

DISTRICT-WIDE MATTERS

Noise

General Overview

We are reviewing and updating our current District Plan – looking ahead to the next 10 to 15 years. The Kaipara District Plan is essentially the ‘rule book’, which is applied to manage development, activities and the environment within the district.

The District Plan influences the future shape and feel of our district, which is why it’s important for Kaipara communities to be informed and get involved. Its purpose is to protect our environment, historic locations and cultural tāonga for future generations, through sustainable management of our resources, while supporting our communities to develop and grow.

We’re seeking input on the Proposed District Plan from Monday 28 April to Monday 30 June 2025.

How much is changing?



NOT
MUCH

A LOT

Noise is an inevitable product of everyday living and economic activity. Excessive noise can impact on the health and wellbeing of people in the locality.

There will always be a tension between enabling noise-generating activities and those activities that are sensitive to noise. This can be managed in various ways, including reducing noise at source, keeping incompatible activities apart, and requiring insulation of noise sensitive activities establishing near noisy activities.

What are we proposing?

We are proposing simple and enabling noise provisions that are up to date and ensure the effects of noise generation do not have any unreasonable detrimental impacts on the community’s health, wellbeing, character and amenity. The plan controls the level, timing and character of noise activities in each zone. There are standards to manage the effects of specific noise-generating activities including noise from temporary events, helicopter landing areas, construction noise, bird scaring devices and frost fans. The Proposed District Plan (PDP) also reduces the risk of noise generating activities being located near borders of noise sensitive zones by adding provisions for setbacks and buffers.

The PDP also controls the location of Noise Sensitive

Activities relative to other activities that might generate higher levels of noise. It sets out where acoustic treatment is required for Noise Sensitive Activities. For example, a new provision relates to new and altered buildings for noise sensitive activities near state highways and railways. These buildings must be designed to reduce the impacts of noise coming from the state highway or railway.

How much is changing?

The changes are moderate.

The same levels are mostly retained from the Operative Kaipara District Plan, but with more specific activities added to provide certainty about the noise effects generated from these activities. More detailed requirements are introduced for the design of buildings for noise sensitive activities being built in noisy environments.

Noise

Key FAQs

What will the noise levels be in my neighbourhood?

Maximum decibel levels are set for each zone. Maximum noise levels range from the General residential zone (lowest) up to the Heavy industrial zone (highest). Generally, nighttime permitted levels are lower than daytime levels. The decibel levels for each zone and the method of measuring noise are stated in the Noise Chapter. These follow New Zealand Standards.

If I am organising a temporary event, do the noise rules apply?

Yes, there will be noise standards which are proposed to apply to temporary events and depend on which zone the temporary event is located within.

If I am building a residential unit in the Commercial Zone, will I need to acoustically insulate?

Yes. We are proposing to ensure noise sensitive spaces in the commercial zone are designed, constructed, and maintained to ensure that internal noise levels reflect rooms designed for sleeping and other habitable rooms.

I operate frost fans to protect my horticultural crops – how am I affected by the new plan?

Operation of fans to protect crops from frost is permitted, subject to ensuring noise received by neighbours is reasonable. The maximum noise generated by frost fans on any site can't exceed 55 decibels on another site, measured within 20 metres from any residential unit or other building used for a noise sensitive activity.

What are the requirements to build a house beside the state highway or railway?

If the house or other building for a noise sensitive activity will be within 25m of the state highway or railway, it must include features to moderate internal noise to specified levels. The PDP provides standard design approaches (including insulation) that can be adopted or alternatively, developers can work with an acoustic consultant to produce an alternative design for the building that meets the specified levels.

Helicopters land and take off near me. Are they subject to noise constraints?

Helicopters are not restricted at airports, Dargaville Hospital, or where there is an emergency. Helicopters can land and take off from other places a maximum of two movements per day, or four movements per week, or 10 movements per month, subject to the landing area and flight paths being 300m from any noise sensitive activities on other sites, and 200m from buildings on the landing area site.

Summary

- The Noise Chapter provides simple and enabling provisions and makes it clearer what the noise levels are for particular activities.
- The noise levels for the respective zones are generally consistent with the requirements of the Operative District Plan.
- The noise provisions now provide for temporary events and control the design of buildings for sensitive activities near state highways and railways.

**We'd love to hear
your views:**

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