

Part 7

Heritage

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7.1 Introduction

The islands have a rich legacy of widely appreciated heritage resources, both natural and physical. The council has a responsibility to recognise and provide for these heritage resources for the experience and enjoyment of current and future generations. It also has a duty to preserve the intrinsic values and finite characteristics of these heritage resources from activities that may have an adverse effect on them and their values. These resources cover a wide spectrum – from sites of ecological significance, heritage buildings and geological features to sites of high archaeological value. The Plan addresses the heritage conservation and protection issues principally by detailed investigation, accurate identification and regulatory protection through scheduling.

7.2 Resource management issues

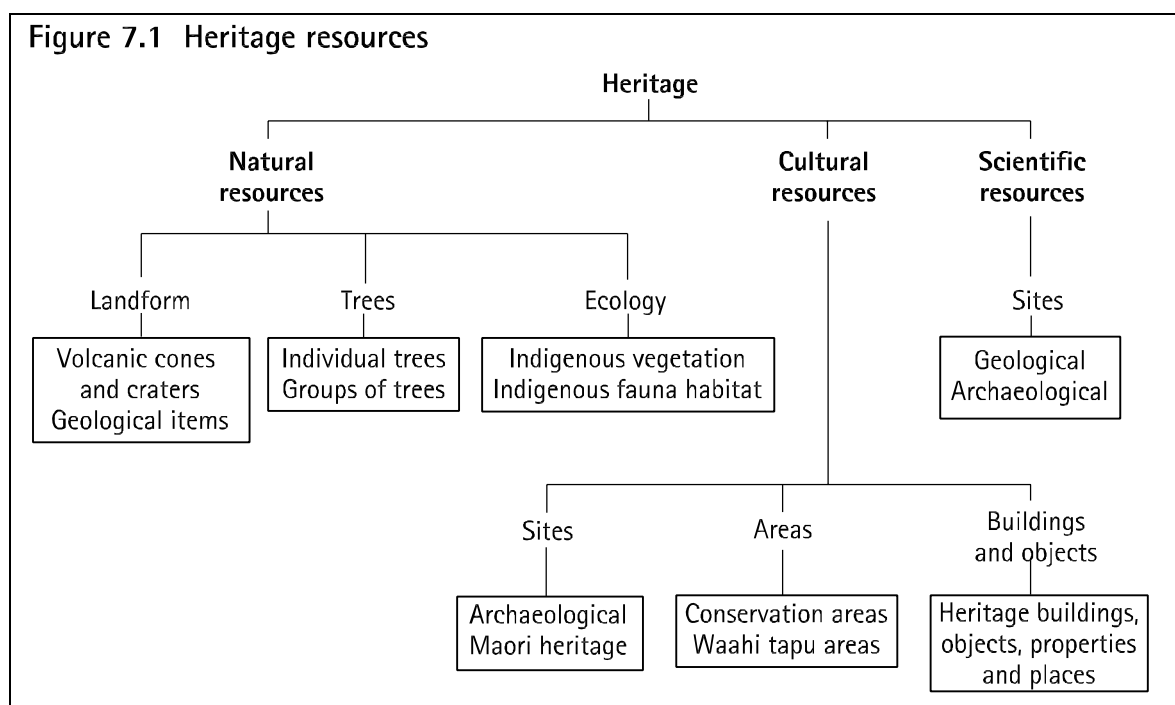
Heritage resources are an essential part of the cultural values of the islands. They serve to link successive generations. Their retention adds to the cultural experience and is part of an essential framework that helps inspire and bind the community. Heritage resources help create a sense of place, engender a sense of belonging and their retention can also promote economic benefits.

Considerable heritage resources are located within the islands. As a matter of national importance the council is required to recognise and provide for them. The purpose of protecting heritage resources in the Plan is to recognise associated heritage values, manage the effects of land use on heritage and to encourage protection of these values through appropriate techniques.

The Plan must therefore provide for the protection of a number of heritage resources. To achieve this the Plan must, within the broad purpose of the RMA:

- identify and evaluate those heritage resources worthy of preservation, and
- adopt suitable measures to secure the preservation of the identified heritage resources.

Heritage resources can be put into three broad groupings – natural, cultural and scientific resources. This is illustrated in figure 7.1. There is some overlap between the groupings.



7.2.1 Natural resources

The islands are appreciated for their unique natural qualities which contribute to their regional, national and international significance. These qualities include ecologically significant sites for both flora and fauna, individual and groups of trees and the remnants of past volcanic activity. Many of these natural resources have been depleted by a variety of land uses, especially in the inner islands. In order that these unique natural resources are maintained for the benefit of present and future generations, they must be adequately and appropriately protected. In doing so a balance must be struck between the need for total protection and the economic and social needs of the islands' communities.

Principal issue

How to ensure that ecologically significant sites and notable trees which have been depleted by a variety of land uses will be adequately protected by the Plan.

7.2.2 Cultural resources

7.2.2.1 Heritage sites

There are significant Maori and European archaeological and Maori heritage sites in the islands. Many of these have not been accurately identified in the past in previous planning documents. Also, surface evidence may be obscure, or absent and many sites are fragile and susceptible to damage. Heritage sites have therefore been at risk due to poor identification, lack of awareness by property owners that their properties may contain heritage resources and their fragile nature. This means that they may be inadvertently damaged or destroyed.

Principal issue

How to ensure that where the preservation of cultural resources can be ensured and disclosure will not put the items at risk, that they are adequately protected through the Plan.

7.2.2.2 Heritage buildings, objects, properties and places of special value

There are a limited number of heritage buildings, objects, properties and places in the islands. However, those that remain are an important cultural link to the past and provide a unique, non renewable resource that should be protected and conserved for present and future generations. Most heritage buildings or objects are in private ownership. The susceptibility to change through neglect, decay or their partial or total destruction means these heritage resources are at risk.

Principal issue

How to provide mechanisms in the Plan to encourage and promote the conservation of identified heritage resources, while avoiding the diminution or loss of the resource.

7.2.3 Scientific resources

The islands abound with a rich variety of geological and archaeological features. Many of these have particular scientific and educational value. As such, they can provide important scientific and educational information for future generations. Scientific resources have been at risk due to poor identification, lack of awareness by property owners that their properties may contain heritage resources and their fragile nature. This means that some of these scientific resources may be inadvertently damaged or destroyed.

Principal issue

How to ensure that scientific heritage resources are adequately protected by the Plan.

7.3 Objective

To recognise and protect heritage resources of natural, cultural and scientific value.

Policies

1. By identifying, assessing and scheduling significant heritage resources in the Plan.

2. By controlling the use and development of natural and physical resources in a manner that preserves and protects the scheduled heritage resource, and its scheduled site surrounds.

7.4 Resource management strategy

The principal strategy is to systematically identify, evaluate and protect significant heritage resources, predominantly by scheduling them.

7.4.1 Scheduling

As part of its role in the preservation, protection and conservation of its valued features in the islands' environment, the Plan identifies certain natural, cultural and scientific resources as being significant and worthy of protection. These items are listed in [appendix 1 – Heritage schedules for the inner islands](#) and [appendix 2 – Heritage schedules for the outer islands](#).

7.4.2 Other heritage protection methods

The council uses other methods for maintenance and protection of its heritage resource, such as subdivisions which protect significant environmental features, heritage orders, education, advocacy, economic incentives and land acquisition. It is noted that the rules are focussed on sites and features that have been identified, assessed and scheduled. There may be other sites and features which are not known to council but which are identified under a particular land use proposal and are deserving of consideration under the RMA. The extent to which such sites and features may be relevant will depend on the nature of any proposed land use and any resource consent that may be required for that land use.

7.4.3 Subdivision

[Part 12 – Subdivision](#) controls the subdivision of sites that contain heritage features. It is also noted that within particular land units the council may consent to subdivision of land to create lots that will protect significant environment features. This approach is also outlined in [part 12 – Subdivision](#).

7.4.4 Heritage assessments

At the time of notification of the Plan it was not possible to identify and assess the heritage items for all the islands. Therefore no new heritage items have been identified for the following:

- All the outer islands
- Inner islands
 - Archaeology – Ponui, Motuihe, Pakihi, Rangitoto, Motutapu, the Noises and Browns Island (Motukorea) and Karamuramu.
 - Buildings, objects, properties and places – Ponui, Pakihi, Motuihe, Browns Island (Motukorea), Motutapu, Pakatoa and Karamuramu.
 - Ecology – Ponui, Pakihi and Karamuramu.
 - Geology – Ponui, Pakihi, Motutapu, the Noises and Karamuramu.
 - Trees – Pakatoa, Ponui, Pakihi, Motuihe, Browns Island (Motukorea), Rangitoto, Motutapu, Rakino, the Noises and Karamuramu.

Any heritage items on these islands which were scheduled in the previous district plan have been carried over without further detailed evaluation.

A variation or plan change will be introduced to the Plan so that additional heritage resources on these islands will be recognised and protected in the future. As noted in [clause 7.13](#) no Maori heritage sites have been identified.

7.5 Roles and responsibilities

Section 6 of the RMA states the matters of national importance that must be recognised and provided for by all persons exercising functions and powers under the RMA. These matters of

national importance have considerable significance in relation to heritage issues and provide direction on heritage protection. The council is also a heritage protection authority under section 187 of the RMA and under the Reserves Act 1977, as is the ARC.

Some heritage resources, particularly geological features, are located below mean high water springs and therefore fall within the ARC's authority. Some of the heritage diagrams in [appendix 1 – Heritage schedules for the inner islands](#) and [appendix 2 – Heritage schedules for the outer islands](#) may include part of the item which extends below mean high water springs and is therefore outside the jurisdiction for which this Plan applies. Any areas below mean high water springs are indicative only and are shown for information purposes only.

The role of the New Zealand Historic Places Trust relates to the recognition, protection and promotion of New Zealand's historic and cultural heritage. Their role is outlined in the Historic Places Act 1993.

The Department of Conservation is primarily responsible for managing the natural heritage resources located within the crown owned estate under the Conservation Act 1987, the Reserves Act 1977 and Wildlife Act 1953. Significant parts of the islands are located within the conservation estate administered by DOC. DOC also has roles and responsibilities for heritage resources located within the coastal marine area.

The appendices of scheduled items include some areas within the DOC estate. This scheduling in the Plan does not seek to supplant the role of DOC as a consent authority for these areas. Instead it establishes a coherent, comparative level of evaluation of these items in exactly the same manner as occurs for heritage items outside DOC estate.

7.6 Notification requirements for restricted discretionary activities

Within this part of the Plan, except as provided for by section 94C(2) of the RMA, applications for a resource consent for restricted discretionary activities will be considered without public notification or the need to obtain written approval of or serve notice on affected persons (in accordance with section 94D(2) and (3) of the RMA).

7.7 Types of heritage items

The specific provisions for each of the heritage types are set out in separate topics in this part of the Plan as follows:

- archaeological sites
- buildings, objects, properties and places of special value
- conservation areas
- ecologically significant sites
- geological items
- Maori heritage sites
- trees.

7.8 Archaeological sites

The archaeological heritage of the islands comprises an underlying and often invisible record of past human activity. Archaeological sites are a fragile cultural resource containing scientific, cultural or historic evidence of the exploration, occupation, settlement and development of this area by indigenous and early European peoples.

Archaeological sites are characterised by the presence of physical remains, evidence or structures and modified landscapes and, by definition, include surface and subsurface components. However, surface evidence on such sites may be obscure, or absent.

The Plan identifies particular sites that are considered to be significant and worthy of preservation and their protection will assist council in achieving the purpose of the RMA.

7.8.1 The archaeological provisions of the Historic Places Act

An archaeological site is defined under the Historic Places Act 1993 as a place associated with human activity that occurred before 1900, or may be able through investigation by archaeological methods to provide evidence relating to the history of New Zealand. Not all archaeological sites within the islands have been scheduled in the Plan. All known archaeological sites were evaluated against the criteria as outlined in [clause 7.8.4](#). However only those sites that have sufficient heritage value to warrant scheduling have been protected in the Plan. Notwithstanding this, those archaeological sites that did not have sufficient heritage value to warrant scheduling in the Plan are still protected by the provisions of the Historic Places Act 1993. The council intends to produce a document containing information about known archaeological sites in the inner islands which have not been scheduled in the Plan.

7.8.2 Issue

How to ensure that the archaeological heritage of the islands which has important scientific, cultural or historic value is adequately protected by the Plan.

7.8.3 Objective

To protect significant archaeological sites which contribute to the islands' heritage, knowledge and appreciation of the past.

Policies

1. By identifying and scheduling archaeological sites significant for their historic, cultural, scientific and visual amenity value.
2. By retaining scheduled archaeological sites which contribute to the historic, cultural, scientific and visual amenity values of the islands.
3. By ensuring that land use and development does not result in the damage or destruction of scheduled archaeological sites and their scheduled site surrounds.
4. By avoiding a reduction in the heritage values associated with scheduled archaeological sites and their scheduled site surrounds.

7.8.4 Criteria for scheduling archaeological sites

To determine whether an archaeological site is worthy of protection in the Plan, it has been assessed and evaluated against the criteria for scheduling archaeological sites listed in [appendix 4 – Criteria for scheduling heritage items](#):

The evaluation criteria are also used to determine whether a site is a category A, or category B item.

7.8.4.1 Category A

These are extremely valuable archaeological sites that, when assessed against the relevant criteria, were considered to have heritage significance beyond their immediate surrounds. Their loss or degradation would be unacceptable in terms of achieving the purpose of the RMA. These sites therefore need to be preserved.

7.8.4.2 Category B

Although these sites are considered to be less significant than category A sites, it is still important for the features to be protected from inappropriate use and development, having regard to the effect of a proposal on the heritage values of the scheduled item, and the applicant's objectives and reasons for the proposed use or development. Therefore, the partial loss or modification of category B sites may be acceptable where there is no alternative and everything has been done to avoid, remedy or mitigate any adverse effects.

7.8.5 Rules for archaeological sites

The rules for the archaeological sites with a category A rating are outlined in table 7.1. The rules for category B sites are in table 7.2.

To use these tables it is necessary to know the management group type for the site, as well as whether it is category A or B. That information can be found in [appendix 1a – Schedule of archaeological sites – inner islands](#) and [appendix 2a – Schedule of archaeological sites – outer islands](#).

Management group types

In the tables below, columns A-F indicate the following management group types:

A =Archaeological earthworks – large scale

Pa and large settlement sites with complex and varied features which could include ditches banks, terraces, pits botanical sites and midden capable of contributing significantly to our regional history

B =Archaeological earthworks – small scale

Smaller settlement sites with a varied array of features which could include terraces, pits, botanical sites and midden capable of contributing to our regional history

C =Buildings and other structures

Sites which include the remains of buildings and other structures on the land which could include stone features or the remains of historical industries such as mine adits

D =Burials

Burial grounds, including demarcated cemeteries, urupa and individual burials

E =Archaeological deposits

Deposits of food, cooking debris, or deposition of artefacts associated with settlement or use of landscape (includes midden, stone working floors)

F = Maritime

Sites with the remains relating to New Zealand's maritime past. Sites are generally partly or completely within water ways

Table 7.1: Activity table for category A scheduled archaeological sites

Activities	Management group type					
	A	B	C	D	E	F
1. Erecting buildings or structures, or planting vegetation that will obstruct views of scheduled features within a scheduled site surround	RD	RD	RD	RD	RD	n/a
2. All and any earthworks	D	D	RD	D	D	RD
3. External alterations or additions to existing buildings and the construction and/or relocation of new buildings	D	D	D	D	D	D
4. Roading construction or modification	D	D	D	D	D	n/a
5. Footpath construction or modification	RD	RD	RD	RD	RD	n/a
6. Construction of fences or walls other than post and wire fences	D	D	D	D	RD	n/a
7. Construction of post and wire fences	RD	RD	RD	RD	RD	n/a
8. Construction, replacement or upgrading of utility services by trenching, underground thrusting or directional drilling	RD	RD	RD	RD	RD	RD
9. Planting any vegetation on the scheduled site	RD	RD	RD	RD	RD	n/a
10. Archaeological investigation	RD	RD	RD	RD	RD	RD
11. Grazing by heavy animals – ie cattle, horses	Pr	Pr	RD	RD	Pr	n/a
12. Grazing by light animals – ie sheep	P	P	P	P	P	n/a
13. Works or activities within the scheduled site surrounds	RD	RD	RD	RD	RD	RD

Legend:

P = Permitted
 RD = Restricted discretionary
 D = Discretionary
 Pr = Prohibited
 n/a = Not applicable

Notes:

- The management group types listed above describe the various features that may be present on an archaeological site. Some archaeological sites may have two or more management group types present. When this occurs the more restrictive provisions will apply.
- See [clause 7.6](#) for notification requirements for restricted discretionary activities.

Table 7.2: Activity table for category B scheduled archaeological sites

Activities	Management group type					
	A	B	C	D	E	F
1. Erecting buildings or structures, or planting vegetation that will obstruct views of scheduled features within a scheduled site surround	RD	RD	RD	RD	RD	n/a
2. All and any earthworks	RD	RD	RD	D	RD	RD
3. External alterations and additions to existing buildings and the construction and/or relocation of new buildings	RD	RD	D	RD	D	RD
4. Roading construction and modification	RD	RD	RD	RD	RD	n/a
5. Footpath construction or modifications	RD	RD	RD	RD	RD	n/a
6. Construction of post or walls other than post and wire fences	D	D	RD	D	RD	n/a
7. Construction of post and wire fences	RD	RD	RD	RD	RD	n/a
8. Construction, replacement or upgrading of utility services by trenching, underground thrusting or directional drilling	RD	RD	RD	RD	RD	RD
9. Planting any vegetation on the scheduled site	RD	RD	RD	RD	RD	n/a
10. Archaeological investigation	RD	RD	RD	RD	RD	RD
11. Grazing by heavy animals – ie cattle; horses	NC	NC	RD	RD	Pr	n/a
12. Grazing by light animals – ie sheep	P	P	P	P	P	n/a
13. Works or activities within the scheduled site surrounds	RD	RD	RD	RD	RD	RD

Legend:

P = Permitted
 RD = Restricted discretionary
 D = Discretionary
 NC = Non-complying
 Pr = Prohibited
 n/a = Not applicable

Notes:

- The management group types listed above describe the various features that may be present on an archaeological site. Some archaeological sites may have two or more management group types present. When this occurs the more restrictive provisions will apply.
- See [clause 7.6](#) for notification requirements for restricted discretionary activities.

7.8.6 Matters of discretion for restricted discretionary activities

The council has restricted its discretion for restricted discretionary activities to considering the following matters:

1. The extent to which the application is consistent with objectives and policies for archaeological sites, and the overall heritage objectives.
2. An archaeologist's assessment, including the effect on the archaeological values of the site and the values for which the site has been scheduled.
3. Whether the modification is necessary, and any alternative methods and location available to the applicant for carrying out the work or activities.
4. Whether there is sufficient time and expertise to record the features to be modified.
5. The provisions of any relevant management plan or conservation plan relating to the site.
6. The extent to which the application is consistent with the provisions of the ICOMOS NZ charter for the protection and management of the archaeological heritage (1990), where appropriate. This criterion includes references to associated documents, with the exception that the reference to the Venice Charter 1966 shall be substituted by equivalent reference to the ICOMOS NZ charter for the conservation of places of cultural heritage value (refer [appendix 5](#)).

7.9 Buildings, objects, properties and places of special value

The heritage buildings, objects, properties and places of special value in the islands are an important cultural link with the past. They are a unique, non-renewable resource that should be protected and preserved for present and future generations.

As part of its role in the preservation, protection and conservation of valued heritage items in the islands' physical environment, the Plan identifies and protects certain individual buildings, objects, properties and places of special value worthy of protection in the public interest.

7.9.1 Issue

How to prevent the potential loss of heritage buildings, objects, properties and places of special value which make an important contribution to the heritage of the islands.

7.9.2 Objective

To systematically recognise and protect buildings, objects, properties and places of special value valued as part of the islands' heritage.

Policies

1. By identifying, evaluating and scheduling buildings, objects, properties and places of special value that have heritage significance.
2. By avoiding the substantial demolition of scheduled buildings, objects, properties and places of special value.
3. By avoiding any modification of scheduled buildings, objects, properties and places of special value that detracts from the heritage values for which the item is scheduled.
4. By ensuring that land use and development does not detract from the values, or result in the damage or destruction of scheduled buildings, objects, properties or places of special value and their scheduled site surrounds.
5. By providing for the reuse of scheduled buildings, objects, properties and places of special value while ensuring that the heritage values and features for which they are scheduled are not impaired or destroyed.
6. By controlling activities and works in defined areas surrounding scheduled buildings, objects, properties or places of special value to ensure that they do not detract from the heritage values for which the item is scheduled.

7.9.3 Criteria for evaluating buildings, objects, properties and places of special value

To determine whether a building, object, property or place of special value is worthy of protection in the Plan, potential items have been evaluated against the criteria listed in [appendix 4 – Criteria for scheduling heritage items](#).

The evaluation criteria are also used to determine whether a building, object, property or place of special value is a category A or B item.

7.9.3.1 Category A

This category includes heritage buildings, objects, properties or places of special value (or parts of these) which have architectural, historical and social significance well beyond their immediate environs. It is important that items listed in category A are protected from total or substantial demolition. Lesser work may be carried out as a discretionary activity subject to criteria. Category A classification gives protection to the interior and exterior of the building, object or place together with the site on which it is located, as noted in [appendix 1b – Schedule of buildings, objects, properties and places of special value – inner islands](#) or [appendix 2b – Schedule of buildings, objects, properties and places of special value – outer islands](#). The total demolition of category A heritage items is a prohibited activity in the Plan. Category A items are expected to survive without significant or damaging visible changes.

7.9.3.2 Category B

This category includes heritage buildings, objects, properties or places of special value (or parts of these) of such quality and character that, although less significant than category A items, they should not be removed, damaged or altered unless there is a sound and proper reason having regard to the effect of the proposal on the heritage values of the scheduled item and the applicant's objectives and reasons for the proposal. A category B classification gives Plan protection to the exterior of the building or object together with such other elements (eg interior, site), as are particularly specified in the schedule.

7.9.4 Rules for buildings, objects, properties, and places of special value

7.9.4.1 Permitted activities

The following activities are permitted in relation to any category A and B scheduled buildings, objects, properties or places of special value.

1. Any of the following works undertaken with similar materials and appearance (including colours) to when the scheduled item was established:
 - redecoration
 - maintenance
 - repair.
2. Any change of use otherwise permitted on the site.
3. In relation to scheduled site surrounds, routine maintenance including all normal work required to use, maintain, and enjoy existing garden or landscape features or structures and to make minimal modifications or additions to these features or structures (but excluding substantial new structures, buildings or excavations).
4. In relation to a scheduled interior, routine maintenance including all normal work required to use, maintain and enjoy the existing fittings, decoration, trim, surfaces, materials or structures and to make minimal modifications or additions to these (excluding demolition or substantial new work).

7.9.4.2 Discretionary activities

The following are discretionary activities:

1. Any alteration or modification to a category A item, where the work does not amount to substantial demolition as defined in [clause 7.9.4.3](#).
2. The destruction, removal, addition to, alteration of, modification to, or damage to any part of a category B scheduled building, object, property or place of special value unless otherwise provided for as a permitted activity.
3. Any use or work within the site surrounds, unless otherwise provided for as a permitted activity. This includes:
 - a. Positioning, constructing or raising any structure above or below the ground.
 - b. Earthworks
 - i. exceeding a total volume of 10m³, or
 - ii. affecting a surface area greater than 10m² on any one site or in any one earthworks operation.

7.9.4.3 Non-complying activities

The following are non-complying activities:

1. The substantial demolition of a category A item.
In this rule, the matters to be taken into account when considering whether proposed demolition constitutes "substantial demolition" include (but are not limited to):
 - a. The size of the part of the item which is to be demolished.
 - b. The relative proportion of the part of the item which is to be demolished, compared to the item as a whole.
 - c. The significance of the part of the item which is to be demolished and as identified in an approved heritage assessment or conservation plan. Demolition or removal of elements of exceptional significance is prohibited.
 - d. The effect that demolishing part of the item will have on the nature and character of the item as a whole.
2. Any proposal which would result in the category A item being re-scored below the category A threshold.

This rule does not apply to the site surrounds (including buildings or structures in the site surrounds) of scheduled buildings.

7.9.4.4 Prohibited activities

The total demolition of a category A item is a prohibited activity and no application for a resource consent will be considered for such an activity.

7.9.5 Assessment criteria for discretionary activities

The council's assessment of an application for a discretionary activity will include consideration of the following matters:

1. The extent to which the removal of later unsympathetic additions will detract from the assessed heritage values for which the item was scheduled.
2. The degree to which the nature, form and extent of the proposed development, alteration or change will adversely affect the heritage values of the scheduled item. In considering this regard will be given to the category in which the heritage item is scheduled and the values for which it was scheduled.
3. Whether any alternative methods were considered to achieve the applicant's objectives.

4. Whether the application is consistent with the provisions of the ICOMOS New Zealand charter for the conservation of places of cultural heritage value (refer [appendix 5](#)).
5. Whether the proposal is consistent with a current conservation plan or heritage assessment and more particularly the stated conservation policies and strategies for the item. These policies and strategies will form the basis of the council's heritage approach.
6. The extent to which it is necessary to balance heritage objectives with other resource management issues.
7. The extent to which the form, mass, scale, proportion and materials of new work will be compatible with the original building and not ignore, detract from, compete with or dominate the character of the scheduled item.
8. The degree to which the colour and texture of new work detracts from, competes with or dominates the character of the scheduled item.
9. Whether the location of the new work on the site, detracts from, competes with or dominates the character of the scheduled item and site surrounds.
10. Whether any evidence has been presented by the owner(s) about the consequences to the owner(s) of the scheduling, or other compelling reasons indicating why the work is necessary.

7.9.6 Conservation plans and heritage assessments

All resource consent applications for category A buildings, objects, properties and places of special value must include a conservation plan. A conservation plan should collate the origins and history of a scheduled item, the cultural value of the item as a whole and its various parts. The conservation plan should propose policies to be observed before significant work or alterations are considered.

The conservation plan, and more particularly the stated conservation policies and strategies for the property, will form the basis of the council's heritage assessment of the effects on the heritage item.

Conservation plans must include:

- A statement of the significance of the heritage item.
- The physical condition and structural integrity of an item.
- The physical conservation, action and care necessary for retaining or revealing the heritage significance – this may include maintenance, reconstruction or restoration.
- Activities which may be compatible with the protection of the heritage item, and those which may be constrained by them.
- Policies and strategies to enable the cultural significance of a place to be retained.

In producing a conservation plan, applicants can be guided by the document "The Conservation Plan" by James Semple Kerr, National Trust, New South Wales – Fourth (Australia and New Zealand) Edition 1996. The NZ Historic Places Trust "Guidelines for preparing conservation plans (1994)" is an acceptable alternative guide to the Kerr model. The council will evaluate the completeness and quality of the conservation plan as a part of the information required for an application for resource consent.

Where resource consent is required for works to a category B scheduled item then, as an alternative to a conservation plan, a heritage assessment is acceptable. A heritage assessment includes a brief history and record of the building, and an assessment of the significance of the building and its parts.

7.10 Conservation areas

It is recognised that in the islands there are certain areas which display a particular character which collectively may have sufficient heritage value to warrant protection in the Plan. Such areas may be characterised by a significant concentration and continuity of sites, buildings, structures, objects

or landscape characters united historically or aesthetically by form or physical character. The area may be of value for historical, architectural, archaeological, geological, ecological, cultural, or other reasons.

The intention of conservation areas is to maintain the unique character of the whole area against development, demolition or other works which are not in sympathy with the era, style or character to be conserved. Conservation areas may include individual heritage items which are scheduled in their own right for protection.

The Plan identifies one conservation area in the islands. It is defined by the map contained in [appendix 1c – Schedule of conservation areas – inner islands](#) and relates to Omiha (Rocky Bay), on Waiheke. A character statement for the Rocky Bay conservation area is contained in [appendix 3 – Character statements for conservation areas](#). Other conservation areas may be added to the Plan by means of plan changes, as further information becomes available.

7.10.1 Issue

How to protect areas which are susceptible to change through development which may deplete the collective character that defines them.

7.10.2 Objective

To identify, protect and enhance areas of significant historic, scientific or public interest or value.

Policies

1. By identifying, assessing and documenting appropriate localities as conservation areas.
2. By ensuring that land use and development within the conservation area does not detract from the values for which it was protected.
3. By retaining the heritage character and value of the conservation area.

7.10.3 Criteria for evaluating conservation areas

The Plan recognises the value of conservation areas as heritage assets and has adopted a system of identifying and protecting them. In determining whether localities are worthy of recognition and protection as conservation areas, the criteria for evaluating conservation areas listed in [appendix 4 – Criteria for scheduling heritage items](#) are considered.

7.10.4 Rules for conservation areas

7.10.4.1 Permitted activities

The following are permitted activities:

1. The redecoration, repair and/or alteration of any existing fabric or detailing carried out in a manner and design, and with similar materials to those originally used.
2. Internal redecoration, repair or alterations.
3. Any change of use otherwise permitted by the Plan.
4. The minimal trimming or maintenance of any vegetation within a conservation area with hand-operated secateurs.

7.10.4.2 Restricted discretionary activities

The following are restricted discretionary activities:

1. Demolishing, removing or modifying an existing building, structure, vegetation, or feature, including any works in the street environment.
2. Constructing a new building within a conservation area.

Matters of discretion

The council has restricted its discretion to considering the following matters:

1. The nature, form and extent of the development, alteration or change and its effect on the particular character of the conservation area.
2. Evidence presented as to the compelling reasons why the work is necessary.
3. Provisions of the ICOMOS New Zealand charter for the conservation of places of cultural heritage value (refer [appendix 5](#)) where appropriate.
4. Demonstration that any demolition or removal of a building will not significantly affect the streetscape appearance of the conservation area and will not destroy the conservation area's unified entity.
5. Consideration of the proposal against the relevant character statement in [appendix 3 – Character statements for conservation areas](#).
6. Whether the proposed activity will positively enhance the protection and maintenance of the building in a manner in keeping with the particular character of the conservation area.
7. Whether the proposal is consistent with the relevant heritage objectives and policies.
8. Whether the proposal detracts from the particular character of the conservation area.

See [clause 7.6](#) for notification requirements for restricted discretionary activities.

7.11 Ecologically significant sites

The islands contain a number of important and distinctive natural features of ecological significance. These are described in the Plan as sites of ecological significance and sensitive areas. Sensitive areas apply to the outer islands only, but sites of ecological significance apply to both the inner and outer islands. At the time of notification of the Plan the ecological values of the outer islands had not been re-evaluated. The areas defined as sensitive areas and sites of ecological significance in the outer islands were therefore carried over from the previous district plan. In areas where the land unit rules are more restrictive than the rules applying to sensitive areas, the sensitive areas have not been carried over.

These sites of ecological significance and sensitive areas make up an important part of the natural heritage and character of the islands, as such the most significant examples require scheduling. The ecological values include indigenous plants, the habitat of indigenous fauna, threatened species and their habitat and the protective functions vegetation may have on habitat, soils, steep land or water. Sensitive areas are the more sensitive parts of the indigenous vegetation outside the sites of ecological significance. They include fragile ecosystems and pockets of mature forest.

The extent and variety of these sites of ecological significance and sensitive areas need to be conserved and their qualities maintained. The importance of protecting ecological values is outlined in section 6(c) of the RMA which, as a matter of national importance, requires the protection of areas of significant indigenous vegetation and significant habitats of indigenous fauna. In order to fulfill its role outlined in the RMA the council has identified certain areas as being significant and worthy of protection.

7.11.1 Issues

How to ensure that ecologically significant sites, which have been depleted by a variety of land uses, will be adequately protected by the Plan.

7.11.2 Objective

To identify, recognise and protect sites of ecological significance and sensitive areas within the islands.

Policies

1. By identifying, evaluating and protecting sites of ecological significance and sensitive areas in public and private ownership.
2. By protecting sites of ecological significance and sensitive areas in a manner that retains the value of the scheduled item.
3. By ensuring that land use and development does not result in damage to sites of ecological significance and sensitive areas.
4. By avoiding the loss of threatened or protected species within sites of ecological significance and sensitive areas.

7.11.3 Criteria for scheduling sites of ecological significance

The Plan recognises the value of sites of ecological significance as heritage assets and has adopted a system of identifying and protecting them. The sites of ecological significance are listed in [appendix 1d – Schedule of sites of ecological significance – inner islands](#) and [appendix 2d – Schedule of sites of ecological significance and sensitive areas – outer islands](#).

In determining whether sites with ecological values are worthy of recognition and protection as scheduled sites, they have been evaluated against the criteria listed in [appendix 4 – Criteria for scheduling heritage items](#).

7.11.4 Rules for ecologically significant sites

7.11.4.1 Restricted discretionary activities

Where a site is wholly contained in any site of ecological significance or sensitive area; or where a site is partially contained in a site of ecological significance or sensitive area to the extent that less than 1000m² of land is available for land use activities outside the site of ecological significance or sensitive area then:

Clearance or modification of vegetation to provide a building platform, effluent disposal system and accessway is a restricted discretionary activity.

Matters of discretion

The council has restricted its discretion to considering the following matters:

1. The location and extent of the building platform.
2. The location, type, length and width of accessway. Note: control over the type of accessway may extend to requiring bridges. Where an accessway is not considered suitable the council may require the applicant to provide a roadside parking platform rather than an accessway.
3. The location and type of effluent disposal system.

See [clause 7.6](#) for notification requirements for restricted discretionary activities.

7.11.4.2 Discretionary activities

The following are discretionary activities:

1. Any proposal to cut, damage, alter or destroy any indigenous plant (including its roots) within a scheduled site of ecological significance or sensitive area.
2. Any works within the dripline of any tree or lower canopy plant within a scheduled site of ecological significance or sensitive area.

7.11.5 Assessment criteria for discretionary activities

The council's assessment of an application for a discretionary activity will include consideration of the following matters:

1. The extent to which the proposed activity is consistent with the relevant objectives and policies.
2. Whether proposed activity will adversely affect the values for which the site of ecological significance or sensitive area has been protected.
3. The extent to which the nature, extent, timing and method of modification or destruction will adversely affect the site of ecological significance, or sensitive area.
4. Whether the proposed activity adversely affects the biodiversity values of adjacent terrestrial, freshwater or saline environments.
5. Whether the proposed activity adversely affects water quality, or slope stability.
6. The extent to which modification or destruction of the site of ecological significance or sensitive area is likely to have an adverse effect on its natural character.

7.12 Geological items

The islands abound with a diverse range of geological items that contribute to its distinctive qualities. The Plan provides for the protection of geological items which are significant for their scientific, integrity, educational and historic values. Significant examples require identification and scheduling.

7.12.1 Issues

1. How to recognise and protect the unique nature of the islands' geological resources.
2. How to protect geological items which may be dynamic, extremely fragile or difficult to identify. Development of these items may result in their partial or total destruction, causing them to be lost forever.

7.12.2 Objective

To identify, recognise and protect valuable geological items which contribute to the islands' heritage.

Policies

1. By assessing, evaluating and scheduling geological items significant for their scientific and geological context, integrity, educational and historical association value.
2. By ensuring that land use and development does not result in the damage or destruction of scheduled geological sites and their scheduled site surrounds.
3. By avoiding a reduction in the heritage values associated with scheduled geological sites and their scheduled site surrounds.

7.12.3 Criteria for evaluating geological items

To determine whether a geological item is worthy of protection in the Plan, potential items have been evaluated against of the criteria listed in [appendix 4 – Criteria for scheduling heritage items](#).

The evaluation criteria are also used to determine whether a geological item is a category A, or category B.

7.12.3.1 Category A

These are extremely valuable geological items that when assessed against the relevant criteria were considered to have heritage significance beyond their immediate surrounds. Their loss or degradation would be unacceptable in terms of achieving the purpose of the RMA. These geological items therefore need to be preserved.

7.12.3.2 Category B

Although these geological items are considered to be less significant than category A items, it is still important for the features to be protected from inappropriate use and development, having

regard to the effect of the proposal on the heritage values of the scheduled item, and the applicants objectives and reasons for the proposal. Therefore, the partial loss or modification of category B item may be acceptable where there is no alternative and everything has been done to avoid, remedy or mitigate any adverse effects.

7.12.4 Rules for geological items

The rules for geological items with a category A rating are outlined in table 7.3. The rules for category B items are in table 7.4.

To use these tables it is necessary to know the feature type for the item, as well as whether it is category A or B. That information can be found in [appendix 1e – Schedule of geological items – inner islands](#) and [appendix 2e – Schedule of geological items – outer islands](#).

Feature type

In the following tables, the columns A–G indicate the following feature types:

A = Large landforms

Landforms that are sufficiently large and robust to withstand small scale earthworks or constructions without significant impact, eg scoria cone

B = Smaller more fragile landforms

Small landforms or other features that could be damaged or destroyed by relatively small scale earthworks or constructions, eg rock stack, hornito

C = Dynamic landforms and features

Landforms or features that rely on the continuation of natural physical processes beyond the feature for their continued existence, eg shell spit, sand dune, spring

D = Exposures of geological material

Natural or human-made exposures that are sufficiently large and robust that small scale earthworks or rock sampling will have no significant impact, eg South Rotoroa boxwork weathering

E = Fragile exposures of geological material

Small natural or human-made exposures or high value portions of exposures that could be damaged or destroyed by small scale earthworks, sampling or construction, eg Flax Point baked sediment

F = Caves

Caves (including entrances and host land within a 5m radius of the cave in all directions) may, depending upon their depth underground, be susceptible to damage from significant earthworks or constructions above them, or from changes in their catchments, eg lava caves, sea caves.

G = Boulder fields

Boulder fields, eg Stony Batter

Table 7.3: Activity table for category A scheduled geological items

Activities	Feature type						
	A	B	C	D	E	F	G
1. Erecting buildings or structures, or planting vegetation that will obstruct views of scheduled features within a scheduled site surround	RD	RD	RD	RD	RD	RD	RD
2. Earthworks greater than 2m ³	D	Pr	D	D	D	D	Pr
3. Earthworks less than or equal to 2m ³	P	D	D	D	D	RD	D
4. External alterations or additions to existing buildings and the construction and/or relocation of new buildings	D	Pr	D	D	Pr	D	Pr
5. Roading construction	D	Pr	D	D	Pr	RD	D
6. Footpath construction	RD	D	D	D	D	RD	D
7. Construction of fences or walls other than post and wire fences	RD	Pr	D	D	Pr	RD	NC
8. Construction of post and wire fences	RD	RD	RD	RD	D	RD	P
9. Construction, replacement or upgrading of utility services by trenching	D	D	D	D	D	D	D
10. Construction, replacement or upgrading utility services by underground thrusting or directional drilling	RD	RD	RD	RD	RD	RD	RD
11. Planting any vegetation on the scheduled feature	D	D	Pr	RD	Pr	RD	NC
12. Geological sampling to a maximum of 1000cc	P	RD	P	P	RD	RD	RD
13. Grazing by heavy animals – ie cattle, horses, deer (excluding cave interiors)	RD	RD	RD	RD	RD	P	P
14. Grazing by light animals – ie sheep (excluding cave interiors)	P	RD	RD	P	RD	P	P
15. Works or activities within the scheduled site surrounds	RD	RD	RD	RD	RD	RD	RD

Legend:

P = Permitted
 RD = Restricted discretionary
 D = Discretionary
 NC = Non-complying
 Pr = Prohibited

Note:

See [clause 7.6](#) for notification requirements for restricted discretionary activities.

Table 7.4: Activity table for category B scheduled geological items

Activities	Feature type						
	A	B	C	D	E	F	G
1. Erecting buildings or structures, or planting vegetation that will obstruct views of scheduled features within a scheduled site surround	RD	RD	RD	RD	RD	RD	RD
2. Earthworks greater than 2m ³	D	D	D	D	D	D	D
3. Earthworks less than or equal to 2m ³	P	D	RD	RD	D	RD	P
4. External alterations or additions to existing buildings and the construction and/or relocation of new buildings.	D	D	D	D	Pr	RD	D
5. Roading construction	RD	NC	D	D	Pr	RD	RD
6. Footpath construction	RD	NC	D	D	NC	RD	RD
7. Construction of fences or walls other than post and wire fences	RD	D	D	D	D	RD	RD
8. Construction of post and wire fences	P	RD	RD	RD	D	RD	P
9. Construction, replacement or upgrading of utility services by trenching	D	D	D	D	D	D	D
10. Construction, replacement or upgrading utility services by underground thrusting or directional drilling	RD	RD	RD	RD	RD	RD	RD
11. Planting any vegetation on the scheduled feature	RD	D	D	D	NC	RD	RD
12. Geological sampling to a maximum of 1000cc	P	RD	P	P	RD	RD	P
13. Grazing by heavy animals - ie cattle, horses, deer (excluding cave interiors)	RD	RD	RD	RD	RD	P	P
14. Grazing by light animals - ie sheep (excluding cave interiors)	P	RD	RD	P	RD	P	P
15. Works or activities within scheduled site surrounds	RD	RD	RD	RD	RD	RD	RD

Legend:

P = Permitted
 RD = Restricted discretionary
 D = Discretionary
 NC = Non-complying
 Pr = Prohibited

Note:

See [clause 7.6](#) for notification requirements for restricted discretionary activities.

7.12.5 Matters of discretion and assessment criteria

For restricted discretionary activities, the council has restricted its discretion to considering the following matters:

1. Whether the nature, form and extent of the proposed works or activity adversely effects the feature or features for which the item was scheduled.
2. The extent to which the modification is necessary.
3. What alternative methods and locations are available to the applicant for carrying out the work or activities that do not involve a scheduled item.
4. The relevant objectives and policies of the Plan relating to heritage matters.
5. The purpose of the proposed works or activity and whether it has specific connections or relevance to the scheduled item.
6. The provisions of any relevant management plan.
7. The degree to which the feature or features have already been modified to the extent that further modification will not cause significant additional loss of geological information.

The council's assessment of an application for a discretionary activity will also include consideration of the matters listed above.

7.13 Maori heritage

The relationship of Maori and their culture and traditions to their ancestral lands, sites, waterways, waahi tapu, wai tapu, and other taonga is of national importance under the RMA. The Plan must therefore recognise and provide for that relationship. This can be done by identifying sites and areas of significance to Maori, and establishing appropriate protection.

At the time of notification of the Plan, Maori heritage sites were not included because essential information collected by the council about archaeological sites had not yet been considered by iwi. This information will assist iwi to determine which Maori heritage sites or areas to request for inclusion in the Plan, whether these are archaeological sites or not.

In consultation with tangata whenua, a variation or change to the Plan may be introduced to identify, protect, and recognise such sites in accordance with good RMA practice and the principles of Te Tiriti o Waitangi. These sites may include waahi tapu, tauranga waka, urupa, kauhanga riri, mahinga maataitai, wai tapu and other taonga. (Refer to [clause 7.16](#) for a glossary of Maori terms).

The custody of privileged information about Maori heritage sites will be retained and managed by identified heritage staff within the council. It will be held in a form that is not at risk of disclosure (unless this has been specifically authorised by iwi on a case-by-case basis). At the same time, landowners need to be provided with sufficient information about acceptable activities on the sites so as to maximise protection of the sites without unnecessarily constraining the activities of landowners.

The Plan will accurately identify all sites that iwi request be protected under the Plan. The council will work with iwi to develop criteria and protocols applicable to the individual sites or areas.

7.13.1 Issue

How to ensure that Maori heritage sites are not accessed or modified in such a way that detracts from their cultural value.

7.13.2 Objective

To recognise and protect sites of spiritual, cultural or tikanga value to Maori.

Policies

1. By identifying and protecting, in consultation and partnership with tangata whenua, significant Maori spiritual, cultural or tikanga sites.

2. By avoiding a reduction in the historical, cultural and spiritual values associated with Maori heritage sites.
3. By ensuring that tangata whenua (and other relevant iwi authorities) will be consulted over the use, development or protection of natural and physical resources where these affect Maori heritage sites.

7.13.3 Rules for Maori heritage sites

7.13.3.1 Permitted activities

Any activity or work located within an area scheduled as a Maori heritage site which does not involve either of the following:

- ground disturbance
- toilets (including portaloos) or changing facilities.

7.13.3.2 Discretionary activities

Any activity or work within an area scheduled as a Maori heritage site which involves either or both of the following:

- ground disturbance
- toilets (including portaloos) or changing facilities.

7.13.4 Assessment criteria for discretionary activities

The council's assessment of applications for a discretionary activity will include consideration of the following matters:

1. Whether the proposal is consistent with the objectives and policies for Maori heritage sites.
2. Whether the proposal has appropriate regard to the protocol for Maori heritage sites.
3. Whether an archaeological assessment has been undertaken to assess the archaeological values of the site.
4. Whether the modification is necessary, and any alternative methods available to the applicant for carrying out the work and activities.
5. Whether there has been consultation with the relevant tangata whenua.
6. Whether tangata whenua will have access to the site for karakia and monitoring.

7.14 Trees

Trees are an important element of the islands' resources. They contribute positively to the amenity values experienced by visitors and residents alike, and their retention helps enable the people and communities of the islands to provide for their social and cultural wellbeing.

Individual trees and groups of trees can have significant arboricultural, community, amenity and historic values, which collectively endow the landscape with distinctive environmental quality and charm. The Plan recognises the value of significant trees and groups of trees as community assets and has adopted a system of identifying and protecting them, both as individual specimens and as groups of specimens. These are denoted as scheduled trees. The continued existence of scheduled trees is important to the heritage and legacy left to future generations.

As well as scheduling trees with particular heritage value, other parts of the Plan have more general controls protecting indigenous vegetation throughout the islands, and larger exotic trees on Waiheke.

7.14.1 Issue

How to address the potential loss of trees and subsequent loss to the general environment and amenity values, health and wellbeing of the community and heritage values of the islands.

7.14.2 Objective

To identify and protect trees and groups of trees which significantly contribute to the islands' arboricultural, community, amenity and historic values.

Policies

1. By identifying, recognising and protecting scheduled trees and groups of scheduled trees in public and private ownership.
2. By ensuring, where possible, that scheduled trees and groups of scheduled trees that contribute to the heritage values of the islands are retained.
3. By protecting scheduled trees as a habitat and food source to retain and attract valued wildlife.

7.14.3 Criteria for scheduling trees

The Plan recognises the value of scheduled trees as community assets and has adopted a system of identifying and protecting them, both as individual specimens and as groups. These trees are listed in [appendix 1g – Schedule of trees – inner islands](#) and [appendix 2g – Schedule of trees – outer islands](#).

In determining whether trees are worthy of recognition and protection as scheduled trees, they are evaluated against the criteria contained in [appendix 4 – Criteria for scheduling heritage items](#).

Trees in the islands have been identified as worthy of recognition and protection as scheduled trees for a variety of the reasons given above. They may be identified for their arboricultural, community, amenity and/or historic value. By scheduling them they should be preserved as part of the heritage of the islands for the benefit of present and future generations.

The evaluation criteria are also used to determine whether a tree is a category A or B item.

7.14.4 Rules for scheduled trees

7.14.4.1 Permitted activities

The minimal trimming or maintenance of any scheduled tree undertaken with hand-operated secateurs.

7.14.4.2 Restricted discretionary activities

The following are restricted discretionary activities:

1. Maintenance or trimming of limbs up to 50mm in diameter for category A trees, and 75mm in diameter for category B trees, provided it does not detract from any qualities for which the tree has been scheduled.
2. The removal of dead wood or parts of a tree that are dying or suffering from an untreatable disease.

Matters of discretion

The council has restricted its discretion to considering the following matters:

1. The necessity for carrying out the works.
2. The extent of the trimming or maintenance of the tree and the method to be employed.
3. The effect on the integrity of the tree's form, its health and its intrinsic and heritage values.

See [clause 7.6](#) for notification requirements for restricted discretionary activities.

7.14.4.3 Discretionary activities

The following are discretionary activities:

1. The maintenance or trimming of limbs greater than 50mm diameter for a category A tree, or 75mm in diameter for a category B tree.
2. The destruction or removal of any scheduled tree.
3. Any work within the rootzone area of any scheduled tree (irrespective of any legal boundary, fence or structure).

7.14.5 Assessment criteria for discretionary activities

The council's assessment of an application for a discretionary activity will include consideration of the following matters:

1. Whether the application is consistent with the objectives and policies of the Plan.
2. The extent of the effects on the heritage values for which the tree has been scheduled.
3. The extent to which the tree or trees contribute to the amenity of the area both visual and physical, including contributions as habitats for birds and other animals.
4. Whether the application affects the context of the tree.
5. The extent to which the application may have adverse effects on the conservation of water, soil or soil stability.
6. Whether the works are necessary.
7. Whether or not the proposed activities in the rootzone area are likely to damage the tree or endanger its health.
8. Whether any alternative methods and/or locations are available to the applicant for carrying out the work or activities, or for meeting reasonable objectives including the variation of development controls, where appropriate, to encourage retention and enhancement of the tree or trees and to avoid or minimise adverse effects.
9. The extent to which the application is consistent with the provisions of the ICOMOS New Zealand charter for the conservation of places of cultural heritage value (refer [appendix 5](#)), where appropriate.
10. Whether the council is able to impose conditions to ensure the tree or group of trees are not unduly damaged or its health endangered and including limits on the extent of trimming or maintenance and the methods employed.

7.15 Interpretations and definitions

Interpretations and definitions which particularly relate to this part of the Plan are listed below. These definitions are in addition to those contained in [part 14 – Definitions](#).

Conservation	means all the processes of managing a place so as to retain its cultural significance. It includes general maintenance and may, according to the circumstance, include preservation, restoration, reconstruction and adaptation to new uses, and will commonly be a combination of more than one of these.
Conservation plan	means a document which sets out in detail what is significant in a place, what level of community value applies to the parts and the whole of the place, and what policies are appropriate to guide any future changes and to enable that significance and value to be retained.
Cultural significance	means aesthetic, historic, spiritual, traditional, scientific or social value for past, present or future generations.
Fabric	means all the physical material of a building, site, substrate, object, or place of cultural significance (as defined above).

ICOMOS NZ Charter	The ICOMOS New Zealand charter for the conservation of places of cultural heritage value is set out in appendix 5 . This charter provides a frame of reference and guidelines for all people who are involved in the conservation of places of cultural heritage value in New Zealand including scheduled items. Where not otherwise prescribed in the Plan, the terminology and philosophies of the charter are considered to be included into the Plan's approaches to heritage.
Maintenance	means the continuous protective care of the fabric, and is to be distinguished from repair.
Preservation	means maintaining the fabric in its existing state and retarding deterioration.
Reconstruction	means returning a place as nearly as possible to a known earlier state and is distinguished by the introduction of materials (new or old) into the fabric. (This is not to be confused with restoration, replication, or conjectural reconstruction.)
Redecoration	means the renewal, restoration, or new applications of, surface finishes, coatings, decorative elements, minor fittings and fixtures, and floor coverings; provided these actions do not destroy, compromise, damage, or impair the appreciation of the heritage values of the element being redecorated.
Repair	means restoration or reconstruction beyond the definition of maintenance.
Restoration	means returning the existing fabric of a place to a known earlier state by removing additions and/or by reassembling existing components without the introduction of new material.
Rootzone area	means the full extent of the root system for a tree.
Scheduled archaeological site	means any site which would normally come within the scope of professional interest in the field of archaeology and that is scheduled in appendix 1a – Schedule of archaeological sites – inner islands or appendix 2a – Schedule of archaeological sites – outer islands . The location of each archaeological site is identified on the planning maps and the relevant appendices.
Scheduled building, object, property or place of special value	means any building, object, property, place of special value, or groups of heritage items scheduled in appendix 1b – Schedule of buildings, objects, properties and places of special value – inner islands or appendix 2b – Schedule of buildings, objects, properties and places of special value – outer islands . The location of each building, object, property, place of special value is identified on the planning maps and the relevant appendices.
Scheduled conservation area	means an area identified in the Plan whose cumulative heritage characteristics are of such value as to warrant a high level of protection from visible change. The location of conservation areas is identified on the planning maps and in appendix 1c – Schedule of conservation areas – inner islands and appendix 2c – Schedule of conservation areas – outer islands .
Scheduled ecologically significant site	means any site of ecological significance or sensitive area scheduled in appendix 1d – Schedule of sites of ecological significance – inner islands or appendix 2d – Schedule of sites of ecological significance and sensitive areas – outer islands . The location of these sites is identified on the planning maps.

Scheduled geological item	means any item which would normally come within the scope of professional interest of the field of geology, together with the land on or under the surface of which that item is located, which is scheduled in appendix 1e – Schedule of geological items – inner islands or appendix 2e – Schedule of geological items – outer islands . The location of the geological item is identified on the planning maps and in the relevant appendices.
Scheduled interior	includes the whole or any nominated part of the interior of a building, object or place (as shown in appendix 1b – Schedule of buildings, objects, properties and places of special value – inner islands and appendix 2b – Schedule of buildings, objects, properties and places of special value – outer islands) which is particularly relevant or valuable in demonstrating the heritage significance of a place, the alteration of which would detract from the inherent heritage significance and value of the place. Such items will be spaces, components and materials, all finishes and fixtures (but excluding unattached items such as furniture) which are original to the place and/or identifiable as having significant heritage value. Such items may be identified in an approved conservation plan or heritage assessment, and policies for future conservation, adaptation, and preservation identified in these documents will apply.
Scheduled item	<p>means</p> <ul style="list-style-type: none"> • an archaeological site • a building, object, property, or place of special value • a conservation area • an ecologically significant site, ie a site of ecological significance or a sensitive area • a geological item • a Maori heritage site • a tree or group of trees <p>scheduled for protection in the Plan for its heritage values. The location of scheduled items are identified by annotations on the planning maps and further described in appendix 1 – Heritage schedules for the inner islands and appendix 2 – Heritage schedules for the outer islands.</p>
Scheduled Maori heritage site	means any Maori heritage site scheduled in appendix 1f – Schedule of Maori heritage sites – inner islands and appendix 2f – Schedule of Maori heritage sites – outer islands .
Scheduled site surrounds	<p>includes all the land on which a scheduled item (or group of items) is located, and all land within a defined area around the scheduled item(s), as illustrated in the diagrams in appendix 1 – Heritage schedules for the inner islands and appendix 2 – Heritage schedules for the outer islands. Site surrounds includes all those things, such as (but not limited to) land, trees, gardens, buildings and structures that are part of the heritage significance of the place and are located within the site surrounds.</p> <p>The site surrounds are identified to protect the context of an item (or items) from effects that detract from the inherent heritage significance and value of the scheduled item.</p>
Scheduled trees	means any tree or group of trees scheduled in appendix 1g – Schedule of trees – inner islands or appendix 2g – Schedule of trees – outer islands . The location of scheduled trees and groups of scheduled trees is identified on the planning maps and in the relevant appendices.

7.16 Glossary of Maori terms

Iwi	Tribe or people.
Karakia	Prayers and blessings.
Kauhanga riri	Battle sites.
Mahinga maataitai	Food gathering areas.
Mana whenua	Customary authority exercised by an iwi in a particular area.
Tangata whenua	In relation to a particular area, means that the iwi holds mana whenua over that area.
Taonga	Treasure, property. Taonga are prized and protected as sacred possessions of the tribe. The term carries a deep spiritual meaning and taonga may be things that cannot be seen or touched.
Tauranga waka	Canoe landing sites.
Tiriti o Waitangi	Treaty of Waitangi.
Urupa	Burial sites.
Waahi tapu	Sacred places.
Wai tapu	Sacred waters, including tidal areas, lakes waterways, springs and wetlands.

(Note: Areas below mean high water springs are outside the authority of this Plan)

7.17 Additional information about heritage

For additional background information about heritage, refer to the following annexures:

[Annexure 1a – The history of human settlement of the islands](#)

[Annexure 1b – The archaeology of the islands.](#) This annexure also includes a glossary of archaeological terms.

[Annexure 1c – The geology and landforms of the islands.](#) This annexure also includes a glossary of geological terms.