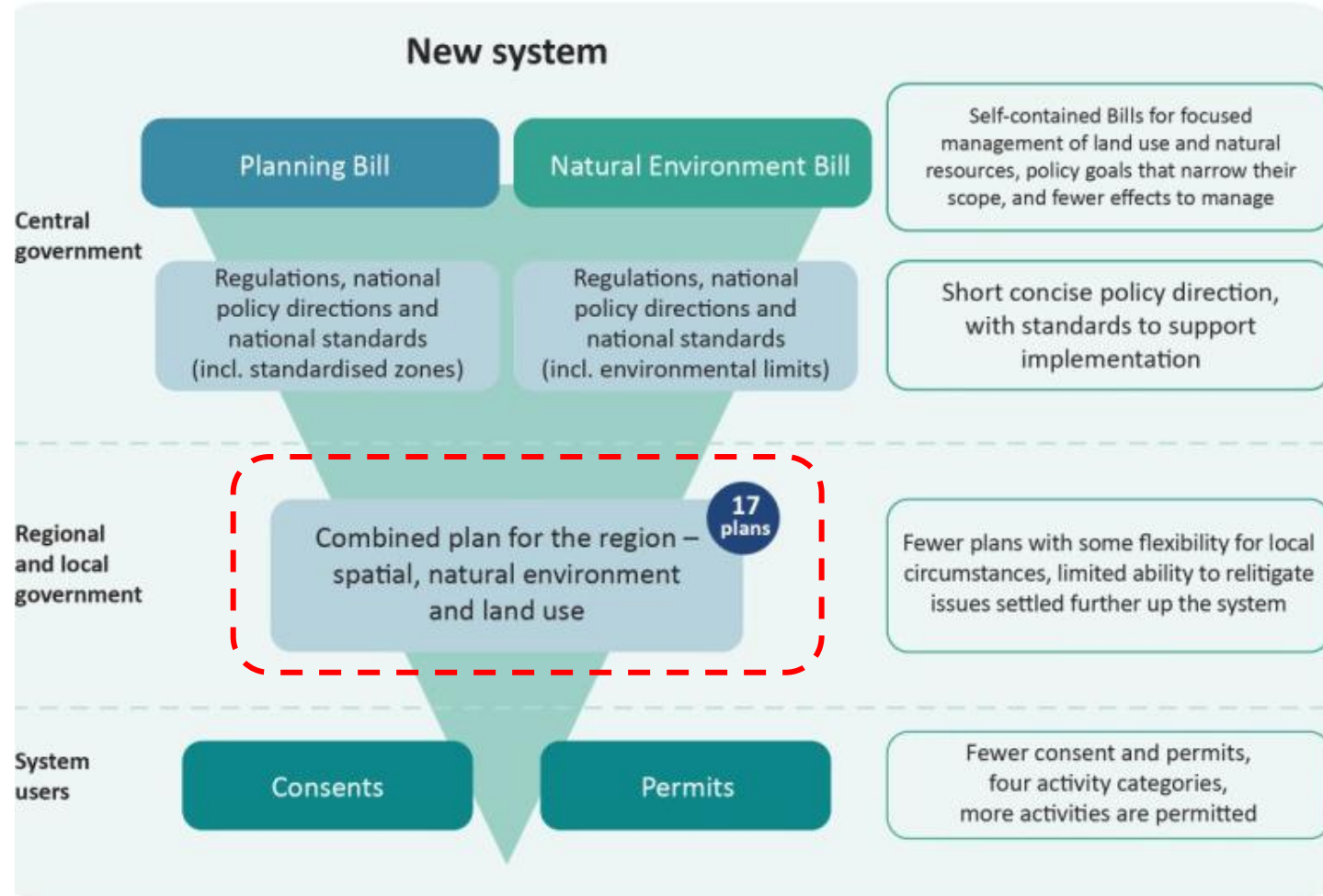
- Sets the long-term (30+ year) vision for growth and change
- Identifies future growth areas, infrastructure priorities and areas requiring protection
- Provides strategic direction for the plans below

Land Use Plan (LUP)

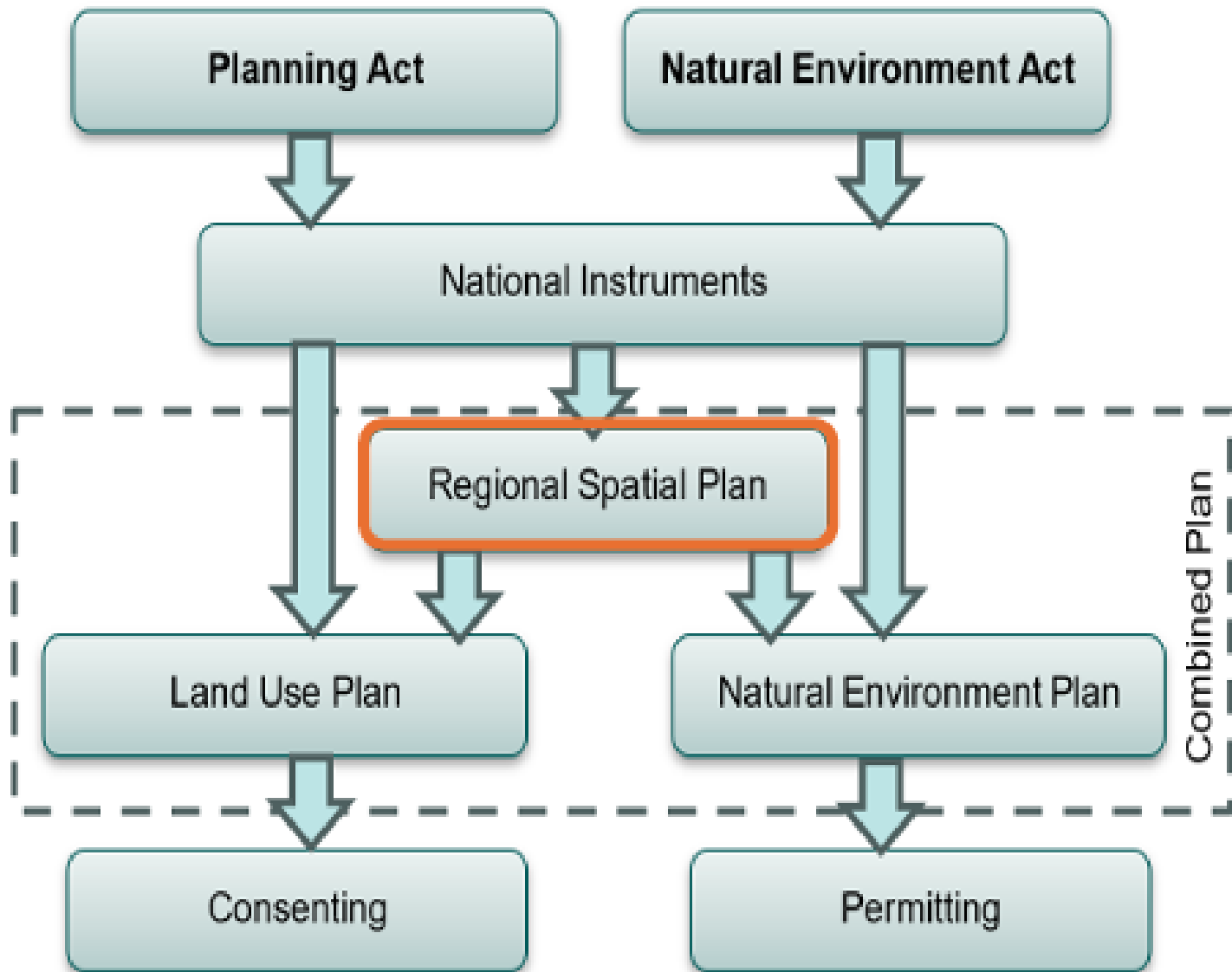
- Replaces the current District Plan
- Contains zoning, subdivision and development rules
- Must give effect to the Regional Spatial Plan

Natural Environment Plan (NEP)

- Replaces Regional Plans
- Manages natural resources and environmental limits
- Must give effect to the Regional Spatial Plan



REGIONAL SPATIAL PLAN



Why the Regional Spatial Plan Matters

- Establishes the region's long-term vision and priorities
- Guides future growth, infrastructure investment and development
- Influences where housing, business and key infrastructure are located
- Provides direction for future Land Use and Natural Environment Plans
- Creates a shared framework across councils, iwi and government agencies
- Represents Taupō's key opportunity to influence regional outcomes

Regional Spatial Plans & Council Decisions

- As implementation of Regional Spatial Plans progress, councils will need to consider:
 - Governance arrangements
 - Representation on Spatial Planning Committees
 - Process Agreements
 - Funding and resourcing requirements
 - Taupō's participation in regional planning processes

The Process for RSP Development

Councils in each region agree on a Process Agreement

- Sets out how councils will work together
- Establishes governance, decision-making and funding arrangements

Terms of Reference are developed

- Clarifies roles, responsibilities and operating arrangements

Spatial Planning Committee (SPC) is established

- Councils appoint representatives
- Committee oversees preparation of the Regional Spatial Plan

Draft Regional Spatial Plan is prepared

- Officers and technical experts undertake the work under the direction of the SPC

Councils approve the draft plan for consultation

- Public consultation and submissions are undertaken

Independent Hearings Panel considers submissions

- Makes recommendations on the draft plan

Recommendations are provided back to councils

- Councils consider the panel's recommendations

Councils decide whether to adopt the Regional Spatial Plan

- Final approval remains with councils

Do we have to Participate?

- The legislation allows councils to opt out of any Regional Spatial Plan
- Participation requires staff & governance resources
- Not participating may reduce Council's influence over regional decisions
- Council will need to balance influence against cost & resourcing

Where Are We At?

Waikato Region –

- Just getting underway
- Some areas have spatial planning like Futureproof and future development strategies but some gaps as well
- Eleven councils to coordinate

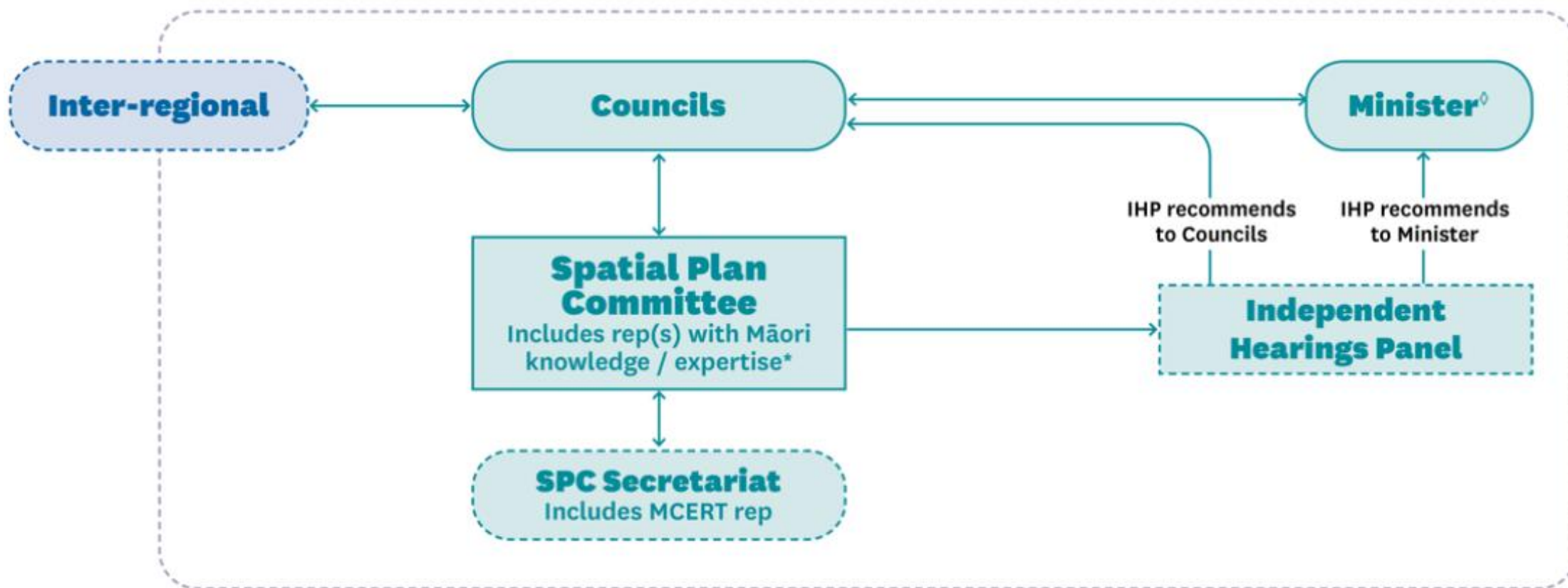
Where Are We At?

BOP Region –

- Mayoral Forum on the 10th of September.
- While they have done lots of thinking still waiting on enactment to be sure
- Checking with Mayors that spatial plan committee options are appropriate to present to councils (keep it a lean statutory minimum or add more members and involvement by joint committees)
- The following slides show 2 options being considered by BOP



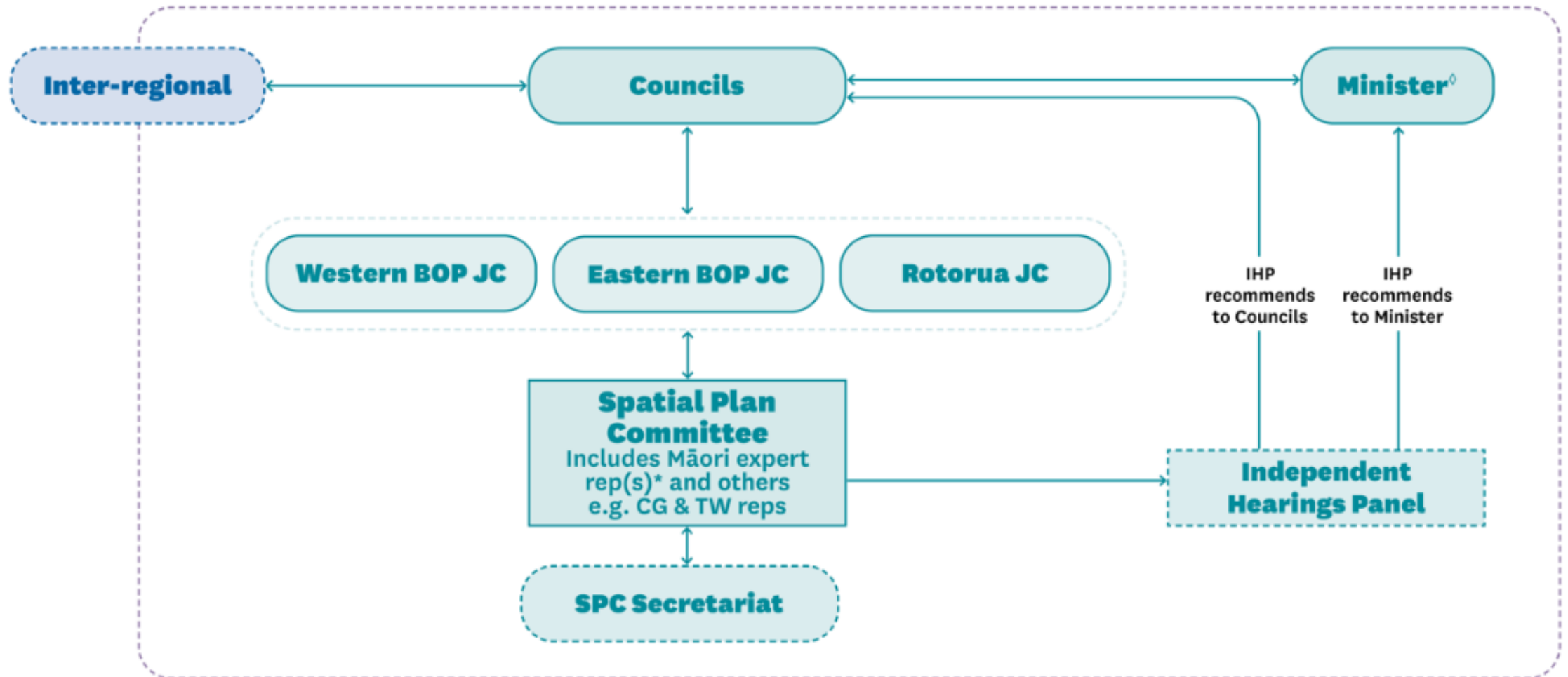
Statutory Minimum SPC and decision-making structure



*See CI71(4) as amended - local authorities must ensure that 1 or more of the members of the spatial plan committee has knowledge, skill, and experience relating to te ao Māori and Māori development.

◇ Scope of Minister's decision-making is limited by Schedule 2 Cl 27(1) to recommendations relating to nationally significant infrastructure and Crown-owned or Crown-funded assets, and nationally significant matters in the coastal marine area.

Enhanced SPC and decision-making structure

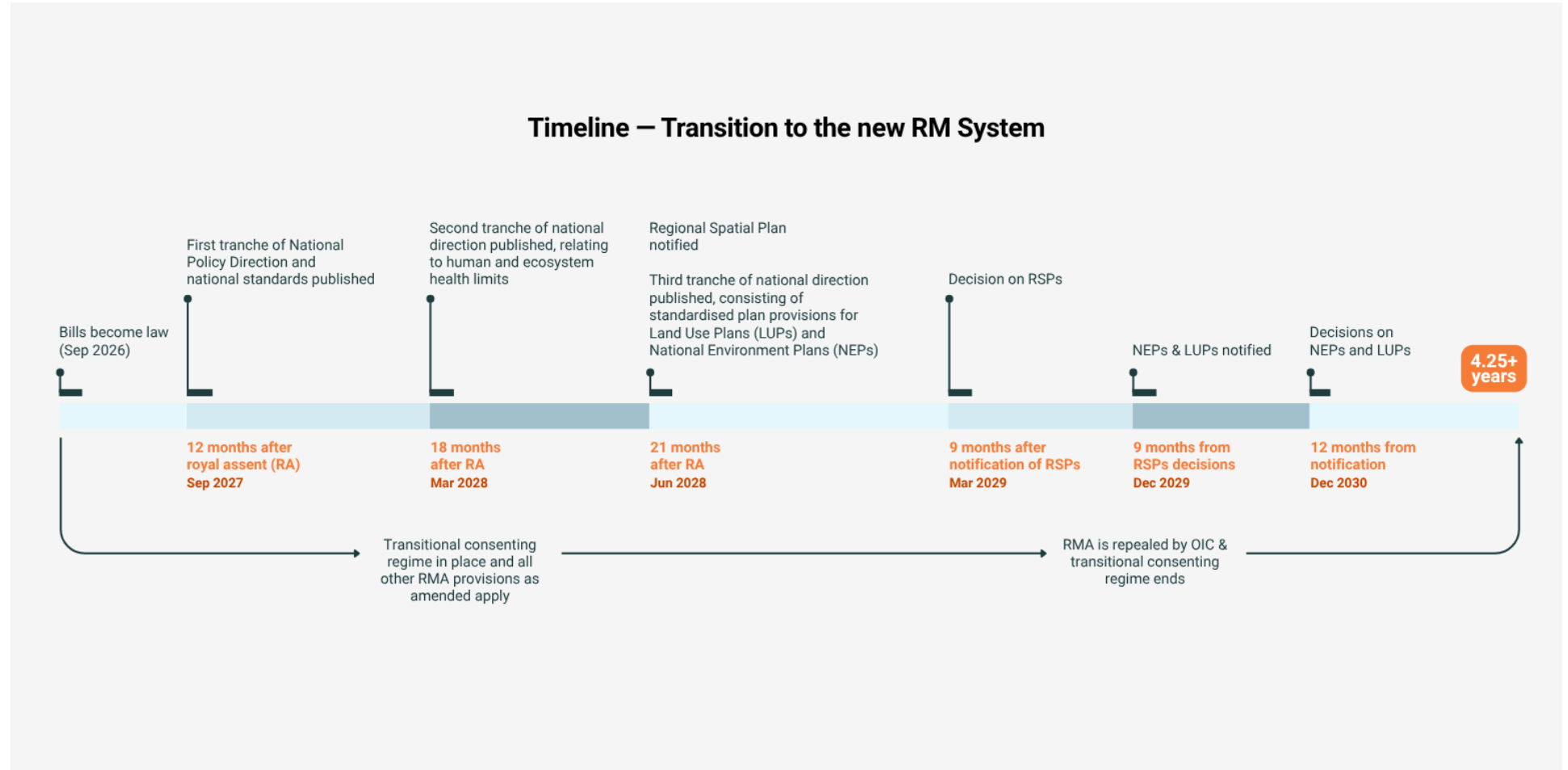


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◊ Scope of Minister's decision-making is limited by Schedule 2 Cl 27(1) to recommendations relating to nationally significant infrastructure and Crown-owned or Crown-funded assets, and nationally significant matters in the coastal marine area.

Timeline

- The Select Committee extended the transition period from 30 months to 39 months.
- Regional Spatial Plans must be publicly notified within 21 months of Royal Assent (currently expected by mid-2028).
- The full transition to the new planning system is expected to be completed by late 2029.



What to expect when – provisional* timeframe

Now/late 26
Building the foundations



New Bills refined, laying foundation for reform. Officials work with sector to understand needs. Transitional consenting period begins.

Late 2026/mid 2028
National instruments and spatial planning



National policy direction issued and spatial plans developed. Planning tribunal starts.

Mid 2028/2029
Digital and data improvements scale up



First regional combined plans, digital system is live, compliance frameworks in place.

2029+
System Transformation



Transitional period ends, a simpler, more consistent system, supported by better planning information and modern digital capability.