

# Nelson Landscape Study

Visual Amenity Landscape Evaluation  
Prepared for Nelson City Council

27 April 2016



## Document Quality Assurance

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# Contents

<b>Executive Summary</b> .....	<b>1</b>
<b>Section A: Background</b> .....	<b>3</b>
Introduction.....	3
Landscape Values.....	7
Visibility.....	7
Amenity Values .....	8
Evaluation Scale.....	9
Landscape Threats.....	10
<b>Section B: Landscape Evaluation</b> .....	<b>11</b>
AP9.1 Rural Backdrop to Stoke .....	12
AP9.1.1 - Barnicoat Range .....	13
AP9.1.2 – South of Ngawhatu above Suffolk Road .....	16
AP9.1.3 – Front faces between Ngawhatu and Marsden Valleys .....	19
AP9.1.4 – Front faces between Marsden and Enner Glynn Valleys.....	22
AP9.2 Bishopdale Saddle Area.....	24
AP9.2.1 – Front faces between Enner Glynn and Bishopdale .....	25
AP9.2.2 - Bishopdale Saddle .....	28
AP9.3 Port Hills Ridge.....	31
AP9.4 Grampians .....	34
AP9.5 Sharland Hill .....	37
AP9.5.1 Sharland Hill.....	38
AP9.5.2 Fringed Hill .....	41
AP9.6 Botanical Hill / Malvern Hills .....	44
AP9.6.1 Botanical Hill .....	45
AP9.6.2 Malvern Hills.....	48
AP9.7 Kaka Hill to A7CH.....	51
AP9.8 Foothills north to Todds Valley, and from Todds to Gentle Annie.....	54
AP9.8.1 Dodson Valley to Todds Valley .....	55
AP9.8.2 Todds Valley to Gentle Annie .....	58
AP9.8.3 Gentle Annie Saddle .....	61
<b>Glossary</b> .....	<b>64</b>
<b>Bibliography</b> .....	<b>66</b>

# Appendices

**Appendix 1:** Summary of Visibility and Amenity Values

**Appendix 2:** Evaluation Criteria

**Appendix 3:** Zone of Theoretical Visibility from Nelson’s Town Centre

**Appendix 4:** Zone of Theoretical Visibility from Main Arterial Routes to north of Nelson

**Appendix 5:** Zone of Theoretical Visibility from Main Arterial Routes to south of Nelson

**Appendix 6:** Zone of Theoretical Visibility from coastal edge to north of Nelson

**Appendix 7:** Zone of Theoretical Visibility from coastal edge to south of Nelson

**Appendix 8:** Skylines visible from Nelson’s Town Centre

**Appendix 9:** Skylines visible from Nelson’s main arterial routes

**Appendix 10:** Skylines visible from Nelson’s coastal edge

# Figures

<b>Figure 1:</b> Proposed Visual Amenity Landscape.....	2
<b>Figure 2:</b> Study Area – Existing Landscape Overlays .....	4
<b>Figure 3:</b> Barnicoat Range.....	15
<b>Figure 4:</b> South of Ngawhatu above Suffolk Road.....	18
<b>Figure 5:</b> Front face between Ngawhatu and Marsden Valley.....	21
<b>Figure 6:</b> Front faces between Marsden and Enner Glynn Valleys .....	23
<b>Figure 7:</b> Front face between Enner Glynn and Bishopdale.....	27
<b>Figure 8:</b> Bishopdale Saddle.....	30
<b>Figure 9:</b> Port Hills Ridge .....	33
<b>Figure 10:</b> Grampians .....	36
<b>Figure 11:</b> Sharland Hill .....	40
<b>Figure 12:</b> Fringed Hill.....	43
<b>Figure 13:</b> Botanical Hill .....	47
<b>Figure 14:</b> Malvern Hills .....	50
<b>Figure 15:</b> Kaka Hill to A7CH.....	53
<b>Figure 16:</b> Dodson Valley to Todds Valley.....	57
<b>Figure 17:</b> Todds Valley to Gentle Annie .....	60
<b>Figure 18:</b> Gentle Annie Saddle.....	63

# Executive Summary

This landscape evaluation follows the Nelson Landscape Study commissioned by Nelson City Council. The purpose of this stage of assessment is to evaluate the visual amenity landscapes identified within the backdrop to Nelson City and provide a judgement of their respective values and threats to development.

The process of landscape evaluation follows a landscape character assessment which mapped and described 32 separate landscape and seascape character areas throughout the Nelson Region. A separate landscape evaluation has been prepared to identify potential outstanding natural features and outstanding natural landscapes at the district scale recognising that Nelson is a unitary authority.

**Section A** introduces the process of landscape evaluation employed to identify landscapes with importance to Nelson's backdrop. Such landscapes have been assessed to identify potential important landscape values grouped into separate, 'visibility' and 'amenity' aspects for the purpose of this assessment. These aspects have been evaluated using a five point judgement scale.

**Section B** reviews the existing landscape overlays within the Nelson Resource Management Plan in the context of their landscape contribution to Nelson's visible backdrop. This exercise has identified areas which qualify as visual amenity landscape and which require particular regard to maintaining and enhancing amenity values in accordance with Section 7(c) of the Resource Management Act. An understanding of the specific landscape threats within each area of visual amenity landscape has been undertaken to assist with defining appropriate mechanisms used to manage landscape change. 13 areas of visual amenity landscape have been identified as follows (see **Figure 1**):

- The Barnicoat Range
- Front face between Ngawhatu and Marsden Valleys
- Front face between Enner Glynn and Bishopdale
- Bishopdale Saddle
- The Grampians
- Sharland Hill
- Fringed Hill
- Botanical Hill
- Malvern Hills
- Kaka Hill to ACH7
- Todds Valley to Dodson Valley
- Dodson Valley to Gentle Annie
- Gentle Annie Saddle

A glossary and bibliography identifying the terminology used and key literature reviewed is included at the end of the report. A summary of the judgements relating to visibility and amenity values for each visual amenity landscape has been set out in **Appendix 1**, with the associated evaluation criteria summarised in **Appendix 2**.

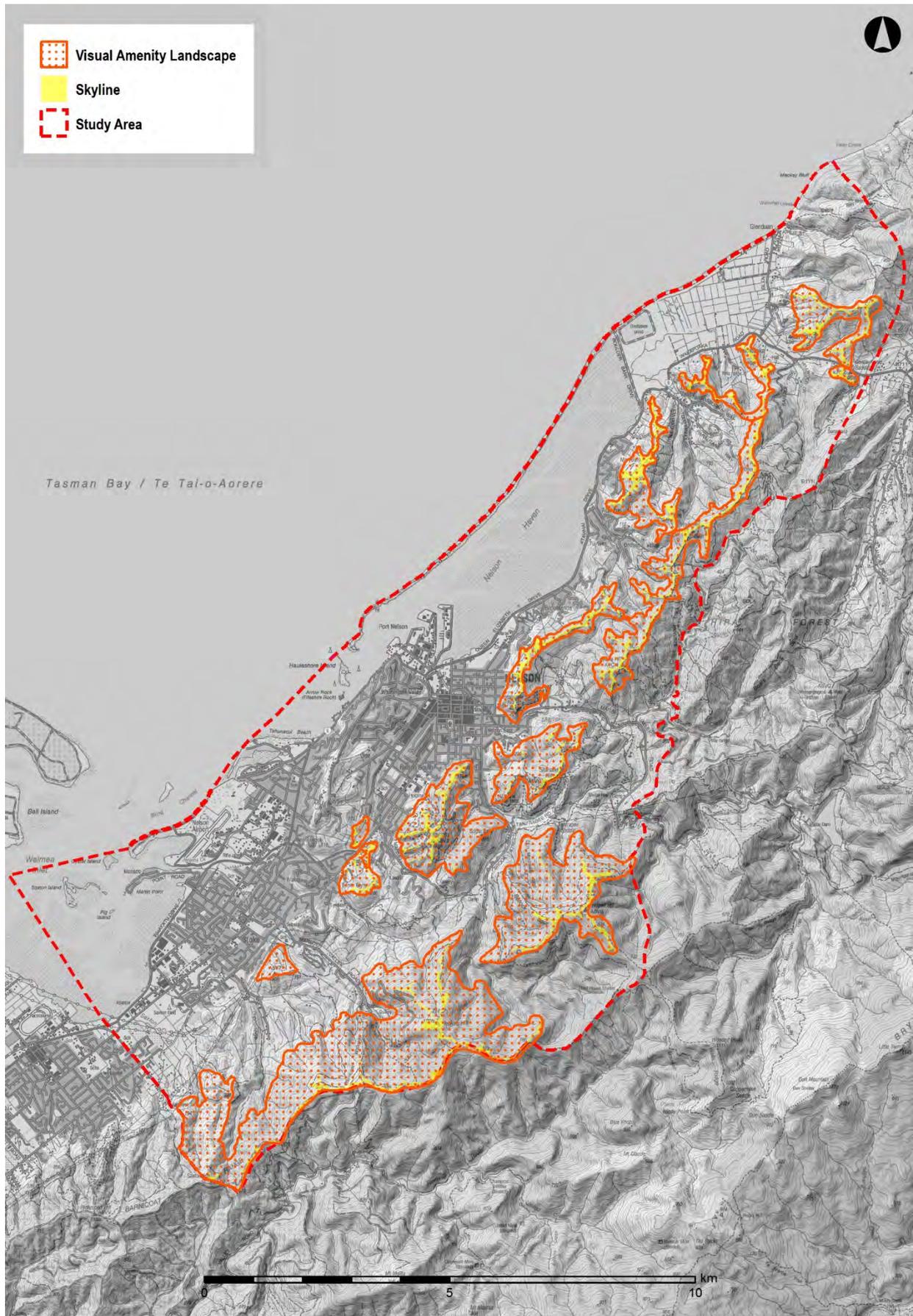


Figure 1: Proposed Visual Amenity Landscape

# Section A: Background

## Introduction

This landscape study was commissioned by Nelson City Council to assist in developing planning measures for managing landscape change within the Nelson region. This stage of assessment forms a technical review of the existing landscape overlays which are identified within the Nelson Resource Management Plan. It is anticipated that this assessment will assist with protecting values associated with specific ridgelines and seaward and City facing slopes included within the Proposed Whakamahere Whakatu Nelson Plan (WWNP).

This landscape assessment follows an initial landscape character assessment which mapped and described the various landscape and seascape character areas across the region<sup>1</sup>. A separate landscape evaluation has identified potential Outstanding Natural Features and Landscapes within the wider Nelson Region<sup>2</sup>. Engagement with communities is still to be undertaken to validate this process and further understand the range of landscape values and their respective levels of importance.

The existing landscape overlays are based on a previous landscape study undertaken by Works Consultancy Services in 1995<sup>3</sup>. This included a landscape strategy to encourage the protection of identified ridgelines which are important to the landscape framework of Nelson City from the development of intrusive structures. The explanation associated with this protection identified such areas as visually strategic or 'scenic'.

## Purpose

The primary purpose of this landscape evaluation is to review the existing landscape overlays identified in the Nelson Resource Management Plan to identify important skylines and seaward and City facing slopes which contribute important visual amenity values to Nelson City. This review includes assessing existing landscape values to enable areas of visual amenity landscape to be identified within the WWNP. Threats associated with each important area have also been identified.

## Study Area

The study area encompasses the existing landscape overlays which have been identified within the Nelson Resource Management Plan. The Study Area which encompasses these overlays is illustrated on **Figure 2** and extends along the urban edge of Nelson City between Drumduan and Gentle Annie Saddle to the north and the boundary with Tasman District to the south. The eastern extent of the study area culminates along Nelson's open elevated backdrop encompassing the Barnicoat Range, Fringed Hill and Kaka Hill. Whilst the study area includes the Maitai Valley, this has not been assessed as part of the elevated backdrop to urban development for the purpose of this study.

## Landscape Evaluation

The description of landscape (landscape characterisation) provides valuable data on the attributes and key characteristics that contribute to landscape character. However, description alone gives little assistance to the identification of the importance of values attributed to the landscape and associated influences directing the management of landscape change.

As part of the previous preliminary landscape evaluation (2015)<sup>4</sup>, potential values, sensitivities and threats which may occur within each of the 32 separate landscape and seascape character areas were identified. The output from this current landscape study seeks to develop a finer grain understanding of landscape values and landscape threats which may affect the more immediate visual backdrop to Nelson City. To inform decisions on what constitutes landscape values and associated management techniques, including landscapes requiring legal protection such as visual amenity landscapes, criteria or justification must be made explicit.

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<sup>1</sup> Boffa Miskell (2015) Landscape Characterisation

<sup>2</sup> Boffa Miskell (2015) Preliminary Landscape Evaluation

<sup>3</sup> Works Consultancy (1995) Nelson Landscape Study

<sup>4</sup> Boffa Miskell (2015) Preliminary Landscape Evaluation

Consultation with the community and iwi has yet to be undertaken through the landscape evaluation process and this will inevitably enrich the associative values which contribute to the understanding of landscape value

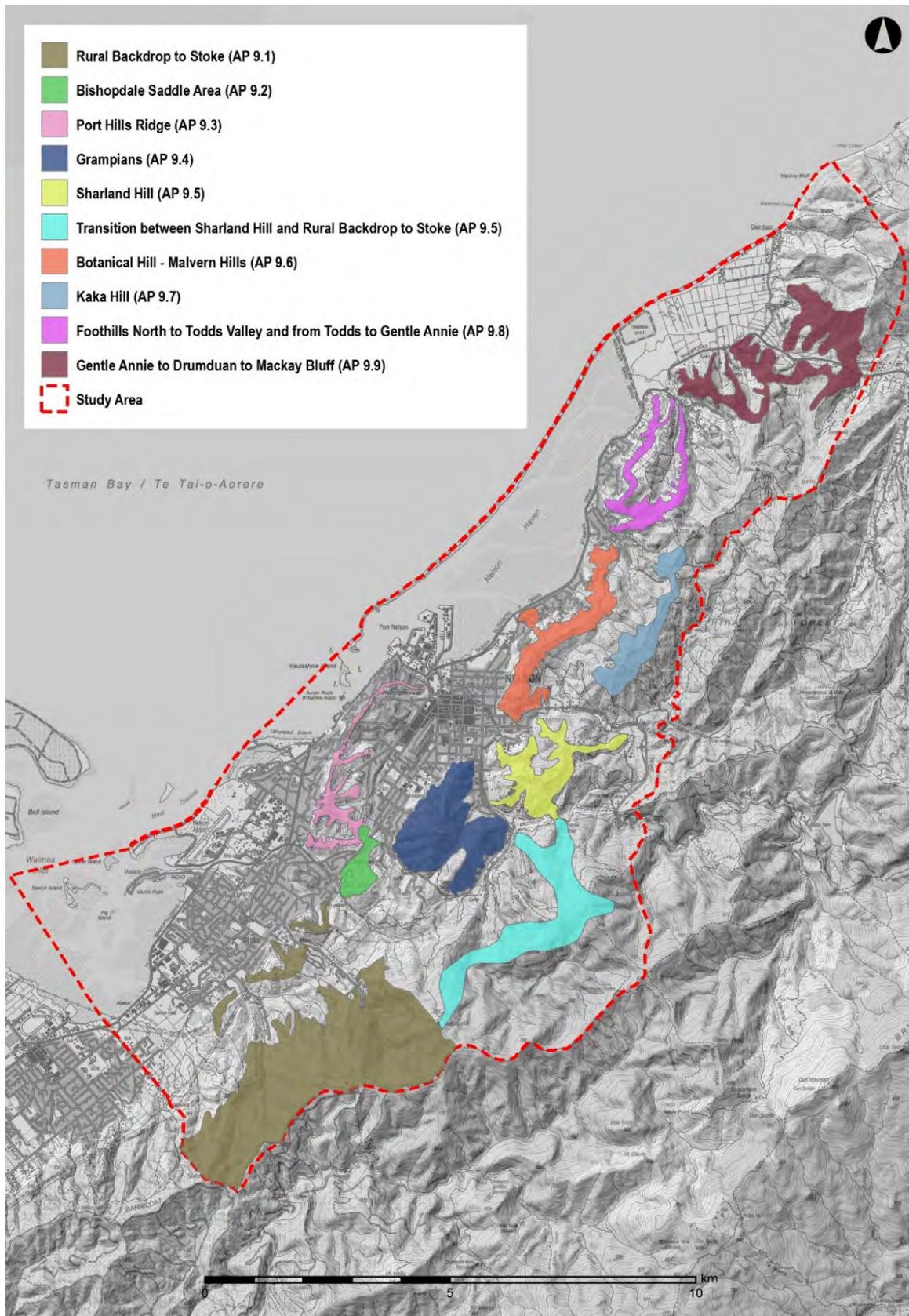


Figure 2: Study Area – Existing Landscape Overlays

## Nelson Regional Policy Statement

The Nelson Regional Policy Statement was adopted on the 10 March 1997. A 2007 review of the Regional Policy Statement was re-prioritised in Council's work and postponed.

Chapter NA1: Preservation or enhancement of amenity and conservation values of the adopted Nelson Regional Policy Statement sets out the relevant policy in relation to amenity values.

Policy NA1.3.1 states:

*Council will, in consultation with Department of Conservation, tangata whenua and other appropriate organisations and agencies, identify areas or sites of significant amenity value based on the following criteria:*

- i) natural or physical qualities of the area which contribute to people's appreciation of its pleasantness, aesthetic coherence, and cultural and recreational attribute; and*
- ii) the absence of adverse effects which significantly detract from people's appreciation of pleasantness, aesthetic coherence and cultural or recreational attributes.*

Chapter NA2 of the adopted Nelson Regional Policy Statement sets out the relevant policy in relation to landscape values and natural features. The following policies are relevant in regard to identifying and protecting important landscapes with reference to areas or sites of significant natural landscape character and amenity values:

### *NA2.3.1*

*To preserve the natural landscape character and vegetation cover of the backdrop to Nelson City.*

### *NA2.3.2*

*To avoid development which detracts from the amenity afforded by dominant ridgelines.*

### *NA2.3.3*

*To avoid development which detracts from the landscape and amenity values afforded by viewshafts within the urban area and by gateways between urban and rural areas and between different landscape units.*

### *NA2.3.5*

*To identify and protect significant landscape and natural features throughout the city area, including:*

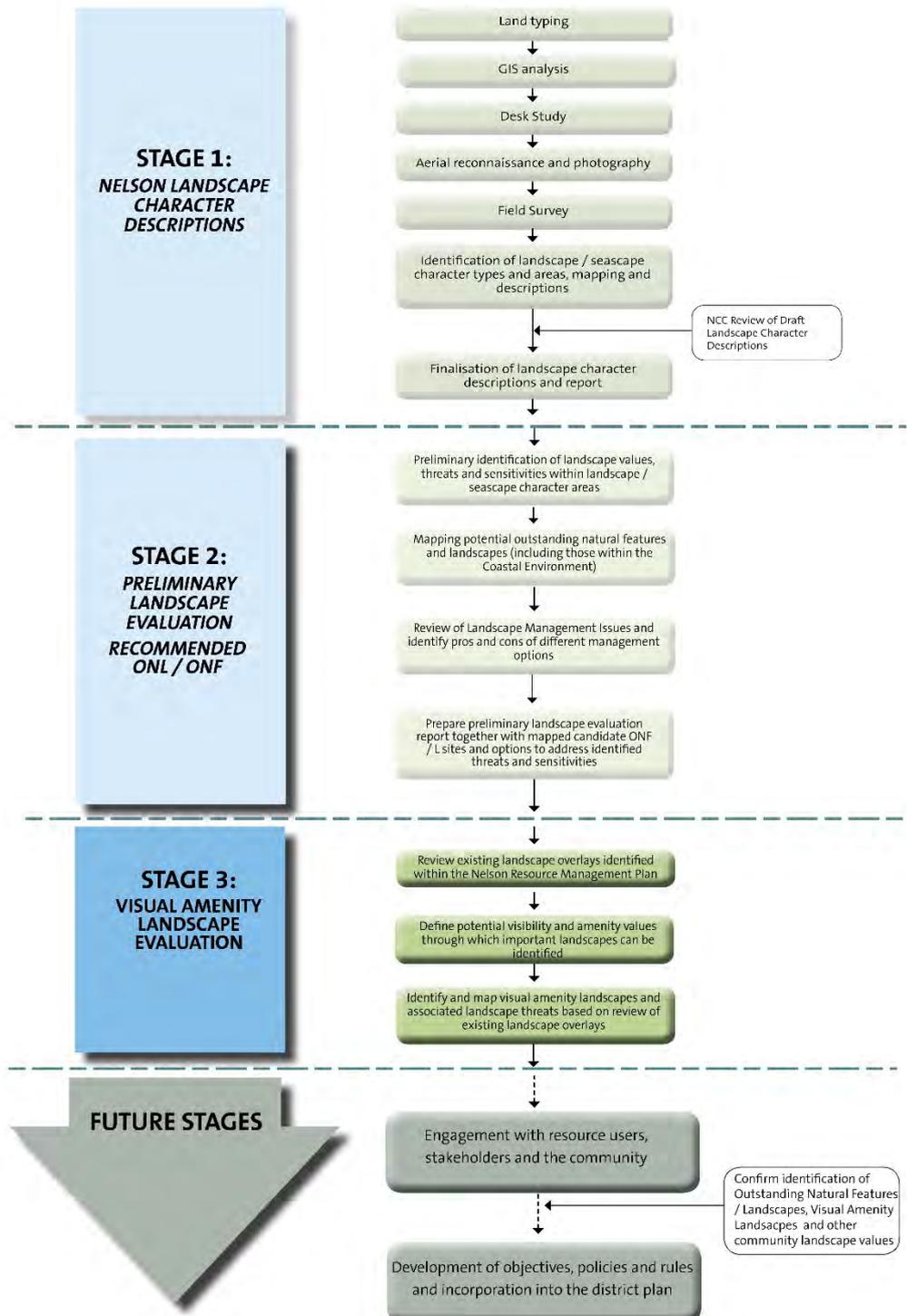
- i) natural or physical features considered to be of regional, national, or international significance;*
- ii) macro features which contribute to the landscape setting of Nelson;*
- iii) natural or physical qualities of the area which contribute to people's appreciation of its pleasantness, aesthetic coherence and cultural and recreational attributes; and*
- iv) the absence of adverse effects which significantly detract from people's appreciation of pleasantness, aesthetic coherence and cultural and recreational attributes.*

Major threats to the landscape character of the Nelson City area identified within the Nelson Regional Policy Statement include:

- *Residential expansion especially along prominent ridgelines in the urban area. These result in loss of natural colours and patterns, development of a saw tooth appearance to ridgelines from houses and other prominent structures, and loss of public views from the ridgeline.*
- *Loss of views from within the urban area to prominent landscape features such as the coast or ridgelines. This may include the loss of prominent views from main routes in and out of the city, loss of views from within the central business district to the hills and coast, and blurring of the urban rural interface.*
- *Exotic forest establishment and harvesting along prominent foothills. This may result in removal of native vegetation, development of tracks and landings, and changes in landscape colours and patterns especially during harvesting.*

# Methodology

This landscape evaluation forms part of the broader Nelson Landscape Study and follows on from the landscape character assessment and preliminary landscape evaluation identifying potential outstanding natural features and outstanding natural landscapes during Stages 1 and 2. The process of landscape evaluation used during this stage of the study included desk-based exercise and limited fieldwork to confirm the nature and extent of potential visual amenity landscape. The process of this assessment in the context of the broader Nelson Landscape Study is outlined below:



# Landscape Values

Landscape values reflect the relative value to different areas of landscape held by society. A landscape may be valued by stakeholders for a wide variety of reasons. Such values may also change over time. Most commonly, an assessment of landscape value underpins the traditional approach to conserving and protecting the most highly valued landscapes. This typically reflects formal acknowledgment through a recognised landscape classification process.

There are various ways in which landscapes are appreciated by communities which in turn influences the way thresholds for landscape value are determined. The range of factors that the Environment Court has reinforced for landscape practitioners to consider when valuing landscapes is referred to as the Amended Pigeon Bay or WESI criteria<sup>5</sup> (C32/1999 – Pigeon Bay Aquaculture Ltd v CRC and C180/1999 – Waikatipu Env. Society v QLDC). The factors identified include:

- 1) *the natural science factors - the geological, topographical, ecological and dynamic components of the landscape;*
- 2) *its aesthetic values including memorability and naturalness;*
- 3) *its expressiveness (legibility): how obviously the landscape demonstrates the formative processes leading to it;*
- 4) *transient values: occasional presence of wildlife; or its values at certain times of the day or of the year;*
- 5) *whether the values are shared and recognised;*
- 6) *its value to tangata whenua; and*
- 7) *its historical associations.*

## Visibility

In recognition of the visually strategic or 'scenic' basis through which the existing landscape overlays have been identified, understanding the degree to which areas of landscape are visible from particular key locations is a major consideration. This includes identifying prominent city and seaward facing slopes and skylines taking account of particular views from the town centre as well as those from the main arterial routes and coastal edge in separate visual catchments to the north and south of Nelson City. This enables the overall degree of visibility within Nelson's landscape to be determined.

The following analysis has been developed to assist with this understanding:

### Views from Nelson's Town Centre

The degree to which areas are visible from Nelson's town centre and central business district (CBD) forms an important visual consideration of this study. To inform this understanding, a Zone of Theoretical Visibility<sup>6</sup> (ZTV) analysis was undertaken from Significant Viewpoints identified in the Nelson Resource Management Plan to assess the degree to which areas of landscape are visible from this area (illustrated in **Appendix 3**). The locations of each significant viewpoint was visited for the purpose of this study.

### Views from Main Arterial Routes

As part of understanding the broader nature of available views from other parts of Nelson, limited fieldwork together with a second ZTV analysis was used to assess views from SH6 and Waimea Road; Nelson's main arterial routes. These have been divided into separate north / south visual catchments either side of the Port Hills Ridge using points generated at 50 metre intervals along the centre of road corridors. This analysis is illustrated in **Appendix 4** and **5**.

### Views from the Coastal Edge

Similarly, limited fieldwork and ZTV analysis using 50 metre intervals along the coastal edge has been undertaken to assess the degree to which Nelson's backdrop is visible from the coastal edge. The output from this exercise from points generated to the north and south of Port Nelson is illustrated in **Appendix 6** and **7**.

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<sup>5</sup> It is recognised that these are more correctly considered landscape factors which can be considered rather than criteria which should be met.

<sup>6</sup> The zone of theoretical visibility analysis is based on a digital terrain model (8 metre cell size) using target points located 2 metres above ground level and does not take account of intervening structures or vegetation.

## Skylines

The skyline forms the boundary between sky and land. 'Ridgeline' and 'skyline' are not interchangeable since the apex of the ridge is not always seen as the skyline. What is seen as the skyline depends upon the viewpoints from which it is seen. It typically includes the ridgeline landform, and can include rolling ridge faces from closer distances as well as spurs located below the main ridge. For this assessment, an understanding of the skyline has been developed using GIS 'Skyline Tool' from the same locations used to generate ZTVs, as follows:

- Skylines visible from Nelson's town centre (**Appendix 8**)
- Views from Nelson's Main Arterial Routes (SH6, Waimea Road) (**Appendix 9**)
- Views from Nelson's Coastal Edge (**Appendix 10**)

## Amenity Values

Amenity values include part of the wider set of landscape values, focusing particularly on those attributes which are perceived and experienced by people. These aspects involve judgment and subjective interpretations of nature and beauty, as well as transient matters contributing to human perception.

The focus of this assessment is to identify areas of landscape recognised as having important amenity values. This responds directly to section 7(c) of the RMA which requires having particular regard to the maintenance and enhancement of amenity values.

The RMA defines amenity values as:

*...those natural or physical qualities and characteristics of an area that contribute to people's appreciation of its pleasantness, aesthetic coherence, and cultural and recreational attributes.*

In accordance with this definition, the following aspects have been assessed:

### Natural and Physical Qualities and Characteristics

Natural and physical qualities and characteristics encompass biophysical landscape attributes. Within this assessment, this includes an understanding of landform and land cover as key contributors to landscape amenity values. These have been considered as follows:

- **Landform** – including the presence of important or recognized geological or topographical features
- **Land cover** – including the presence of important native vegetation communities, wildlife or ecosystems

### Sensory / Aesthetic Values

Sensory / aesthetic values form part of the wider set of perceived landscape values which relate to people's response to a landscape relating to its pleasantness and aesthetic coherence. To assess such values, the following attributes have been considered consistent with the broader process of landscape evaluation:

- **Vividness** - how vivid, striking or memorable an area of landscape is, including its role in the mental maps of a district or region
- **Naturalness** - the perception of the predominance of nature in the landscape
- **Legibility** – how obviously the feature demonstrates its formative processes
- **Coherence** – where land cover and land use appear in harmony with the underlying landform and there are no significant discordant elements
- **Transient values** - including recreational use, presence of wildlife or other values at certain times of the day or year

## Cultural and Recreation Attributes

Cultural values relate to associations with people which are apparent in the landscape. This includes sites or areas recognised for their cultural or recreation importance including identified heritage sites, lookouts and recreation tracks or areas.

Engagement with tangata whenua or the wider community has not been undertaken during this phase of the study.

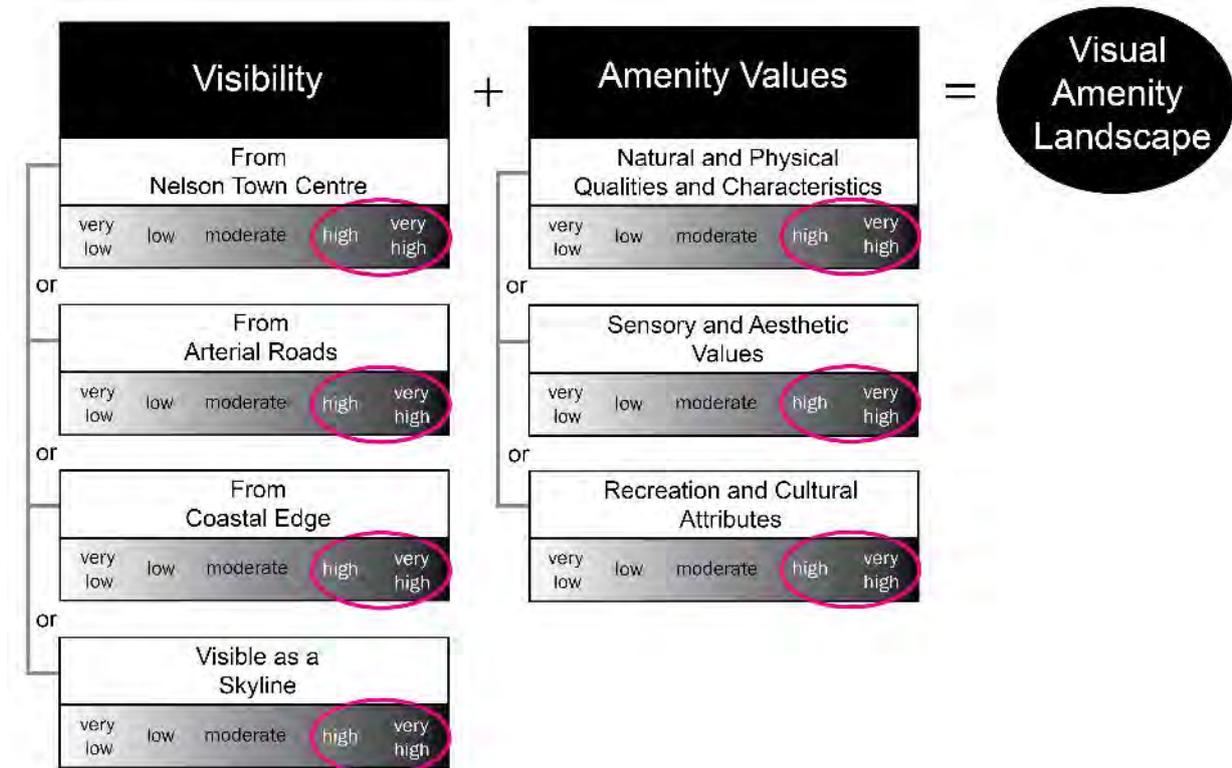
## Evaluation Scale

The landscape evaluation process draws together an understanding of both visibility and amenity values in order to identify potential areas of 'visual amenity landscape'. This represents a finer scale review of the key visual and amenity aspects of areas of landscape which form part of the immediate backdrop to Nelson City, drawing on the landscape characterisation exercise undertaken at a broader scale.

Ratings for landscapes assessed at a broader scale can score higher or lower when assessed at a finer scale, recognising the specific location at which visual or amenity values under considerations occur.

Areas of landscape which combine higher levels of visibility with higher amenity value have been identified and mapped as potential areas of visual amenity landscape. A single 'high' or 'very high' rating under visibility combined with a 'high' / 'very high' rating under amenity is sufficient to warrant identification as an area of visual amenity landscape. This draws on specific evaluations of visibility, natural and physical qualities, sensory / aesthetic values and cultural / recreation aspects as set out above and further summarised in **Appendix 2**.

The following diagram summarises the process through which potential areas with visual amenity value have been identified:



## Mapping Visual Amenity Landscapes and Skylines

This exercise has primarily been undertaken as a desk top exercise and has mapped important values using GIS where possible to enable an analysis of where particular values overlap. The evaluation also recognises that not all values are able to be mapped (such as aesthetic values). Mapping has delineated areas that display important visibility and amenity values and these have been mapped at a scale of 1:5,000 using GIS and reproduced at various scales to be included within this report.

In association with identifying areas of visual amenity landscape, this assessment has also considered the occurrence of important skylines which contribute part of the visual backdrop to Nelson. Such areas have been identified based on potential views available from Nelson's town centre, arterial routes and the coastal edge. Where areas of skyline have been identified as important, these have been mapped within areas of visual amenity landscape. Such skylines will include major ridgelines as well as particular spurs seen from more localised areas.

## Landscape Threats

Alongside identifying that an area has at least high visibility and high amenity values, an analysis of the potential threats to landscape value has also been undertaken. Such threats have been identified with reference to a particular area of landscape and in response to its recognised value (e.g. the introduction of new residential buildings or prominent structures along skylines).

Within areas of visual amenity landscape identified within Nelson's backdrop, the key potential landscape threats to identified landscape values include the following, noting that the future may hold a different range of uses that cannot be anticipated:

- **Subdivision into smaller land holdings including rural residential and lifestyle development**
- **Construction of new buildings and structures including electricity transmission towers**
- **Earthworks and mineral extraction**
- **Clearance of indigenous vegetation and conversion to pasture or forestry**
- **Expansion of exotic forestry**
- **Weed spread including wilding pine**
- **Grazing by feral animals**
- **Recreation access, facilities and development**

Many of these activities are also opportunities in so far as they provide for the reasonable use of the land for people's livelihood, lifestyle and/ or recreational activity. The major threats to landscape values are not so much the activities themselves. It is the location, nature, scale, design and management of the activities that cause potential threats to landscape values. The formulation of a comprehensive and integrated strategy with appropriate direction and guidance will assist with the protection, enhancement and the sustainable management of identified landscape values. The nature of specific threats is identified in relation to each area of visual amenity landscape which has been identified.

# Section B: Landscape Evaluation

Section B identifies areas of visual amenity landscape encompassing the backdrop to Nelson City and subject to existing landscape overlays. This assesses the following areas:

- **AP9.1 Rural Backdrop to Stoke**
  - **A9.1.1 - Barnicoat Range**
  - **A9.1.2 - South of Ngawhatu above Suffolk Road**
  - **A9.1.3 - Front faces between Ngawhatu and Marsden Valleys**
  - **A9.1.4 - Front Faces between Marsden and Enner Glynn Valleys**
- **AP9.2 Bishopdale**
  - **A9.2.1 - Front faces between Enner Glynn Valley and Bishopdale**
  - **A9.2.2 – Bishopdale Saddle**
- **AP9.3 Port Hill Ridge**
- **AP9.4 Grampians**
- **AP9.5 Sharland Hill**
  - **A9.5.1 - Sharland Hill**
  - **A9.5.2 - Fringed Hill**
- **AP9.6 Botanical Hill / Malvern Hills**
  - **A9.6.1 - Botanical Hill**
  - **A9.6.2 - Malvern Hill**
- **AP9.7 Kaka Hill**
- **AP9.8 Foothills north to Todds Valley, and from Todds to Gentle Annie**
  - **A9.8.1 - Dodson Valley to Todds Valley**
  - **A9.8.2 – Todds Valley to Gentle Annie**
  - **A9.8.3 - Gentle Annie Saddle**

Where areas of visual amenity landscape and important skylines have been identified, a map illustrating such areas are included at the end of each evaluation together with an understanding of existing landscape overlay areas.

## AP9.1 Rural Backdrop to Stoke

The landform forming the rural backdrop to Stoke rises in the south of the region and culminates along the main ridge and skyline of the Barnicoat Range. The text associated with this area of landscape within the Nelson Resources Plan states:

*This component includes the foothills south of Stoke and runs from Nelson's western boundary east to Enner Glynn Road and Jenkins Creek. It includes the foothills above Ngawhatu and Marsden Valleys.*

*It is dominated by a series of strong ridgelines of moderately high elevation and rural land use.*

*The ridges are important as they form the eastern backdrop to Stoke. Their contribution to the city's identity is in providing a rural open and natural backdrop, which complements the urban enclosed, developed nature of Stoke in the foreground.*

*The area is vulnerable to new forms and colours resulting from residential development and other structures, earthworks, and larger scale forestry planting. Any change will be highly apparent in the upper ridgeline areas.*

*Where land on the foothills above Ngawhatu and Marsden Hills (Schedule K, Chapter 7) has been zoned for Higher Density Small Holdings, subdivision of land must demonstrate the clustering of development into enclaves separated by open space and reserves so as to preserve the landscape values of those hills as a backdrop to Stoke.*

Based on the areas mapped within the district plan, the rural backdrop to Stoke can be broken down into the following four sub areas which have been assessed separately:

- The Barnicoat Range
- South of Ngawhatu above Suffolk Road
- Front faces between Ngawhatu and Marsden Valleys
- Front faces between Marsden and Enner Glynn Valleys

## AP9.1.1 - Barnicoat Range

The Barnicoat Range forms part of the prominent mountain range backdrop and skyline viewed beyond the settled foothills and plains to the south of Nelson. The range is in public and private ownership and is used for forestry, farming, quarrying and there are areas of native bush.

### Visibility

Very High

#### *Nelson Town Centre*

- The Barnicoat Range is not generally visible from Nelson's CBD with the possible exception of parts of Saxton and Jenkins Hills.

#### *Main Arterial Routes*

- The backdrop of the Barnicoat Range is highly visible from SH6 passing through Stoke to the south of Nelson.

#### *Coastal Views*

- The backdrop of the Barnicoat Range is highly visible from Waimea Inlet between Tahunanui Beach to the south of the Port Hills Ridge and Richmond.

#### *Skylines*

- The Barnicoat Range forms a prominent skyline observed to the south of Nelson and within Tasman Bay.

### Natural and Physical Qualities and Characteristics

High

#### *Landform*

- The main ridge reaches between 420 and 860 masl and forms a strong south-west to north-east alignment above the Stoke Foothills.
- The ridgeline remains relatively intact, with some localised tracking.

#### *Land cover*

- Areas of established and regenerating native vegetation, plantation forestry and adjoining areas of pasture.

### Sensory / Aesthetic Values

High

#### *Vividness*

- Visually prominent skyline ridge forming memorable, unbuilt backdrop to views from Stoke and Waimea Inlet and from areas of Tasman Bay and beyond.

#### *Naturalness*

- Steep and rugged relatively unbuilt landscape covered with mixed vegetation types.

#### *Legibility*

- The larger uplifted mountain range remains clearly apparent despite a mosaic of differing land uses.

#### *Coherence*

- Established patterns of forestry with lower slopes of pasture remains consistent with a working rural landscape.
- Harvest of plantation forest and tracking causes some transient disruption of visual coherence.

#### *Transient values*

- The undulating folds along the mountain backdrop captures creates shifting light conditions and shadows during different times of the day and year.
- More limited seasonal variation is apparent across the exotic evergreen vegetation cover.

### Cultural / Recreational Attributes

Very High

- Recreation tracks extend into the Barnicoat Range and provide established recreation connections, including the Barnicoat Walkway at the head of the Marsden Valley.
- Area serves as a launch pad for hang gliders, mountain bike tracks, and Brook Sanctuary.

<b>EVALUATION: Barnicoat Range</b>	
<p>The Barnicoat Range is considered to form an area of <b>visual amenity landscape</b> in recognition of its very high visibility with high and very high amenity values as an important mountain range backdrop to the south of Nelson.</p>	
<b>Mapped Extent (see Figure 3):</b>	
<p>The area of visual amenity landscape mapped, has generally been reduced from that included within the existing landscape overlays with the exception of an area of lower visible toe slopes, which form a rural backdrop beyond transmission lines which extend to the east of Saxton Field. Much of the remaining area which has been removed from the landscape overlay is obscured by a foreground of foothills viewed from the settled plains encompassing Stoke and coastline. To the north-east of the Barnicoat Range within the Brook Sanctuary, the upper part of a long vegetated spur which extends towards Brook Street has also been included.</p>	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Mountain backdrop and prominent skyline visible throughout south Nelson and Tasman Bay.</li> <li>• Predominantly 'green' unbuilt character which limited apparent modification.</li> <li>• Very high levels of recreation use including access from Brook Sanctuary and extensive use by mountain bikers and hang gliders.</li> </ul>	
<b>Potential Landscape Threats</b>	
<p><b>Visual Amenity Landscape</b></p> <ul style="list-style-type: none"> <li>• Introduction of visible structures which reduce open backdrop character.</li> <li>• Permanent clearance of vegetation and changes in land use which detract from the 'green' backdrop character.</li> <li>• Extensive earthworks / tracking which changes the line and form of the mountain backdrop.</li> </ul>	<p><b>Skyline</b></p> <ul style="list-style-type: none"> <li>• Introduction of prominent structures which detract from areas natural skyline.</li> </ul>

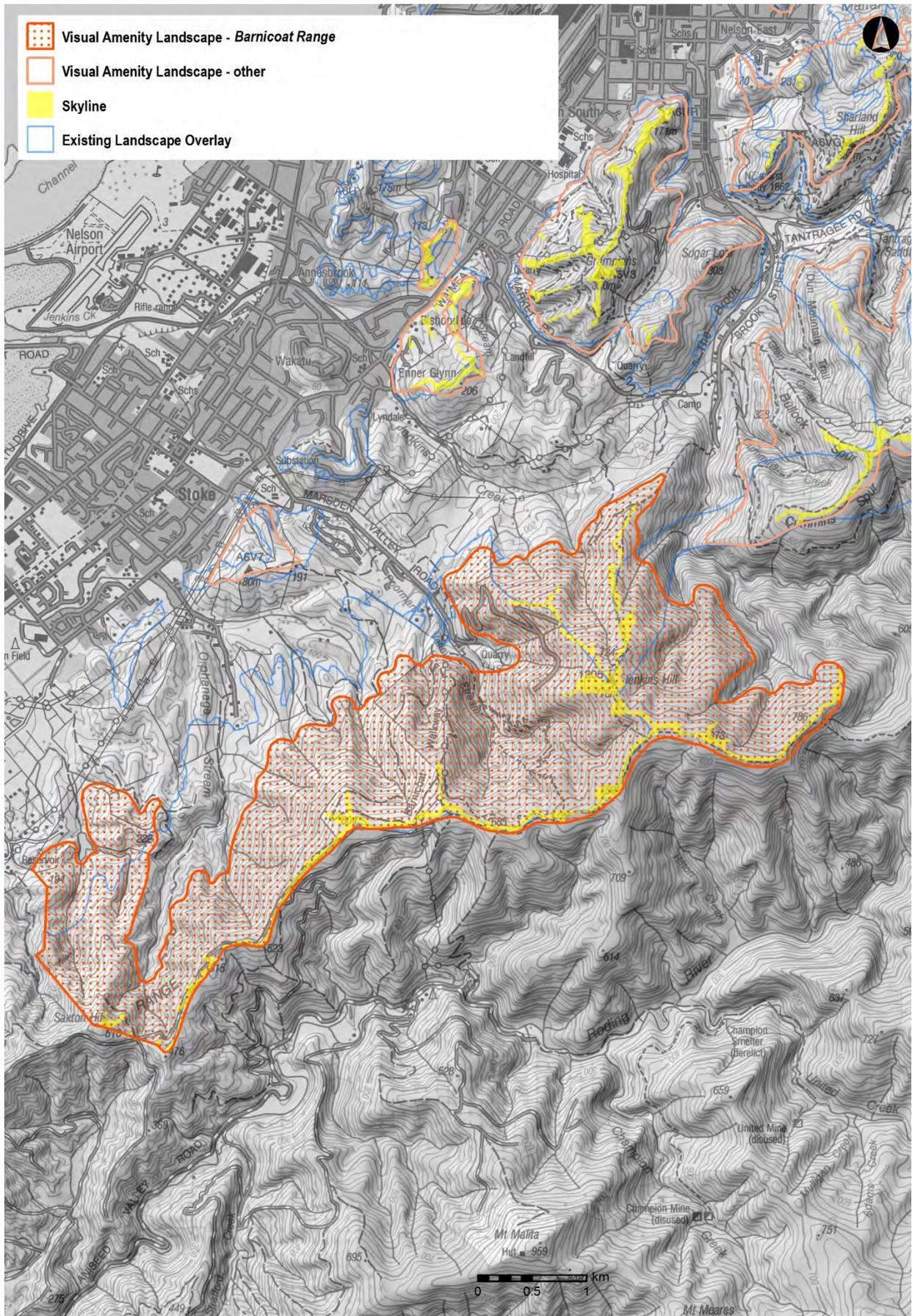


Figure 3: Barnicoat Range

## AP9.1.2 – South of Ngawhatu above Suffolk Road

The spur to the south of Ngawhatu extends above residential development along Suffolk Road and forms part of the immediate backdrop to Stoke below the larger backdrop of the Barnicoat Range.

### Visibility High

#### *Nelson Town Centre*

- The Site is not visible from Nelson's CBD.

#### *Arterial Roads*

- The front faces to the south of Ngawhatu have a high level of visible along SH6 between Nelson and Richmond.

#### *Coastal Views*

- Highly visible from parts of Waimea Inlet including the southern edge of Monaco.

#### *Skyline*

- This is not generally visible along the skyline against a larger backdrop of the Barnicoat Range.

### Natural and Physical Qualities and Characteristics Moderate

#### *Landform*

- The landform form parts of the lower lying foothills and toe of the larger backdrop of the Barnicoat Range.

#### *Land cover*

- The majority of this area is managed as pasture with groups of exotic amenity trees.

### Sensory / Aesthetic Values Moderate

#### *Vividness*

- Memorable as part of the rural foreground toe slopes adjoining Stoke.

#### *Naturalness*

- Much of this area is managed as farmland on the periphery of urban areas with limited built modification.

#### *Legibility*

- The landform remains legible as the toe slopes of the larger landform backdrop.

#### *Coherence*

- Pasture with tracking and amenity planting occupies the upper slopes.
- Existing transmission lines bisect the summit of the spur and reduce visual coherence.

#### *Transient values*

- Limited opportunities to experience wildlife within modified rural areas.

### Cultural / Recreational Attributes Low

- No recreation use has been established with the land managed as part of a private farm.

<b>EVALUATION: South of Ngawhatu above Suffolk Road</b>
---

The front face to the south of Ngawhatu is not considered to form an area of visual amenity landscape given the present level of residential development and elevated transmission towers which characterises this area.
--

<b>Mapped Extent (see Figure 4):</b>
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It is recommended that this area be removed from the existing landscape overlay.
--



Figure 4: South of Ngawhatu above Suffolk Road

### AP9.1.3 – Front faces between Ngawhatu and Marsden Valleys

This area of Stoke Foothills forms part of a leading spur along the toe of the larger backdrop of the Barnicoat Range. The ridgetop remains free of built development and forms an elevated rural backdrop above residential development established along Somerset Terrace.

#### **Visibility** **High**

##### *Nelson Town Centre*

- The Site is not visible from Nelson's CBD.

##### *Arterial Roads*

- The front faces are highly visible along SH6 to the south of Nelson.

##### *Coastal Views*

- Highly visible from parts of Waimea Inlet and the southern edge of Monaco.

##### *Skyline*

- This is not generally visible along the skyline against a larger backdrop of the Barnicoat Range.

#### **Natural and Physical Qualities and Characteristics** **Moderate**

##### *Landform*

- The landform parts of the lower lying foothills that form the toe of the larger backdrop of the Barnicoat Range.

##### *Land cover*

- Much of the areas is managed as pasture with tree groups.

#### **Sensory / Aesthetic Values** **High**

##### *Vividness*

- Part of the rural foothills which form a memorable rural backdrop to settlement established at Stoke.

##### *Naturalness*

- Much of this area is managed as farmland free of built development on the periphery of urban areas.

##### *Legibility*

- The landform remains legible as the toe slopes of the larger landform backdrop.

##### *Coherence*

- Pasture with amenity planting and regenerating slopes retain a level of visual coherence beyond residential development, transmission towers and water tanks established along the urban edge.

##### *Transient values*

- The undulating folds of the toe slopes create ever-changing shadow patterns that add interest to the landscape.

#### **Cultural / Recreational Attributes** **Moderate**

- Well used track from Songer Street
- Future potential links with walking tracks identified in Marsden Valley Structure Plan.

<b>EVALUATION: Front faces between Ngawhatu and Marsden Valleys</b>	
<p>Front faces between Ngawhatu and Marsden Valleys are considered to form an area of <b>visual amenity landscape</b> on account of its high visibility to the south of Nelson and high amenity values associated with its open backdrop character which contrasts with urban development below.</p>	
<b>Mapped Extent (See Figure 5):</b>	
<p>This front face of the spur which extends above existing transmission towers and water tanks and remains free of development has been included within the identified area of visual amenity landscape. Parts of both Ngawhatu and Marsden Valley previously included within the landscape overlay have been removed on account of their limited visibility.</p>	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Elevated rural spur which contrasts with urban development in Stoke.</li> <li>• Pasture and amenity planting retain high levels of visual coherence and low levels of built modification.</li> </ul>	
<b>Potential Landscape Threats</b>	
<p><b>Visual Amenity Landscape</b></p> <ul style="list-style-type: none"> <li>• Residential subdivision which fragments the open rural landscape.</li> <li>• Prominent structures which disrupt visual coherence and dominate this natural backdrop.</li> <li>• Earthworks / tracking which reduce legibility and dominate the rural landscape character.</li> </ul>	<p><b>Skyline</b></p> <ul style="list-style-type: none"> <li>• N/a</li> </ul>

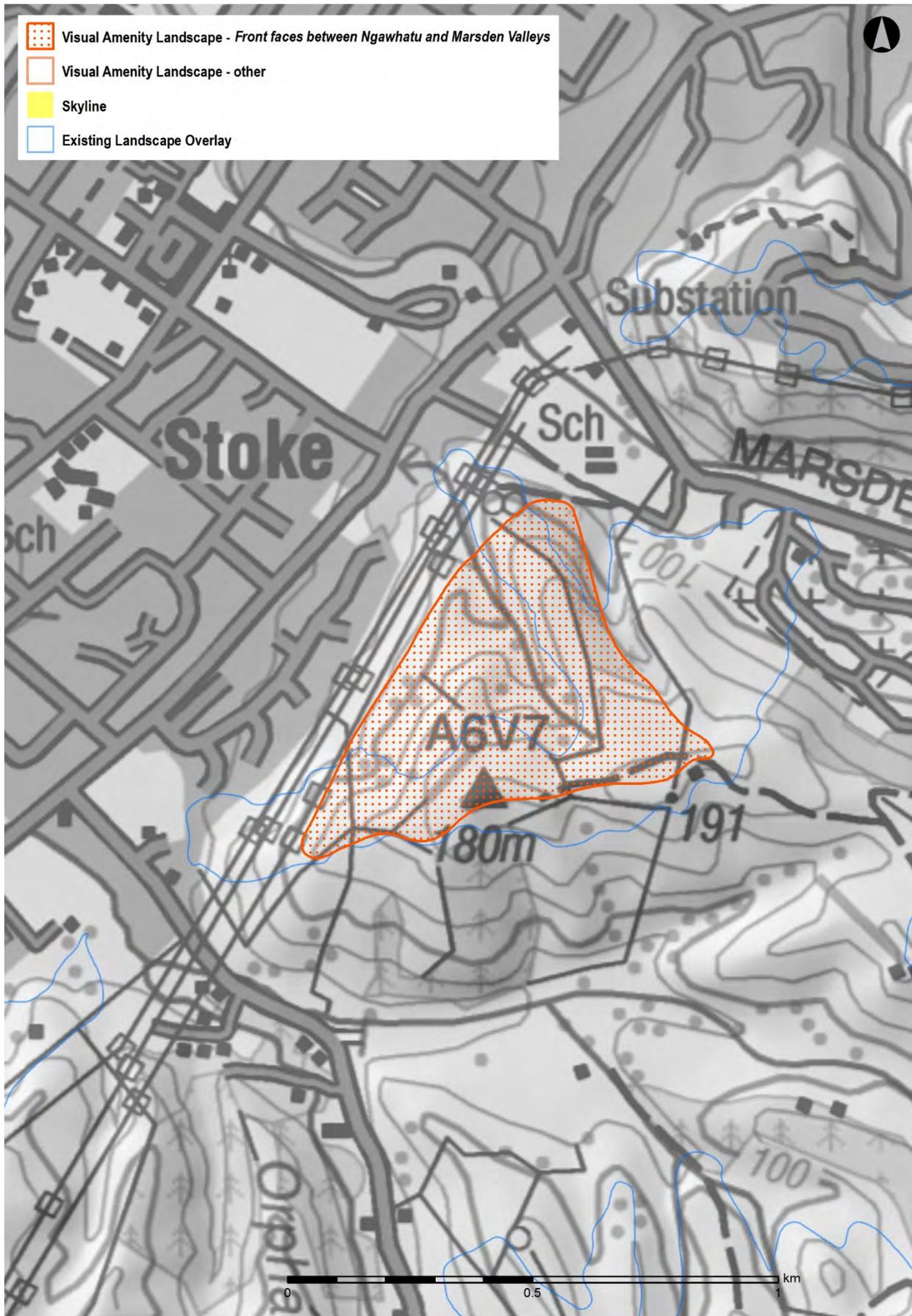


Figure 5: Front face between Ngawhatu and Marsden Valley

## AP9.1.4 – Front faces between Marsden and Enner Glynn Valleys

This area of the Stoke Foothills is more heavily developed by recent residential development along Panorama Drive. This has reduced natural and physical qualities which contribute visual amenity landscape values previously recognised in this area.

### Visibility High

#### *Nelson Town Centre*

- The Site is not visible from Nelson's CBD.

#### *Arterial Roads*

- Moderate visibility along SH6 to the south of Nelson.

#### *Coastal Views*

- High visibility from a broad area of coastline including parts of Waimea Inlet and the southern edge of Monaco.

#### *Skyline*

- This is not generally visible along the skyline against a larger backdrop of the Barnicoat Range.

### Natural and Physical Qualities and Characteristics Low

#### *Landform*

- The landform parts of the lower lying foothills that form the toe of the larger backdrop of the Barnicoat Range which has been modified to accommodate residential development.

#### *Land cover*

- Residential dwellings with roading and associated infrastructure characterise much of the spur landform.

### Sensory / Aesthetic Values Moderate

#### *Vividness*

- Residential development appears consistent with surrounding urban areas.

#### *Naturalness*

- Residential development has reduced the apparent level of naturalness.

#### *Legibility*

- The landscape is consistent with a residential area and reduces the legibility of the underlying landform.

#### *Coherence*

- Residential development introduces a settled landscape character.

#### *Transient values*

- There are limited seasonal changes evident and limited opportunities to experience wildlife.

### Cultural / Recreational Attributes Moderate

- Recreation use occurs in association with residential development.

<b>EVALUATION: Front faces between Marsden and Enner Glynn Valleys</b>
Front faces between Marsden and Enner Glynn Valleys are not considered to form an area of visual amenity landscape given the present level of residential development which characterises this area and the limited broader landscape and amenity values which remain.
<b>Mapped Extent (See Figure 6):</b>
It is recommended that this area be removed from the existing landscape overlay.

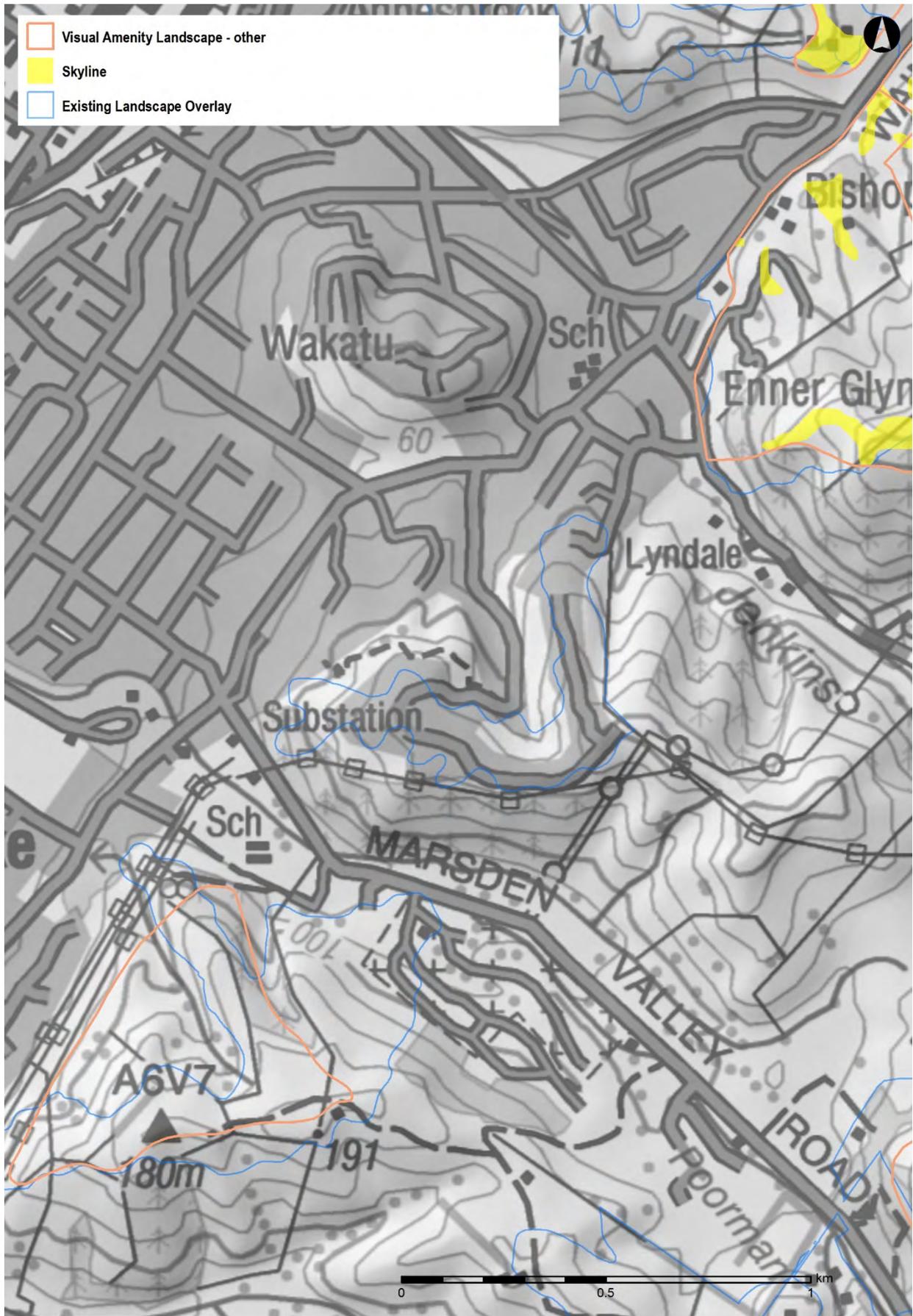


Figure 6: Front faces between Marsden and Enner Glynn Valleys

## AP9.2 Bishopdale Saddle Area

The Bishopdale Saddle area forms part of the 'gateway' which separates Nelson and Stoke between the Port Hills Ridge and the toe of the Barnicoat Range which joins to the north Enner Glynn. The Nelson Resource Management Plan describes this area as follows:

*This landscape component runs from Enner Glynn Road/Jenkins Creek northeast to the Market Road area of Bishopdale.*

*It is a series of low ridges, largely in pasture and rural uses, located between the south-eastern foothills of Stoke and Nelson on the edge of the urban backdrop to both Stoke and Nelson. It forms an open space between the eastern foothills and the Port Hills ridge.*

*It is important as a visual gateway and transition between Stoke and Nelson and contributes to the visual structure of both places.*

*It is vulnerable to changes that will reduce its open, rural character. These include structures, earthworks and roads. Any development here should not adversely affect the integrity of the landform shape, open space, and visual characteristics of the area.*

Based on the areas mapped within the district plan, the rural backdrop to Bishopdale Saddle can be broken down into the following sub areas which have been assessed:

- Stoke Foothills: Front faces between Enner Glynn and Bishopdale
- Bishopdale Saddle

## AP9.2.1 – Front faces between Enner Glynn and Bishopdale

To the south of Bishopdale, the front faces between Enner Glynn and Bishopdale form part of the elevated toe slopes of the Barnicoat Range upon which rural lifestyle development has become established.

### Visibility High

#### *Nelson Town Centre*

- The western faces are highly visible from Nelson's CBD through Bishopdale Saddle.

#### *Arterial Roads*

- Moderate levels of visibility along Waimea Road and SH6 to the south of Nelson.

#### *Coastal Views*

- High levels of visibility from parts of Waimea Inlet and the southern edge of Monaco.

#### *Skyline*

- Visible along the skyline from parts of Waimea Road.

### Natural and Physical Qualities and Characteristics Moderate

#### *Landform*

- The landform is part of the toe slopes and foot hills of the Barnicoat Range with some levels of modification including access ways and dwellings associated with rural lifestyle development.

#### *Land cover*

- A dispersed pattern of residential dwellings has been established amongst a strong framework of vegetation and areas of pasture.

### Sensory / Aesthetic Values High

#### *Vividness*

- This area of landscape forms part of the wider rural lifestyle character and gateway separating Stoke and Nelson.

#### *Naturalness*

- Low density rural residential development typically retains a low profile amongst extensive areas of vegetation and reduces the level of modification apparent.

#### *Legibility*

- Landscape patterns retain large areas of unmodified landform with discreet low density rural lifestyle development.

#### *Coherence*

- Residential development is nestled within extensive areas of vegetation retaining a high level of visual coherence.

#### *Transient values*

- Encounters with wildlife are increased in areas of more extensive vegetation alongside seasonal variations in exotic leaf cover.

### Cultural / Recreational Attributes Low

- No recreation use has been identified.

<b>EVALUATION: Front faces between Enner Glynn and Bishopdale</b>	
<p>The front faces between Enner Glynn and Bishopdale are considered to form an area of <b>visual amenity landscape</b> in recognition of their high visibility and high amenity values associated with rural lifestyle development and memorable gateway context which separates Richmond and Nelson.</p>	
<b>Mapped Extent (See Figure 7):</b>	
<p>This extent of visual amenity landscape mapped is broadly equivalent to the existing landscape overlay encompassing the Rural Lower Density Small Holdings Zone. Mapping has resulted in a slight reduction along the southern area recognising the lower level of visibility of this area within Enner Glynn valley seen from the coastal edge.</p>	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Prominent toe slopes which retain a low density rural character and unmodified landform.</li> <li>• Rural setting and backdrop to Stoke.</li> <li>• Extensive vegetation screens views of existing development.</li> </ul>	
<b>Potential Landscape Threats</b>	
<p><b>Visual Amenity Landscape</b></p> <ul style="list-style-type: none"> <li>• Residential subdivision which fragments rural character.</li> <li>• Prominent structures which disrupt visual coherence and dominate this natural backdrop.</li> <li>• Earthworks / tracking which reduces legibility and detracts from the green backdrop character.</li> </ul>	<p><b>Skyline</b></p> <ul style="list-style-type: none"> <li>• Prominent structures and earthworks which disrupt intact landforms along the skyline.</li> </ul>

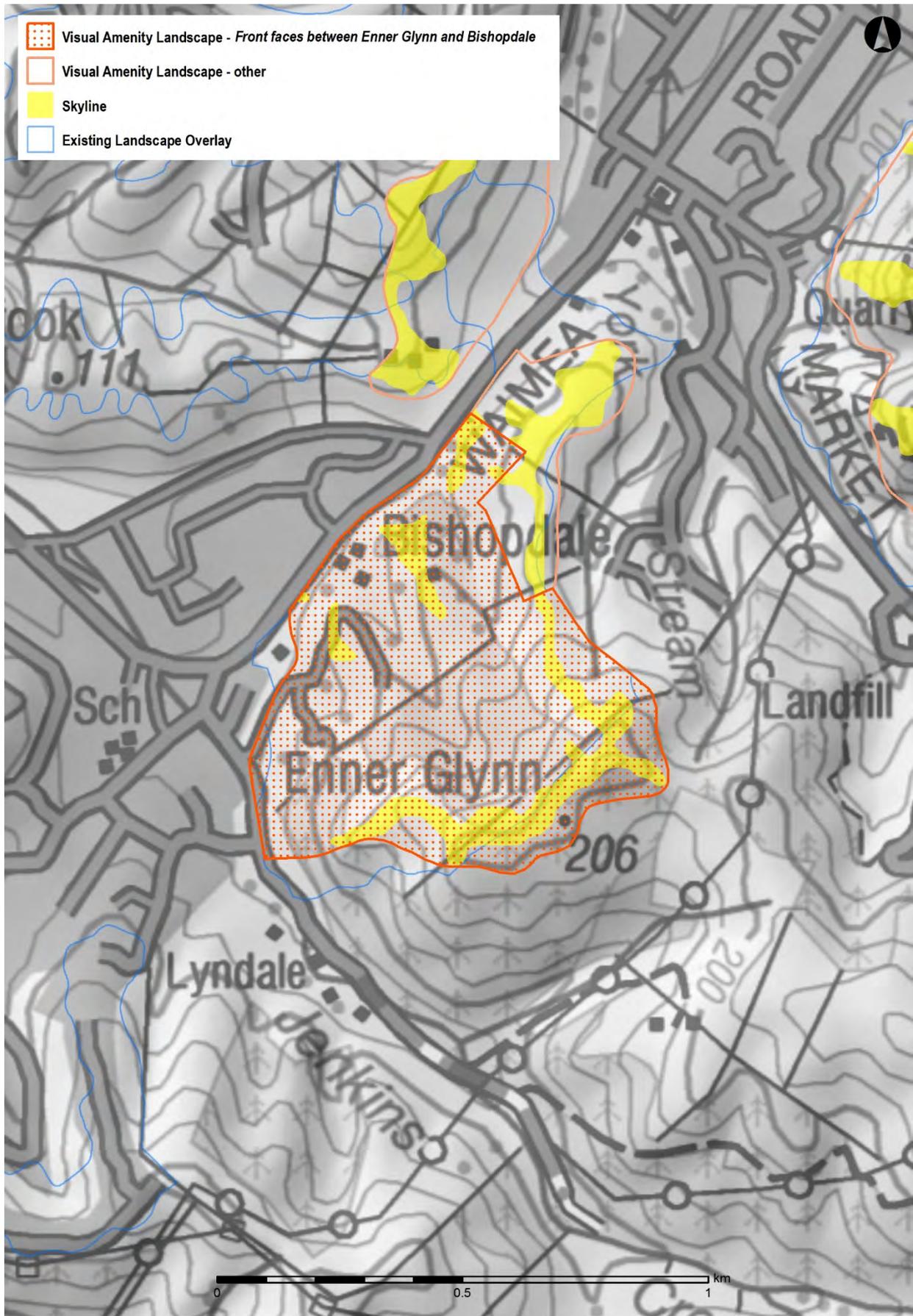


Figure 7: Front face between Enner Glynn and Bishopdale

## AP9.2.2 - Bishopdale Saddle

This area extends along both sides of Waimea Road and forms part of the rural 'gateway' which separates Nelson and Stoke. This includes part of the steep eastern faces of the Port Hills Ridge which culminate along an elevated ridge and the rural backdrop beyond the former Bishopdale Pottery site which form the toe slopes and foothills of the Barnicoat Range.

### Visibility High

#### *Nelson Town Centre*

- Parts of the rising landform to the south of Waimea Road have very high levels of visibility from Nelson's CBD.

#### *Arterial Roads*

- Moderate visibility attributed to views from adjoining areas of Waimea Road.

#### *Coastal Views*

- Moderate levels of visibility from Waimea Inlet.

#### *Skyline*

- Parts of the Port Hills Ridge and Bishopdale Foothills to the south of Waimea Road are visible along the skyline for vehicles using Waimea Road.

### Natural and Physical Qualities and Characteristics Moderate

#### *Landform*

- The landform in this area remains largely unmodified with steep visible faces adjoining Waimea Road.
- Waimea Road bisects this area and will likely include a future junction with the Southern Link.

#### *Land cover*

- Most of this area is managed as pasture with exotic shelter planting.

### Sensory / Aesthetic Values High

#### *Vividness*

- This area remains memorable as part of the gateway between Nelson and Stoke separating surrounding urban areas.

#### *Naturalness*

- There is limited existing built development apparent through this modified pastoral landscape.

#### *Legibility*

- The underlying landform remains legible as a saddle and toe slopes separating Port Hills Ridge from the Barnicoat Range.

#### *Coherence*

- Much of this area retains an open rural character and retains a high degree of visual coherence.

#### *Transient values*

- Limited opportunities to experience seasonal variation or opportunities to view wildlife.

### Cultural / Recreational Attributes Low

- No recreation use has been established with the land managed as part of a private farm.

<b>EVALUATION: Bishopdale Saddle</b>	
Bishopdale Saddle is considered to form an area of <b>visual amenity landscape</b> in recognition of its high visibility and high amenity values associated with its important 'gateway' context and rural context which separates Stoke and Nelson.	
<b>Mapped Extent (See Figure 8):</b>	
The extent of visual amenity landscape encompass the more visible spur which rise to the south of Waimea Road in Bishopdale and removes the area which encompasses the Bishopdale Pottery Site. To the north of Waimea Road Bishopdale Saddle encompasses the steeper open faces of the Port Hills Ridge which culminate along the skyline.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Open setting which forms part of the memorable gateway between Stoke and Nelson.</li> <li>• Limited development retains largely unmodified landforms which remain visible from Waimea Road.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b>	<b>Skyline</b>
<ul style="list-style-type: none"> <li>• Prominent structures which disrupt visual coherence.</li> <li>• Earthworks / tracking which reduces legibility and dominates this open gateway context.</li> </ul>	<ul style="list-style-type: none"> <li>• Prominent structures and earthworks which dominate unmodified landforms.</li> </ul>

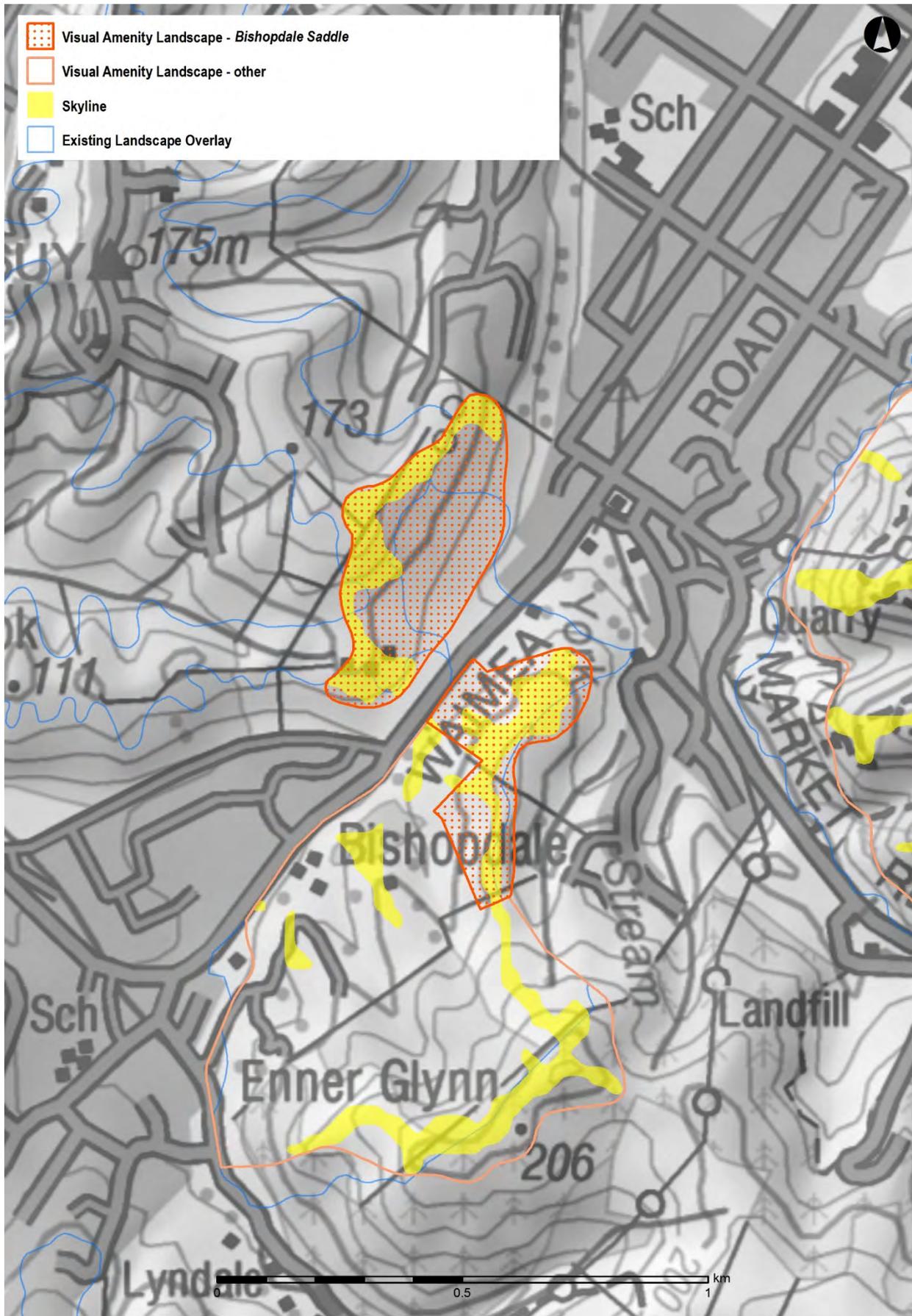


Figure 8: Bishopdale Saddle

## AP9.3 Port Hills Ridge

The Port Hills Ridge forms part of the established residential area of Nelson and prominent foreground ridge which adjoins the entrance to Port Nelson and Haven Road along the southern approach into Nelson City. The Nelson Resource Management Plan describes this area as follows:

*This ridge runs northeast from Wakatu and Bishopdale through Observatory Hill to Haven Road.*

*The Port Hills is the primary coastal ridge to the Haven and the Tasman Bay coastline. While there is residential development on most of this area, landform remains the dominant landscape element.*

*The Port Hills ridgeline is important to Nelson's identity because it forms a strong western edge to the old city (i.e. the inner city and Nelson South). The eastern slopes are very visible from Waimea Rd and locations in and around the inner city. The western slopes of the Port Hills Ridge, and Greenhill and Wakatu are all highly visible from the southern entrance to the city and from Stoke, and form an eastern edge to these parts of the city.*

*The ridge becomes a skyline for much of the area from which it is viewed, and this part of the landscape is most sensitive to change. Views from vantage points on the ridges are also important. Subdivision and all other development should be carefully sited and developed so as not to adversely affect the natural character and quality of the ridge area.*

### Visibility Very High

#### *Nelson Town Centre*

- The length of the Port Hills Ridge has very high levels of visibility from Nelson's CBD.

#### *Arterial Roads*

- Moderate visibility attributed to adjoining areas of Waimea Road and SH6

#### *Coastal Views*

- Parts of the northern face of the Port Hills Ridge are highly visible from the coast.

#### *Skylines*

- The main ridgeline is visible along the skyline from the town centre, SH6 and the coastal edge south of Port Nelson.
- Parts of the Port Hills Ridge and Foothills are visible along the skyline for vehicles using Waimea Road.

### Natural and Physical Qualities and Characteristics Low

#### *Landform*

- The landform forms part of the foreground ridge which extends between 60 and 160 masl.

#### *Land cover*

- Much the ridgeline has been developed resulting in residential housing visible along the skyline with residential zoning continuing over much of the remaining area.

### Sensory / Aesthetic Values Low

#### *Vividness*

- Much of the landform is developed.

#### *Naturalness*

- Natural values have largely been modified on account of the introduction of residential development.

#### *Legibility*

- Whilst the underlying landform remains legible as a ridge, this has been heavily modified by extensive residential development.

#### *Coherence*

- Residential development expresses a diverse residential context which characterises this area.

#### *Transient values*

- No transient values identified.

**Cultural / Recreational Attributes**

**Moderate**

- Residential development has established along the skyline and has become recognised as part of the established urban edge of Nelson Harbour.

<b>EVALUATION: Port Hills Ridge</b>
While the Port Hills Ridge has very high levels of visibility, much of the Port Hills Ridge landform has been developed for residential purposes resulting in little of the former natural character and quality of the ridge remaining intact. The remaining areas of land are zoned for residential purposes which establish much of the context and setting of this area of Nelson’s backdrop.
<b>Mapped Extent (Figure 9):</b>
It is recommended that this area be removed from the existing landscape overlay.

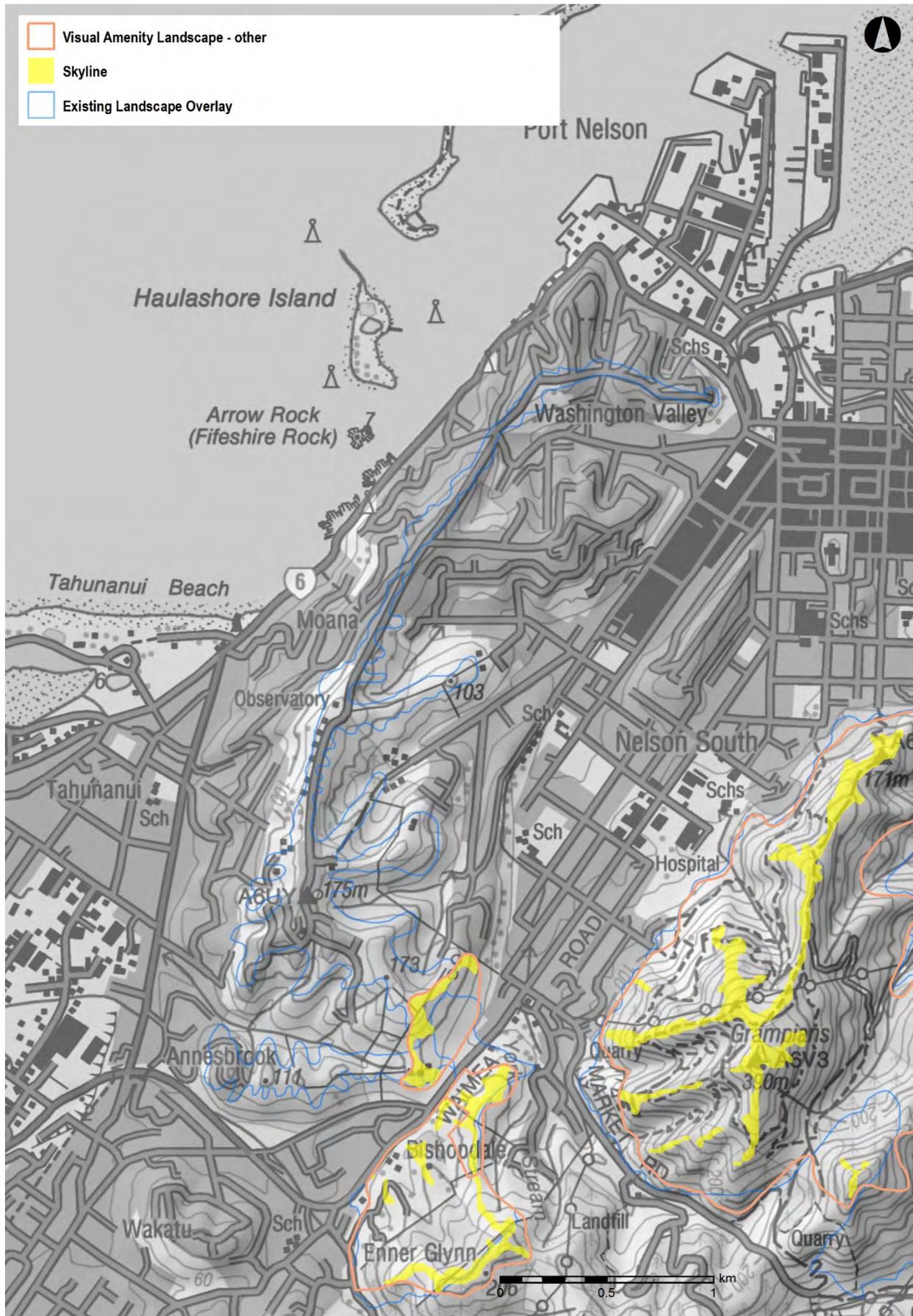


Figure 9: Port Hills Ridge

## AP9.4 Grampians

The Grampians forms a prominent green backdrop and sequence of open conical hills to the south of Nelson City. The Nelson Resource Management Plan describes this area as follows:

*This component extends from the Market Road area of Bishopdale along the eastern edge of South Nelson and east to The Brook, and it includes Sugarloaf.*

*It is primarily a large conical landform immediately south of the city. The distinctive visual character of the area is due to the combination of the landform and vegetation cover, which provides an imposing background and contrast to the 'built' urban nature of the city.*

*The Grampians is the singularly most visible and recognisable landform from the city. It is a focal point in the landscape and reference point for the city, and contributes significantly to its southern and eastern backdrop.*

*The area is vulnerable to changes that bring new forms, colours, and patterns to the landscape. These include structures, roads, forestry and clearing. The upper slopes and ridges are especially sensitive to change.*

*It is important to retain continuous vegetation cover to reflect the continuity of the green belt, with its bush-clad appearance and the amenity value which it affords. Production forestry on slopes visible from the city is inappropriate to the broader landscape context. This is an important backdrop to the city and it requires a consistent long term land cover pattern to enhance the landscape setting of Nelson City.*

### Visibility Very High

#### *Nelson Town Centre*

- The western face of the Grampians has very high levels of visibility from Nelson's CBD.
- The western face of Sugarloaf has moderate levels of visibility from Nelson's CBD.

#### *Arterial Roads*

- Parts of the western face of the Grampians have very high levels of visibility from Waimea Road and over longer distances from Queen Elizabeth II Drive.
- The summit of Sugarloaf and lower unnamed summit to the south has moderate levels of visibility from Nelson's main arterial routes.

#### *Coastal Views*

- The summit of the Grampians has very high visibility from the coastal edge with much of the western face of the Grampians and adjoining summits of Sugarloaf having low and moderate levels of visibility.

#### *Skylines*

- The Grampians forms a prominent element of Nelson's skyline visible from within the CBD as well as the main arterial routes into Nelson City and the coastal edge.

### Natural and Physical Qualities and Characteristics High

#### *Landform*

- A large conical landform consistent with the underlying formative Brook Street Volcanic land type.

#### *Land cover*

- Mosaic of native vegetation and pine plantation, gum trees, scrub and pasture.

### Sensory / Aesthetic Values High

#### *Vividness*

- The 'green' vegetated form of the Grampians forms a striking and memorable backdrop to Nelson City.

*Naturalness*

- There is limited built modification retaining a vegetated green backdrop character which contrasts with surrounding urban development.

*Legibility*

- The conical volcanic form of the ridges and summits of the Grampians are clearly legible.

*Coherence*

- The green backdrop of the Grampians retain a high level of visual coherence.
- Patchwork of vegetation types on western face and cut over on Sugarloaf reduces coherence in some areas, particularly during harvesting of exotic forests.
- The summit of the Grampians includes a prominent transmission tower.

*Transient values*

- Recreation use in this area of regenerating native vegetation provides bird habitat and opportunities to experience wildlife in close proximity to Nelson’s town centre.

**Cultural / Recreational Attributes Very High**

- The Grampians Reserve provides recreation access throughout much of this area.
- The backdrop of the Grampians is widely regarded as the singularly most visible and recognisable landform from the city.

<b>EVALUATION: Grampians</b>	
The Grampians including Sugarloaf are considered to form an area of <b>visual amenity landscape</b> in recognition of the very high levels of visibility and very high amenity values forming a prominent element and cultural and recreation attributes within the larger green backdrop to Nelson City.	
<b>Mapped Extent (Figure 10):</b>	
The area of visual amenity landscape mapped is broadly equivalent with the existing landscape overlay, particularly along the western face of the Grampians which is the most visible. An area to the south of Sugarloaf is recommended to be extended on account of its high visibility, with a reduction in the extent visible along the eastern faces given that potential views of this area are limited to locations within the Brook.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Legible conical forms expressive of formative volcanic processes.</li> <li>• Predominantly unmodified skyline with large transmission tower forming local land mark on top of the Grampians.</li> <li>• Part of larger sequence of green backdrop observed from Nelson City.</li> <li>• Extensive recreation use associated with Grampians Reserve.</li> </ul>	
<b>Potential Landscape Threats</b>	
<p><b>Visual Amenity Landscape</b></p> <ul style="list-style-type: none"> <li>• Expansion of development along the lower slopes which disrupts the green backdrop character.</li> <li>• Earthworks / tracking which reduces legibility and changes the line and form of the mountain backdrop.</li> <li>• Expansion of forestry / wilding species impacting on areas of native vegetation.</li> </ul>	<p><b>Skyline</b></p> <ul style="list-style-type: none"> <li>• Further prominent structures which disrupt areas of natural skyline.</li> </ul>

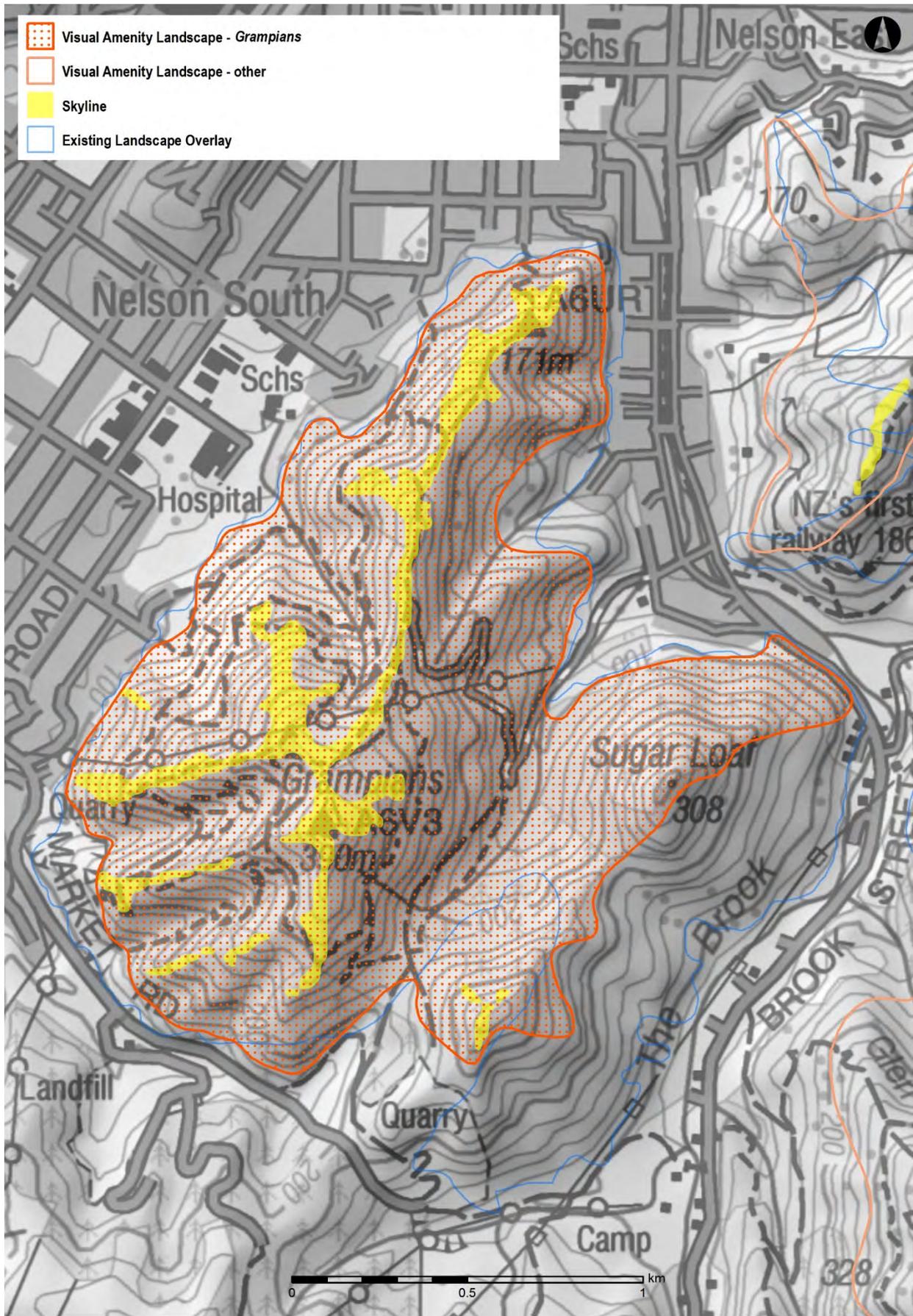


Figure 10: Grampians

## AP9.5 Sharland Hill

Sharland Hill includes part of the immediate hill backdrop to Nelson City and wider mountain range which rises to the east of the Brook. The Nelson Resource Management Plan describes this area as follows:

*This component extends north and east from The Brook, and is bounded on the north and east by the Maitai River.*

*This complex series of ridges is presently largely undeveloped. However, landcover is highly modified into coniferous plantation forestry, dispersed with areas of native scrub. Vegetation values have been highly modified and continue to be so.*

*Sharland Hill ridgelines and upper slopes are important as the eastern backdrop to the city and for their contrast with the bush clad Bryant Range backdrop in the distance. Sharland Hill is part of the central city backdrop, and is closely associated visually with the rest of the backdrop i.e. Kaka Hill, Botanical Hill and the Grampians.*

*Because of their high visibility, the slopes facing the city and the ridges are most vulnerable to change. The forms and colours associated with development and pattern and texture changes resulting from changes to the vegetation are most likely to alter the character and quality of this area.*

*Protection and enhancement of the western slopes and ridgeline areas with long term native vegetation cover is desirable to improve the long term visual values of the area so it will contribute positively to its broader setting.*

Based on the areas mapped within the district plan, Sharland Hill can be broken down into the following sub areas which have been assessed separately:

- Sharland Hill
- Fringed Hill

## AP9.5.1 Sharland Hill

Sharland Hill forms part of a larger series of legible conical hill forms which extend between Brook Street and the Maitai Valley and form part of the immediate backdrop to the south-east of Nelson.

### Visibility High

#### *Nelson Town Centre*

- The western face and toe slopes of Sharland Hill have very high levels of visibility from Nelson's CBD.

#### *Arterial Roads*

- Low visibility, predominantly visible from Waimea Road.

#### *Coastal Views*

- The summit of Sharland Hill is highly visible from the coast, with less visibility of the western faces.

#### *Skylines*

- The summit of Sharland Hill is visible along the skyline from within the centre of Nelson City.

### Natural and Physical Qualities and Characteristics Moderate

#### *Landform*

- A large conical landform which forms party of a larger sequence of open ridges forming the immediate backdrop to the south of the city

#### *Land cover*

- Land cover is highly modified with plantation forestry dispersed with areas of native scrub.

### Sensory / Aesthetic Values High

#### *Vividness*

- Part of the memorable green backdrop sequence visible from Nelson City.

#### *Naturalness*

- There is limited built modification apparent with forestry retaining a green backdrop character which contrasts with urban development in the city.

#### *Legibility*

- The conical volcanic form of the ridges and summits remain legible.

#### *Coherence*

- Coherent green backdrop character with some notable disruption during forestry harvest.

#### *Transient values*

- Regenerating vegetation provides opportunities to experience wildlife in close proximity to Nelson's town centre.

### Cultural / Recreational Attributes Very High

- Extensive recreation tracks connect with the Brook and the Maitai Valley along the eastern and southern edges of the landform.

<b>EVALUATION: Sharland Hill</b>	
Sharland Hill is considered to form an area of <b>visual amenity landscape</b> in recognition of its high visibility and high amenity values as part of the prominent green backdrop to Nelson City.	
<b>Mapped Extent (Figure 11):</b>	
The broad extent of land included as a visual amenity landscape is similar to the existing overlay with some inclusion of more visible areas along the western and northern faces. An internal gully enclosed by visible faces is also now proposed to be included. The area has been reduced to the south and east on account of the limited visibility of these areas outside the Maitai Valley and the Brook.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Contribution to larger natural and memorable mountain backdrop sequence.</li> <li>• Legible conical forms expressive of formative volcanic processes.</li> <li>• Several recreation tracks provide access from the Maitai and Brook valleys.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b> <ul style="list-style-type: none"> <li>• Expansion of urban development which disrupts the green backdrop character.</li> <li>• Earthworks / tracking which reduces legibility and changes the line and form of the mountain backdrop.</li> <li>• Expansion of forestry / wilding species which impact on areas of native vegetation.</li> </ul>	<b>Skyline</b> <ul style="list-style-type: none"> <li>• Introduction of prominent structures which disrupt areas of natural skyline.</li> </ul>

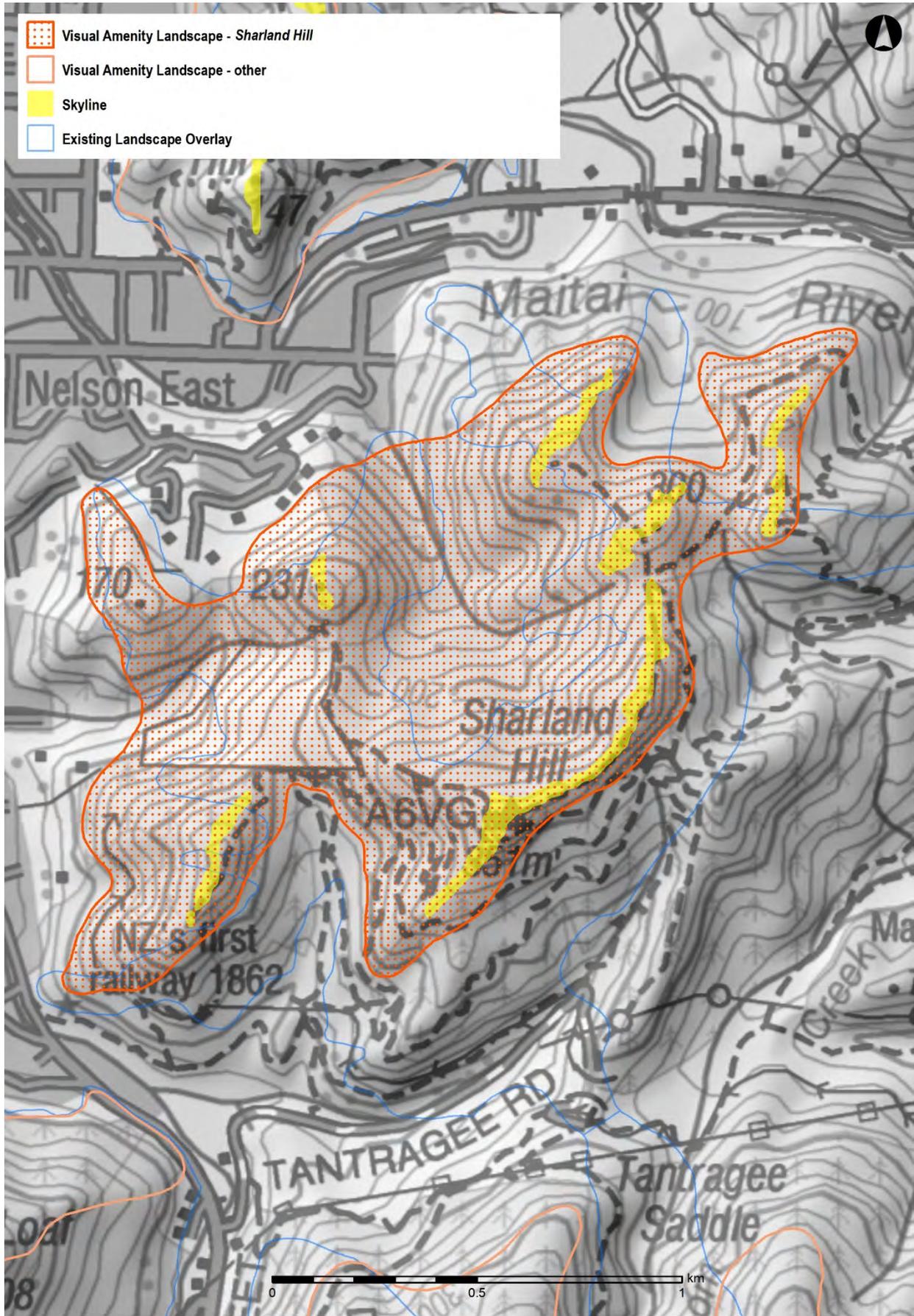


Figure 11: Sharland Hill

## AP9.5.2 Fringed Hill

This area forms part of the larger mountain range backdrop which rises to the east of the Brook and extends between the Maitai Valley and the Brook Sanctuary.

### Visibility High

#### *Nelson Town Centre*

- The western face and toe slopes of Fringed Hill have very high levels of visibility from Nelson's CBD.

#### *Arterial Roads*

- The summit and upper western slopes have high levels of visibility from Nelson's main roads as part of Nelson's larger mountainous backdrop.

#### *Coastal Views*

- The summit and western slopes have very high levels of visibility from Nelson's coast.

#### *Skyline*

- Fringed Hill forms part of the skyline seen from Nelson's town centre.
- The summit of Fringed Hill appears along the skyline from Nelson's arterial routes and coastal edge.

### Natural and Physical Qualities and Characteristics Moderate

#### *Landform*

- A large rising mountain slope which forms part of the larger sequence of mountain backdrop beyond the Grampians and Sharland Hill.

#### *Land cover*

- Land cover is highly modified with plantation forestry dispersed with areas of native scrub.

### Sensory / Aesthetic Values High

#### *Vividness*

- The vegetated form of Fringed Hill forms part of the memorable backdrop sequence to Nelson City.

#### *Naturalness*

- No significant built modification apparent with forestry retaining a green backdrop character which contrasts with urban development in the city.

#### *Legibility*

- Remains legible as part of the broader mountain range backdrop.

#### *Coherence*

- Part of the broader green backdrop character with changes in forestry cover reducing visual coherence during times of harvest.

#### *Transient values*

- Productive forestry limits opportunities to experience wildlife.

### Cultural / Recreational Attributes High

- Several recreation tracks have been established providing access into Nelson's wider mountain ranges including the Dun Mountain Walkway accessed near the southern end of the Brook.

<b>EVALUATION: Fringed Hill</b>	
Fringed Hill is considered to form an area of <b>visual amenity landscape</b> in recognition of its high visibility and high amenity values as part of the broader mountain range backdrop to Nelson City.	
<b>Mapped Extent (See Figure 12):</b>	
The area of landscape encompasses the visible upper western faces and summit of Fringed Hill and includes Cummins Spur to the south and the upper parts of the spur to the west of Neds Creek extending into the Maitai Valley to the north. Previous connections with the Barnicoat Range and Tantragee Saddle and connected with the eastern slopes of Sharland Hill have been removed given that these areas do not form part of the visible backdrop.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Area of visible skyline with no significant or dominant built modification.</li> <li>• Contribution to larger natural and memorable mountain backdrop sequence.</li> <li>• Several recreation tracks provide access to wider mountains and views.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b> <ul style="list-style-type: none"> <li>• Prominent structures which dominate this natural backdrop.</li> <li>• Permanent clearance of vegetation which disrupts the line and form of the larger mountain backdrop.</li> <li>• Excessive earthworks / tracking which detract from the green backdrop character.</li> </ul>	<b>Skyline</b> <ul style="list-style-type: none"> <li>• Introduction of prominent structures which dominate an unmodified skyline.</li> </ul>

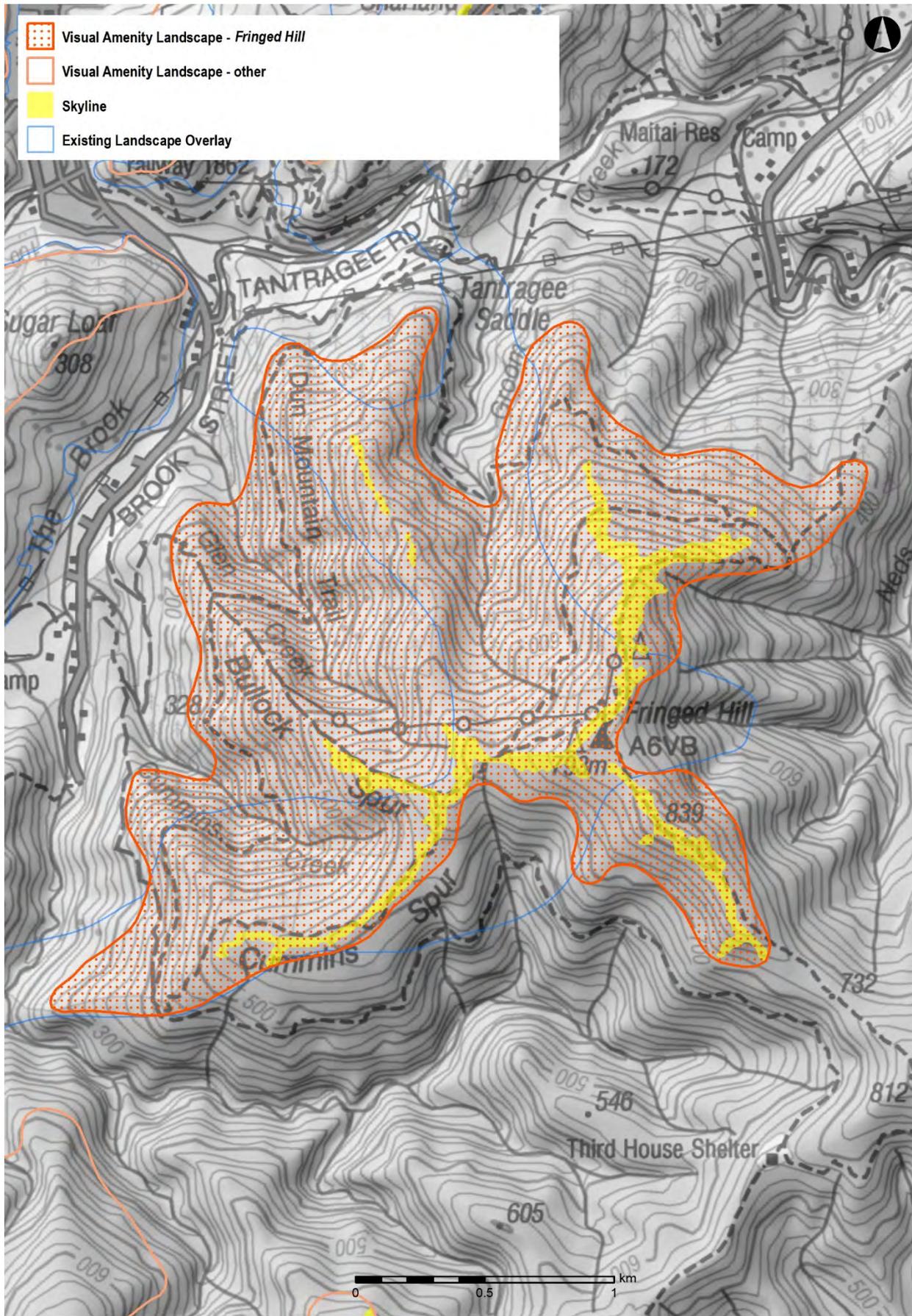


Figure 12: Fringed Hill

## AP9.6 Botanical Hill / Malvern Hills

Botanical Hill / Malvern Hills includes part of the immediate backdrop to the north of Nelson City and forms the first ridgeline which follows alongside Nelson Haven. The Nelson Resource Management Plan describes this area as follows:

*The southern edge of this component is the Maitai River near Botanical Hill. It runs northeast along the foothills to Dodson Valley.*

*Botanical Hill is a prominent conical landform in the ridgeline of Malvern Hills which runs northeast of the inner city.*

*Botanical Hill is important as a visual focus for part of the inner city. From the summit, there are expansive views across the city and Tasman Bay which are important to the landscape experience of this place.*

*The Malvern Range is important to the context of the city because it provides a visual backdrop to the eastern side of the city, which balances the containment of the Port Hills ridge on the west. The area is also important for its contribution to the city's green belt. Careful management will promote visual and amenity values in the longer term.*

*Because of their high visibility, slopes facing the city centre, upper slopes facing inland and facing the sea and also the ridges are most vulnerable to change. The forms and colours associated with development, and the pattern and texture changes from changes in vegetation are most likely to alter the character and quality of this area.*

Based on the area mapped within the district plan, this area has been divided into the following sub areas which have been assessed separately:

- Botanical Hill
- Malvern Hill

## AP9.6.1 Botanical Hill

Botanical Hill forms the eastern edge and prominent green backdrop to Nelson City which extend between the summit of Botanical Hill and entrance into the Maitai Valley to the south and the ridge above Walter Bluff to the north.

### Visibility Very High

#### *Nelson Town Centre*

- The western face of Botanical Hill has very high levels of visibility from Nelson's CBD.

#### *Arterial Roads*

- The upper slopes have a moderate level of visibility along SH6 to the north of Nelson.

#### *Coastal Views*

- Botanical Hill has limited visibility from the coast with high visibility from the coast typically occurring to the north of Walters Bluff.

#### *Skyline*

- Botanical Hill forms a prominent part of Nelson's skyline to the north of the City.

### Natural and Physical Qualities and Characteristics High

#### *Landform*

- A distinctive conical landform which connects into low rolling ridge which extends to the north of Nelson City.

#### *Land cover*

- Land cover includes areas of remnant native vegetation with amenity trees and includes areas of native scrub, gorse and pasture to the north.

### Sensory / Aesthetic Values High

#### *Vividness*

- The conical and vegetated form of Botanical Hill forms a highly memorable feature and backdrop to the east of Nelson City.

#### *Naturalness*

- There is limited built modification apparent with most of the landform retaining a green backdrop character which provides a high degree of contrast with urban development at its base.

#### *Legibility*

- The conical volcanic form of Botanical Hill is legible adjoining a long rolling ridgetop.

#### *Coherence*

- The green backdrop character of Botanical Hill retains a high level of visual coherence.

#### *Transient values*

- Recreation use and the lookout on Botanical Hill provide opportunities to experience wildlife in close proximity to Nelson's town centre.

### Cultural / Recreational Attributes Very High

- Botanical Hill is widely recognised as the centre of New Zealand given its role in founding surveying in New Zealand.
- Recreation use is established to the summit of Botanical Hill and connects with the Ridgeline Track which extends towards Walters Bluff.

<b>EVALUATION: Botanical Hill</b>	
Botanical Hill is considered to form an area of <b>visual amenity landscape</b> in recognition of its very high visibility and very high amenity values as part of the prominent green backdrop to Nelson City.	
<b>Mapped Extent (See Figure 13):</b>	
The extent of visual amenity landscape remains broadly consistent with the existing landscape overlay and follows the boundary between the visible, elevated hill slopes encompassing the skyline seen from the city which contrasts more intensive urban development within Nelson. The area between Walters Bluff and the elevated ridge has been removed given its concealment from the town centre and level of existing development established in this area. The boundary to the east has been pulled closer to the ridge recognising that the eastern faces are not visible.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Prominent green backdrop.</li> <li>• Conical features and rolling ridgelines expressive of formative volcanic processes.</li> <li>• Important recreation and cultural significance.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b>	<b>Skyline</b>
<ul style="list-style-type: none"> <li>• Residential subdivision which disrupts this memorable green backdrop character.</li> <li>• Earthworks / tracking which detract from the green backdrop character.</li> <li>• Expansion of forestry / wilding species which impact on areas of native vegetation.</li> </ul>	<ul style="list-style-type: none"> <li>• Prominent structures and buildings which dominate the skyline.</li> </ul>



Figure 13: Botanical Hill

## AP9.6.2 Malvern Hills

The Malvern Hills extend along the first leading ridgeline to the north of Walters Bluff, parallel with Nelson Haven and culminates along the lower lying areas which extend to the north of Bay View Road.

### Visibility

High

#### *Nelson Town Centre*

- The Malvern Hills are not visible from the town centre.

#### *Arterial Roads*

- Moderate levels of visibility are available from adjoining areas of SH6 following alongside Nelson Haven.

#### *Coastal Views*

- The upper faces of the Malvern Hills are highly visible from the coast including Nelson Haven.

#### *Skyline*

- The summit and upper slopes of the Malvern Hills are visible along the skyline from SH6 passing alongside Nelson Haven.
- The Malvern Hills are typically seen below the higher ridgeline of Kaka Hill to Wells Hill from the coastal edge.

### Natural and Physical Qualities and Characteristics

Moderate

#### *Landform*

- The summit of the Malvern Hills forms a predominantly open rolling ridgetop which runs parallel with Nelson Haven to the north of Nelson.

#### *Land cover*

- Land cover predominantly includes areas of mown pasture forming corridors between larger sections of regenerating native scrub.

### Sensory / Aesthetic Values

High

#### *Vividness*

- The open rounded form along the summit of the Malvern Hills is memorable as part of the immediate backdrop to Nelson Haven.

#### *Naturalness*

- Built development typically avoids the ridgetop, however much of this area is managed as part of the surrounding modified rural landscape.

#### *Legibility*

- Rolling summits and spur crests remain characteristic of weathered volcanic processes.

#### *Coherence*

- Limited development is apparent along the upper slopes and ridge crest and there is a high level of visual coherence.

#### *Transient values*

- Opportunities to experience wildlife and changing coastal views from Ridgeway Track.

### Cultural / Recreational Attributes

Moderate

- The Ridgeline Track connects between Bay View Road to the north of Brooklands and Botanical Hill.

<b>EVALUATION: Malvern Hills</b>	
<p>The Malvern Hills are considered to form an area of <b>visual amenity landscape</b> on account of their high visibility and high amenity values associated with its open foreground character visible from the coastal edge to the north of Nelson.</p>	
<b>Mapped Extent (see Figure 14):</b>	
<p>The extent of visual amenity landscape has been reduced compared with the existing landscape overlay and follows the more highly visible rolling ridgetop which remains free of development. The lower area in the vicinity of Bay View Road has no longer been included, given that this area has limited visibility and is not generally visible along any key skylines. The lower visible slopes encompassing the cemetery at Walters Bluff is also not included, however it is recognised that existing landscape values in this area are protected as open space.</p>	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Rolling ridgetop landform running parallel with Nelson Haven.</li> <li>• Predominantly open skyline and rural backdrop character.</li> </ul>	
<b>Potential Landscape Threats</b>	
<p><b>Visual Amenity Landscape</b></p> <ul style="list-style-type: none"> <li>• Elevated residential subdivision and development which dominates this natural backdrop character.</li> <li>• Earthworks / tracking which detract from the rolling ridgetop character.</li> </ul>	<p><b>Skyline</b></p> <ul style="list-style-type: none"> <li>• Prominent structures and buildings which dominate the skyline.</li> </ul>

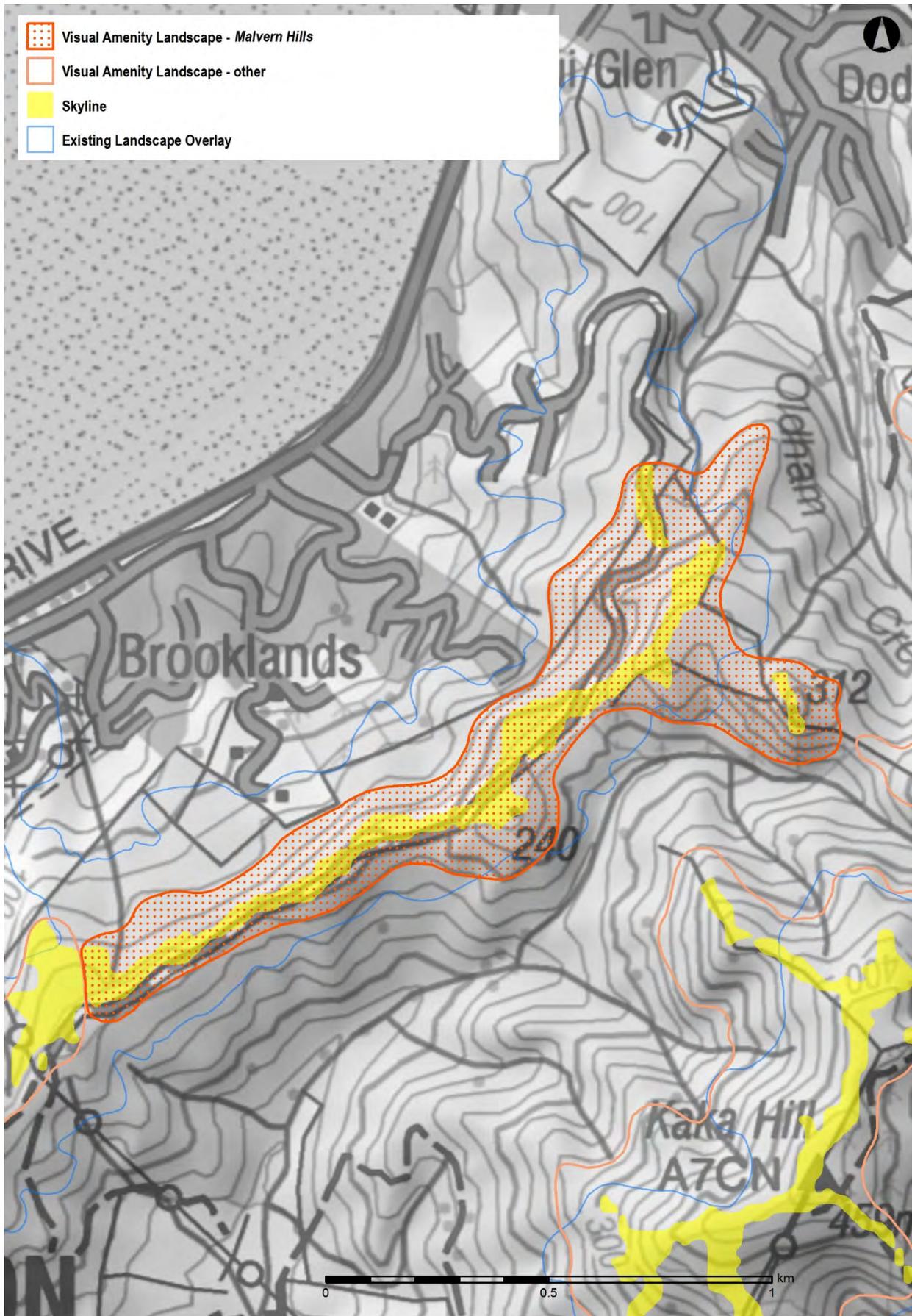


Figure 14: Malvern Hills

## AP9.7 Kaka Hill to A7CH

Kaka Hill includes part of the wider mountain backdrop to the north of Nelson City which extends beyond the Malvern Hills. The Nelson Resource Management Plan describes this area as follows:

*This component runs at a higher level and parallel to the Malvern Hills. It begins in the south at the Maitai River and runs northeast to Wells Hill above Dodson Valley.*

*Kaka Hill is part of a prominent coastal ridgeline located on the north coast of the city, oriented in a north east-south west direction. The upper slopes are currently visible from the city.*

*The area contributes to the city's setting by forming the foreground and entrance to Nelson Province and Nelson City. It is important to the Nelson landscape framework and is strategic as part of the distant city backdrop.*

*The upper slopes and ridgelines are the most visually sensitive parts of this landscape component. They are most vulnerable to the forms and colours associated with structures, earthworks and roads.*

### **Visibility** **High**

#### *Nelson Town Centre*

- The western face of Kaka Hill is highly visible from Nelson's CBD.

#### *Arterial Roads*

- The summits of Kaka Hill and Wells Hill have moderate levels of visibility from SH6.

#### *Coastal Views*

- The ridgeline from Kaka Hill to A7CH, including Wells Hill, has high and very high visibility from the coast.

#### *Skyline*

- The ridgeline from Kaka Hill to A7CH, including wells Hill, is visible along the skyline for much of Nelson's CBD, coastal edge and parts of SH6.

### **Natural and Physical Qualities and Characteristics** **Moderate**

#### *Landform*

- A large rounded and conical landform which forms party of a larger sequence of open ridges forming a continuous backdrop beyond residential areas which extend to the north of the city.

#### *Land cover*

- Land cover is highly modified with plantation forestry dispersed with areas of native scrub.

### **Sensory / Aesthetic Values** **High**

#### *Vividness*

- The open vegetated form which continues south of Kaka Hill forms part of the memorable 'green' backdrop to Nelson.

#### *Naturalness*

- Some tracking is apparent whilst retaining a strong vegetated green backdrop character.

#### *Legibility*

- The conical volcanic form of the ridges and summits remain legible.

#### *Coherence*

- The larger mountain backdrop retains a high level of visual coherence, with the exception of disruption during harvesting of exotic forest.

#### *Transient values*

- Regenerating vegetation provides opportunities to experience wildlife.

### **Cultural / Recreational Attributes** **Low**

- Recreation use occurs along the multitude of forestry tracks accessible from the Maitai Valley.

<b>EVALUATION: Kaka Hill to A7CH</b>	
Kaka Hill to A7CH is considered to form an area of <b>visual amenity landscape</b> in recognition of its high visibility and high amenity values as part of the prominent green backdrop to Nelson.	
<b>Mapped Extent (See Figure 15):</b>	
The area surrounding Kaka Hill has been expanded to include the more visible upper slopes along the western face and reduced along the parts of the eastern faces that are not visible. The northern end of this landscape area has been extend to encompass the ridgeline which includes Wells Hill and continues north along A7CH which form part of the visible green backdrop and skyline seen from Nelson's coastal edge.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Predominantly unmodified skyline and green backdrop.</li> <li>• Legible conical and rolling ridgetop forms expressive of formative volcanic processes</li> <li>• Several recreation tracks to the north of Nelson.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b>	<b>Skyline</b>
<ul style="list-style-type: none"> <li>• Prominent structures which dominate this natural backdrop.</li> <li>• Permanent clearance of vegetation which disrupts the line and form of the larger mountain backdrop.</li> <li>• Excessive earthworks / tracking which detract from the green backdrop character.</li> </ul>	<ul style="list-style-type: none"> <li>• Introduction of prominent structures which disrupt areas of natural skyline.</li> </ul>

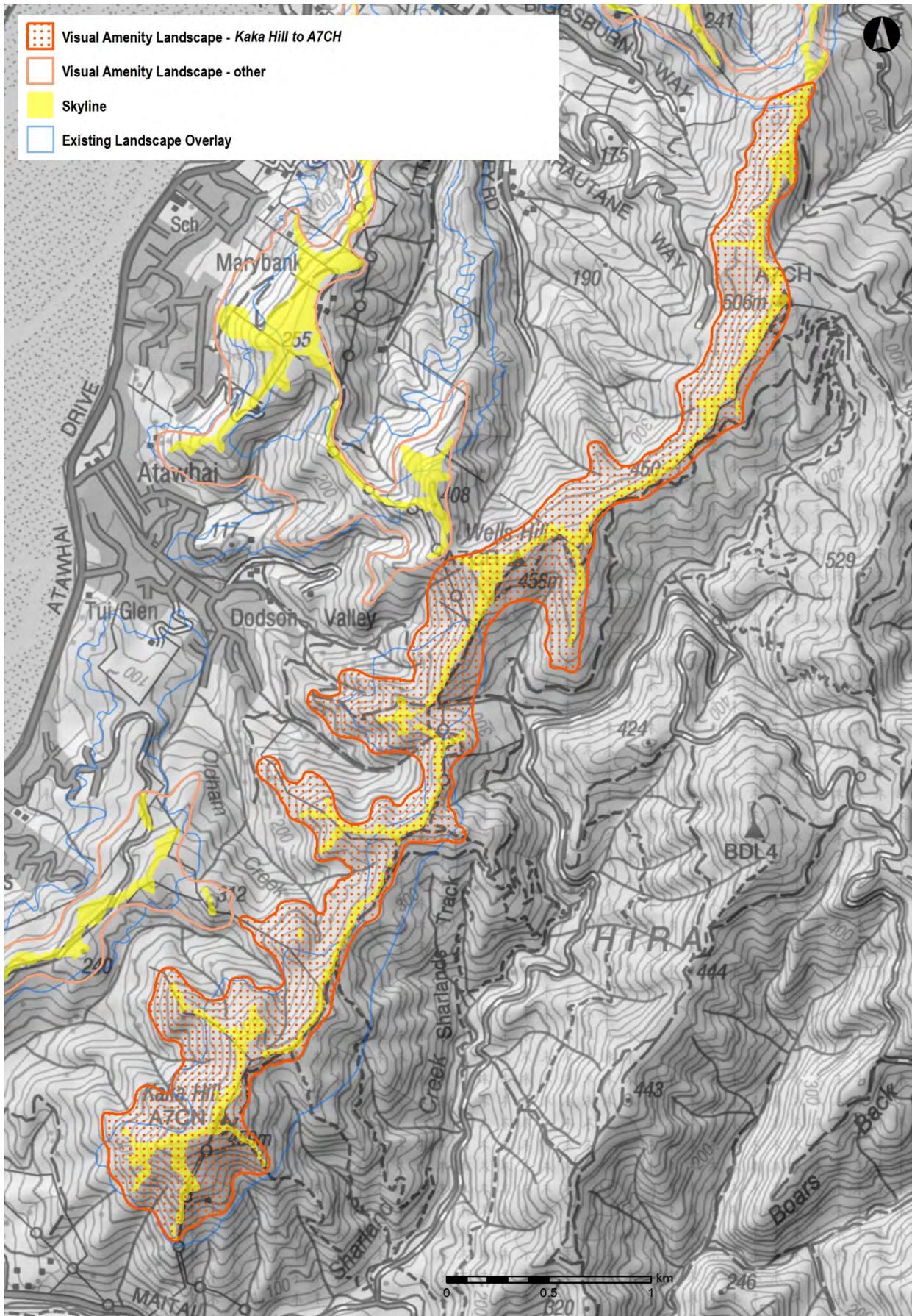


Figure 15: Kaka Hill to A7CH

## AP9.8 Foothills north to Todds Valley, and from Todds to Gentle Annie

The foothills north of Todds Valley and encompassing Gentle Annie form part of the northern gateway to Nelson City from Hira Basin and forming the immediate eastern backdrop to the Wakapuaka Flats and Nelson Haven. The Nelson Resource Management Plan describes this area as follows:

*These coastal foothills parallel the shoreline of Nelson Haven and run southwest-northeast from Kaka Hill to Wells Hill and Gentle Annie. They have a range of pastoral, exotic and native bush landcover and there is a broad range of land settlement and farming. Most settlement is limited to the narrow valley floors.*

*The ridges of these foothill landforms are important as the first tier of the larger backdrop to the areas north of the urban area. They are highly visible from State Highway 6 and from the sea and air routes into Nelson.*

*The foothills, in conjunction with the main central ridge and secondary ridges, contribute to the landscape identity and amenity value of the city. They are also highly visible.*

*The upper slopes and ridges are high in visual sensitivity. They are primarily vulnerable to forms and colours associated with new structures, earthworks and roads.*

Based on the areas mapped within the district plan, the foothills north to Todds Valley and from Todds Valley to Gentle Annie can be broken down into the following sub areas which have been assessed separately:

- Dodson Valley to Todds Valley
- Todds Valley to Gentle Annie
- Gentle Annie

## AP9.8.1 Dodson Valley to Todds Valley

Dodson to Todds Valley extends to the north of the Malvern Hills along the eastern edge of Nelson Haven.

### **Visibility** **High**

#### *Town Centre Views*

- The northern face of the Dodson Valley are potentially visible from elevated locations within Nelson's CBD.

#### *Arterial Roads*

- The spur between Wells Hill and Todds Valley immediately beyond Marybank has high levels of visibility from SH6 to the north of Nelson.

#### *Coastal Views*

- The western faces between Dodson and Todds Valley have very high levels of visibility from the coastal edge.
- The northern slopes of Dodson Valley have high levels of visibility from the coast, predominantly along the Boulder Bank.

#### *Skyline*

- Parts of the spur to the east of Marybank are visible along the skyline from Nelson's CBD.
- Elevated parts of the spur above Marybank is visible along the skyline from the coastal edge with the entire spur between Wells Hill and Todds Valley visible along the skyline seen from SH6.

### **Natural and Physical Qualities and Characteristics** **Moderate**

#### *Landform*

- A long rolling spur which includes a series of rounded ridgetops and a conical hill to the west of Wells Hill.

#### *Land cover*

- Land cover is highly modified with areas of amenity planting, hedging, pasture and native scrub.
- Extends through increasing areas of amenity planting and woodlots associated with rural lifestyle developed at the northern end and isolated rural dwellings which have established along the ridge.

### **Sensory / Aesthetic Values** **High**

#### *Vividness*

- Foreground landform forming a memorable part of the immediate backdrop to Nelson Haven.

#### *Naturalness*

- There is limited built modification apparent in elevated areas with most of the landform retaining a green backdrop character with increasing rural lifestyle dwellings established at the lower northern end.

#### *Legibility*

- The formative conical volcanic forms of the ridges and summits remain legible.

#### *Coherence*

- The unmodified green backdrop and skyline viewed from Nelson Haven retain a high level of visual coherence.

#### *Transient values*

- The changing tides within Nelson Haven are visible throughout much of this area.

### **Cultural / Recreational Attributes** **Low**

- No recreation use has been identified through private rural land.

<b>EVALUATION: Dodson Valley to Todds Valley</b>	
The leading ridge between Dodson and Todds Valley is considered to form an area of <b>visual amenity landscape</b> on account of high visibility and high amenity values which remain prominent along Nelson's northern coastal edge.	
<b>Mapped Extent (Figure 16):</b>	
The western extent of this area is broadly consistent with the existing landscape overlay whilst avoiding existing areas of development which has occurred in Dodson Valley. Further to the north, the visual amenity landscape has been redrawn to follow the skyline above the steeper visible western face as this extends towards the southern opening into the Todds Valley. The eastern extent include a prominent conical hill to the west of the Atawhai Hills previously not included. A long spur which remains largely concealed within Todds Valley has been omitted.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Prominent foreground ridge to the north of Nelson.</li> <li>• A long open rolling ridgetop form</li> <li>• Legible conical forms expressive of formative volcanic processes.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b>	<b>Skyline</b>
<ul style="list-style-type: none"> <li>• Prominent structures and buildings which dominate this natural backdrop.</li> <li>• Earthworks / tracking which detract from areas of otherwise unmodified landform.</li> <li>• Further changes in land use reducing visual coherence.</li> </ul>	<ul style="list-style-type: none"> <li>• Elevated residential subdivision extending along spurs and skylines.</li> </ul>

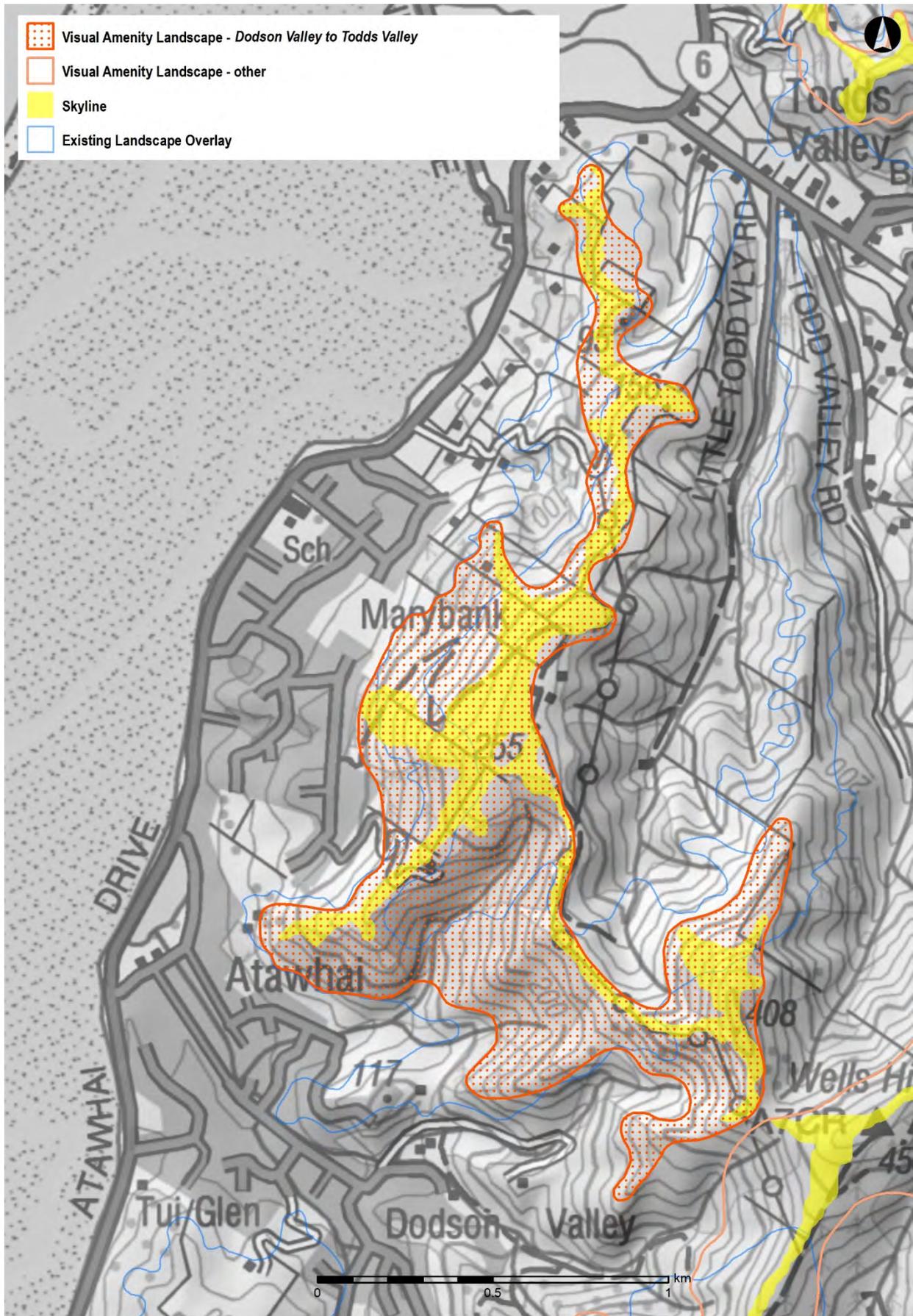


Figure 16: Dodson Valley to Todds Valley

## AP9.8.2 Todds Valley to Gentle Annie

The area between Todds Valley and Gentle Annie forms part of the northern toe of the Atawhai Hills and includes a series of smaller gullies and spurs which adjoin the northern entrance to Nelson along Wakapuaka Road.

### Visibility High

#### *Town Centre Views*

- This area is not visible from within Nelson's CBD.

#### *Arterial Roads*

- Visibility is limited to adjoining areas along Wakapuaka Road (SH6).

#### *Coastal Views*

- The northern faces of Todds Valley have very high levels of visibility from Nelson's Coastal Edge.
- The remaining spurs and valleys generally have low levels of visibility.

#### *Skyline*

- The northern spur to Todds Valley forms part of the skyline visible from the coastal edge.
- The series of spurs which extend north of A7CH appear along the skyline observed from Wakapuaka Road when passing adjacent to this area.

### Natural and Physical Qualities and Characteristics Moderate

#### *Landform*

- A series of local ridgelines and spurs follow the northern toe of the Atawhai Hills along the edge of Wakapuaka Road.

#### *Land cover*

- Land cover accommodates a diverse matrix of amenity planting, forestry and pasture with some areas of native scrub above rural lifestyle development.

### Sensory / Aesthetic Values High

#### *Vividness*

- The open spurs form part of the memorable gateway context and gateway to the north of Nelson.

#### *Naturalness*

- There is limited built modification apparent with most of the landform retaining a vegetated green backdrop character.

#### *Legibility*

- The conical volcanic form of the rolling ridges and summits remain legible.
- Landform provides natural enclosure along sequence of contained valleys.

#### *Coherence*

- The sequence of open elevated spurs retain a high level of visual coherence.

#### *Transient values*

- Regenerating vegetation provides opportunities to experience wildlife.

### Cultural / Recreational Attributes Low

- The land is managed as part of a private farm over which no recreation use has been identified.

<b>EVALUATION: Todds Valley to Gentle Annie</b>	
The ridgelines enclosing the Dodson Valley are considered to form areas of <b>visual amenity landscape</b> on account of their high visibility from SH6 and high amenity values associated with the northern gateway to Nelson.	
<b>Mapped Extent (See Figure 17):</b>	
The area mapped encompasses the areas of Atawhai Foothills which remain free of built development and visible along the skyline From Wakapuaka Road (SH6). The landscape overlay has been redrawn to avoid development and to more closely follow the most visible areas of elevated landform which extend along the skyline.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Sequence of open rolling ridgeline and spurs adjoining northern approach to Nelson.</li> <li>• Natural enclosure of contained gullies.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b>	<b>Skyline</b>
<ul style="list-style-type: none"> <li>• Prominent structures and buildings which dominate this natural backdrop.</li> <li>• Earthworks / tracking which detract from areas of otherwise unmodified landform.</li> </ul>	<ul style="list-style-type: none"> <li>• Elevated residential subdivision extending along spurs and skylines.</li> </ul>

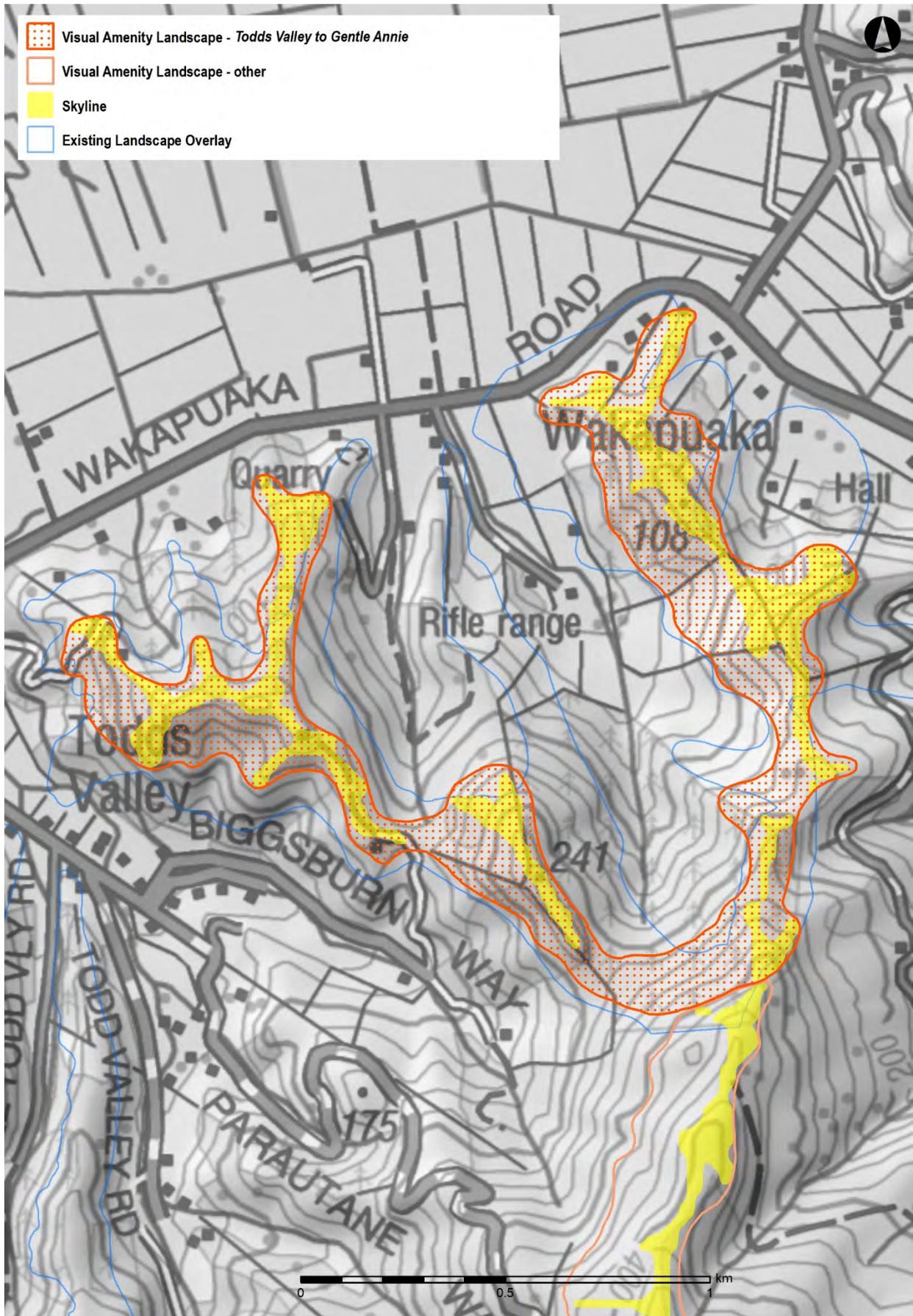


Figure 17: Todd's Valley to Gentle Annie

### AP9.8.3 Gentle Annie Saddle

Gentle Annie Saddle extends between the northern edge of the Wakapuaka Foothills and the southern face of Drumduan. It forms an important gateway to the north of Nelson City which separates rural lifestyle settlement in Hira Basin from the open coastal edge of Wakapuaka Flats. It provides the first opportunity to view the coast travelling south along Whangamoia Road (SH6).

#### Visibility High

##### *Nelson Town Centre*

- The Saddle is not visible from Nelson's CBD.

##### *Arterial Roads*

- The saddle is highly visible when travelling along SH6.

##### *Coastal Views*

- The saddle is not generally visible from the coast, however the summit of Drumduan has very high visibility.

##### *Skyline*

- Gentle Annie Saddle forms the skyline along SH6 between Drumduan and the Atawhai Hills.
- The tops of Drumduan are highly visible along the skyline seen from the coastal edge and travelling north along Wakapuaka Road (SH6).

#### Natural and Physical Qualities and Characteristics Moderate

##### *Landform*

- The saddle landform retains an accessible corridor between the northern toe of the Atawhai Hills and Drumduan.

##### *Land cover*

- Land cover is highly modified with pasture and plantation forestry.

#### Sensory / Aesthetic Values High

##### *Vividness*

- The striking form of Drumduan provides an important feature to the north of Nelson.
- Gentle Annie saddle forms part of the memorable northern entrance to Nelson along SH6.

##### *Naturalness*

- The landform of Drumduan remains largely unmodified whilst accommodating pastoral and forestry use.
- Several rural dwellings and access ways are apparent along the margins of SH6.

##### *Legibility*

- Some tracking and forestry has reduced the legibility of lower areas of the larger legible landform.

##### *Coherence*

- Tracking and forestry has reduced the coherence of lower areas of the Drumduan adjoining SH6 with elevated areas remaining relatively intact.

##### *Transient values*

- The summit of Drumduan reveals changing weather patterns and cloud cover.
- There is limited opportunities to experience wildlife.

#### Cultural / Recreational Attributes Moderate

- Gentle Annie Saddle is recognised as a northern 'gateway' to Nelson City separating the coast from inland areas.
- This area is private ownership with no apparent recreation use.

<b>EVALUATION: Gentle Annie Saddle</b>	
Gentle Annie Saddle is considered to form an area of <b>visual amenity landscape</b> in recognition of its high visibility and high amenity values associated with its open rural form and gateway to the north of Nelson.	
<b>Mapped Extent (see Figure 18):</b>	
The area of Gentle Annie Saddle along SH6 has largely been retained in recognition of the rural character retained in this area. To the south of the saddle, the mapped extent culminates along the front face of AC7X beyond which much of the landform is not visible. To the north of Gentle Annie Saddle, the extent of visual amenity landscape has been redefined to encompass the more visible ridgelines and summits to the south of Drumduan which rise above the limit of existing development.	
<b>Key Landscape Values</b>	
<ul style="list-style-type: none"> <li>• Part of the northern gateway experience of Nelson City.</li> <li>• Rural pass separating Hira from the Wakapuaka.</li> <li>• Striking summit and upper slopes of Drumduan.</li> </ul>	
<b>Potential Landscape Threats</b>	
<b>Visual Amenity Landscape</b> <ul style="list-style-type: none"> <li>• Perceived urban sprawl connecting Hira Basin and Wakapuaka Foothills.</li> <li>• Prominent structures and buildings which dominate this natural backdrop.</li> <li>• Earthworks / tracking which detract from areas of otherwise unmodified landform.</li> </ul>	<b>Skyline</b> <ul style="list-style-type: none"> <li>• Elevated residential subdivision extending along spurs and skylines.</li> </ul>

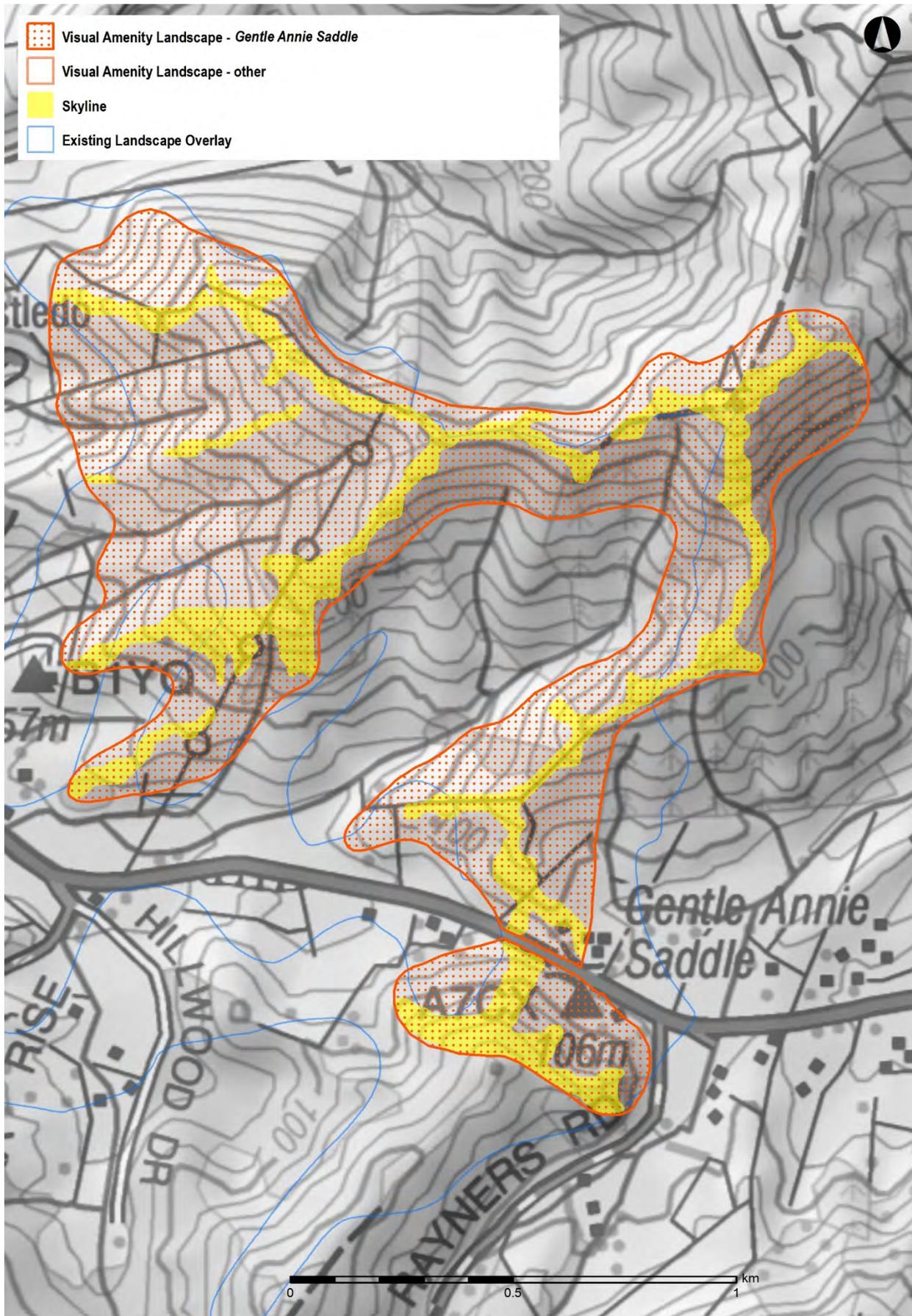


Figure 18: Gentle Annie Saddle

# Glossary

**Landscape** – The cumulative expression of natural and cultural features, patterns and processes in a geographical area, including human perceptions and associations.

**Landscape character** – Refers to the distinctive combination of landscape attributes that distinguish any particular area of land and give an area its identity. It is determined by the inter-relationship of:

**Landform** – The combination of geological processes, slope and elevation that produce the shape and form of the land.

**Land cover** – Combinations of vegetation and land use that cover the land surface.

**Land Use** – Reflect cultural and social processes such as residential use, farming and transport and can also include spiritual and historical associations that give added meaning to places.

**Landscape characterisation** – The process of sorting the landscape into different types or areas using selected criteria but without attaching relative values to the different landscape types or areas.

**Landscape Character Types** – These are distinct types of landscapes that are relatively homogenous in character. They are generic in nature in that they may occur in different parts of the country, but where ever they occur they share broadly similar combinations of geology, topography, drainage patterns, vegetation and settlement pattern with associated perceptual and aesthetic attributes.

**Landscape Character Areas** – These are single unique areas which form discrete geographical areas of a particular landscape type. Each has its own individual character and identity, even though it shares the same generic characteristics with other types.

**Landscape evaluation** – The process of attaching value (non-monetary) to a particular landscape, usually by the application of previously agreed criteria and including consultation.

**Landscape classification** – The process of defining and mapping ‘important’ landscapes which require special protection and management because of their elevated values recognised under the Resource Management Act (e.g. Outstanding Natural Landscape, Outstanding Natural Feature and Visual Amenity Landscape).

**Naturalness** – A measure of the degree of human modification of a landscape / seascape or ecosystem.

**Vividness** – How striking or memorable an area of landscape is, including its role in the mental maps of a district or region.

**Coherence** – Where land cover and land use appear in harmony with the underlying landform and there are no significant discordant or disruptive elements.

**Transient Values** – Encompass changes in the landscape including opportunities to experience wildlife and ephemeral influences associated with climate and hydrological processes.

**Key Characteristics** – Those combinations of elements which help give an area its distinct sense of place.

**Rural Character** – Rural landscapes are, by their nature, strongly influenced by the type of rural activity and the intensity of associated settlement. Natural elements generally remain strongly evident but are overlaid by patterns and processes of human activity. Natural systems operate but, in places, are manipulated to enhance productivity. Human induced patterns and processes are related predominately to productive land uses such as agriculture, horticulture and forestry, typically including paddocks, shelter belts, woodlots and forest blocks, cropping regimes and settlement. The patterns of human activity are generally large scale (by comparison with urban areas), reflected in generally low-density settlement, few structures and often a sense of spaciousness.

**Open Character** – areas of landscape which remain predominantly free from built development.

**Landscape Value** – derives the importance that people and communities including tangata whenua, attach to particular landscapes and landscape attributes.

**Landscape Attributes** – Comprise of biophysical, sensory and associated aspects of landscape through which landscape values can be defined:

**Biophysical Aspects** – natural science elements, including its geological, ecological and dynamic components which can be directly attributed to place.

**Sensory / Aesthetic Aspects** – aspects of landscape experienced through sensory qualities and involve judgmental and subjective interpretations of nature and beauty, as well as transient matters contributing to human perception.

**Associative Aspects** – aspects of landscape related to shared and recognised community values, or related cultural and historical associations.

**Outstanding Natural Landscape** – an area of landscape which is 'conspicuous, eminent, especially because of excellence' and 'remarkable in' the context of Nelson's landscapes.

**Visual Amenity Landscape** – An area of landscape with a high degree of visibility and associated amenity value which requires specific recognition.

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# Appendices

## Appendix 1: Summary of Visibility and Amenity Values

Landscape Area	NRMP Ref:	Visibility	Natural and Physical Qualities	Aesthetic / Sensory Values	Cultural / Recreational Attributes	Recommendation
Barnicoat Range	A9.1	Very High	High	High	Very High	<b>Visual Amenity Landscape</b>
South of Ngawhatu above Suffolk Road	A9.1	High	Moderate	Moderate	Low	<b>DELETE</b>
Front faces between Ngawhatu and Marsden Valleys	A9.1	High	Moderate	High	Moderate	<b>Visual Amenity Landscape</b>
Front faces between Marsden and Enner Glynn Valleys	A9.1	High	Low	Moderate	Moderate	<b>DELETE</b>
Front faces between Enner Glynn and Bishopdale	A9.2	High	Moderate	High	Low	<b>Visual Amenity Landscape</b>
Bishopdale Saddle	A9.2	High	Moderate	High	Low	<b>Visual Amenity Landscape</b>
Port Hills Ridge	A9.3	Very High	Low	Low	Moderate	<b>DELETE</b>
Grampians	A9.4	Very High	High	High	Very High	<b>Visual Amenity Landscape</b>
Sharland Hill	A9.5	High	Moderate	High	Very High	<b>Visual Amenity Landscape</b>
Fringed Hill	A9.5	High	Moderate	High	High	<b>Visual Amenity Landscape</b>
Botanical Hill	A9.6	Very High	High	High	Very High	<b>Visual Amenity Landscape</b>
Malvern Hills	A9.6	High	Moderate	High	Moderate	<b>Visual Amenity Landscape</b>
Kaka Hill to A7CH	A9.7	High	Moderate	High	Low	<b>Visual Amenity Landscape</b>
Dodson Valley to Todds Valley	A9.8	High	Moderate	High	Low	<b>Visual Amenity Landscape</b>
Todds Valley to Gentle Annie	A9.8	High	Moderate	High	Low	<b>Visual Amenity Landscape</b>
Gentle Annie Saddle	A9.8	High	Moderate	High	Moderate	<b>Visual Amenity Landscape</b>

## Appendix 2: Evaluation Criteria

The following has been applied to assist with applying evaluation criteria on a five point scale:

### Visibility

	Judgement	
	Lower	Higher
<b>Nelson Town Centre</b>	<ul style="list-style-type: none"> <li>No / limited visibility</li> </ul>	<ul style="list-style-type: none"> <li>Extensive visibility</li> </ul>
<b>Arterial Routes</b>	<ul style="list-style-type: none"> <li>No / limited visibility</li> </ul>	<ul style="list-style-type: none"> <li>Extensive visibility</li> </ul>
<b>Coastal Edge</b>	<ul style="list-style-type: none"> <li>No / limited visibility</li> </ul>	<ul style="list-style-type: none"> <li>Extensive visibility</li> </ul>
<b>Skyline</b>	<ul style="list-style-type: none"> <li>Not generally as the skyline</li> </ul>	<ul style="list-style-type: none"> <li>Typically observed as the skyline</li> </ul>

### Natural and Physical Qualities

	Judgement	
	Lower	Higher
<b>Landform</b>	<ul style="list-style-type: none"> <li>Extensively modified geological, geomorphological, hydrological elements, patterns and processes</li> <li>Landform attributes which are not distinctive and / or common across the district or region</li> </ul>	<ul style="list-style-type: none"> <li>Intact geological, geomorphological hydrological elements, patterns and processes</li> <li>Highly distinctive landform attributes which are unique or rare in the region or nationally with associated scientific or educational importance</li> </ul>
<b>Land Cover</b>	<ul style="list-style-type: none"> <li>Most indigenous vegetation has been removed and / or has limited ecological value</li> <li>Common or widely dispersed species, habitats or environments</li> </ul>	<ul style="list-style-type: none"> <li>Intact indigenous vegetation with important ecological value</li> <li>Naturally uncommon or nationally threatened species, habitats or environments</li> </ul>

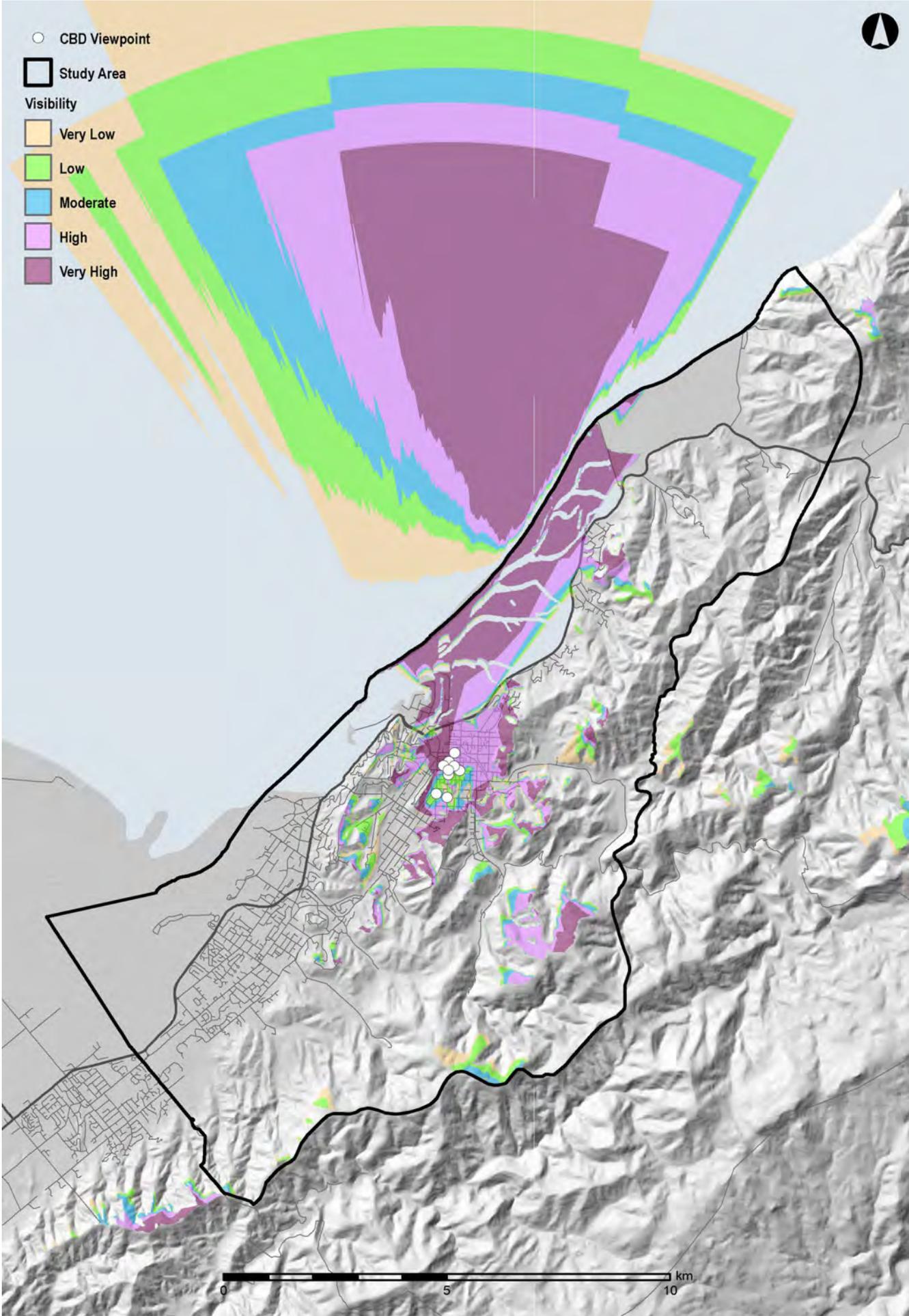
### Sensory / Aesthetic Values

	Judgement	
	Lower	Higher
<b>Vividness</b>	<ul style="list-style-type: none"> <li>Unremarkable landscape elements and patterns</li> <li>Unlikely to remain clear in the memory or recalled in a mental map of the area</li> </ul>	<ul style="list-style-type: none"> <li>Striking landscape elements or patterns</li> <li>Likely to remain clear in the memory or mental map of the area</li> </ul>
<b>Naturalness</b>	<ul style="list-style-type: none"> <li>Human intervention and / or modification dominates the area resulting in undifferentiated modified systems and / or built areas</li> </ul>	<ul style="list-style-type: none"> <li>Area appears largely uncompromised by human modification and / or built elements and comprised of diverse natural systems that are functional and healthy</li> </ul>
<b>Legibility</b>	<ul style="list-style-type: none"> <li>Landscape patterns, elements and processes have been heavily modified</li> </ul>	<ul style="list-style-type: none"> <li>Formative landscape patterns, elements and process are clearly expressed</li> </ul>
<b>Coherence</b>	<ul style="list-style-type: none"> <li>Many random or significant discordant landscape elements</li> </ul>	<ul style="list-style-type: none"> <li>Landscape elements appear in harmony with no apparent random or significant discordant elements</li> </ul>
<b>Transient Values</b>	<ul style="list-style-type: none"> <li>There is limited change evident across the day, season or year</li> <li>Encounters with wildlife are unlikely</li> </ul>	<ul style="list-style-type: none"> <li>Changing elements, patterns and processes remain clearly apparent throughout different times of the day, season or year</li> <li>Frequent opportunities to encounter wildlife</li> </ul>

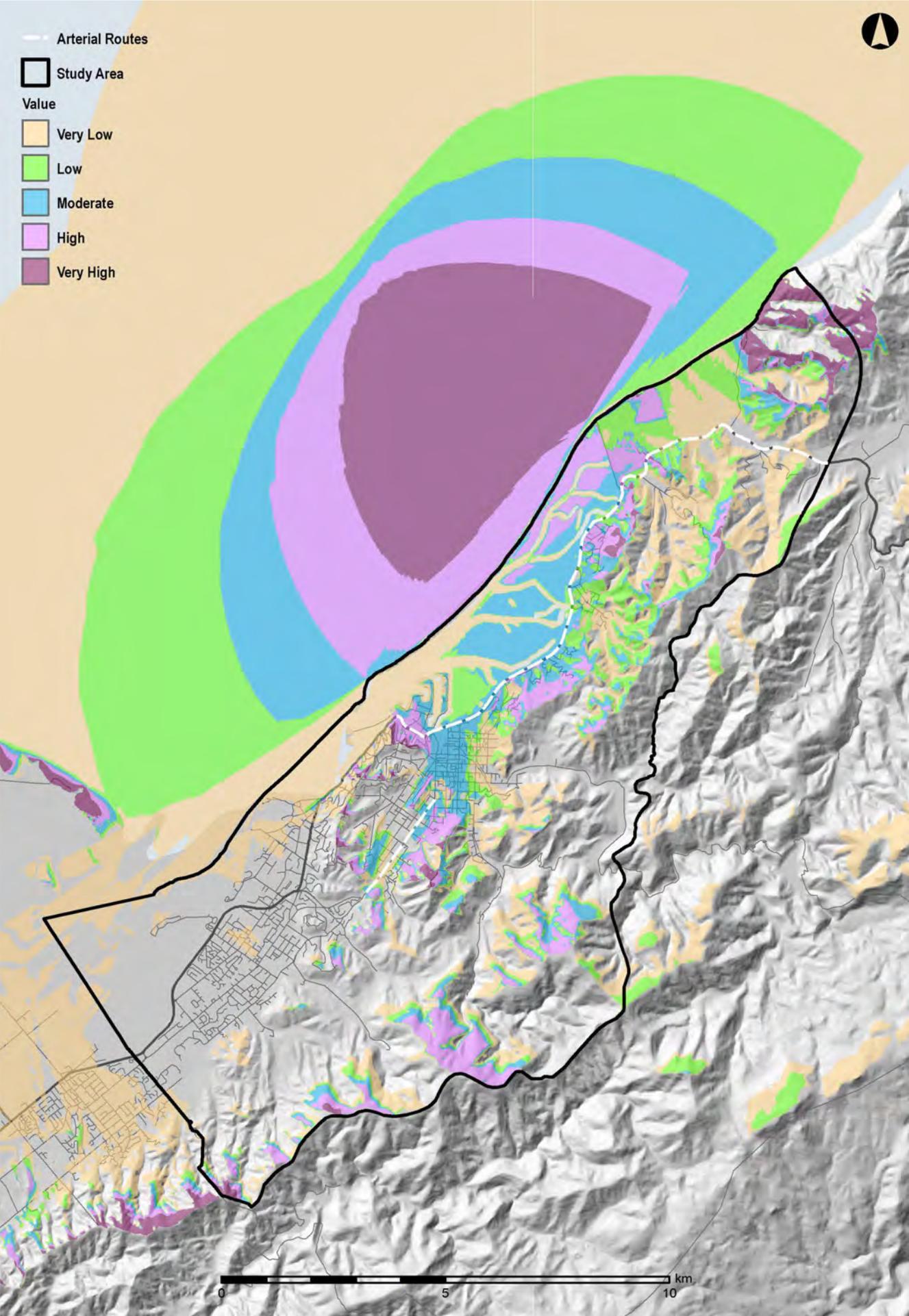
### Cultural / Recreation Attributes

	Judgement	
	Lower	Higher
<b>Cultural</b>	<ul style="list-style-type: none"> <li>No known cultural / heritage sites and /or associations</li> </ul>	<ul style="list-style-type: none"> <li>Important cultural / heritage sites and /or associations</li> </ul>
<b>Recreation</b>	<ul style="list-style-type: none"> <li>No recreation access</li> </ul>	<ul style="list-style-type: none"> <li>Extensive recreation access</li> </ul>

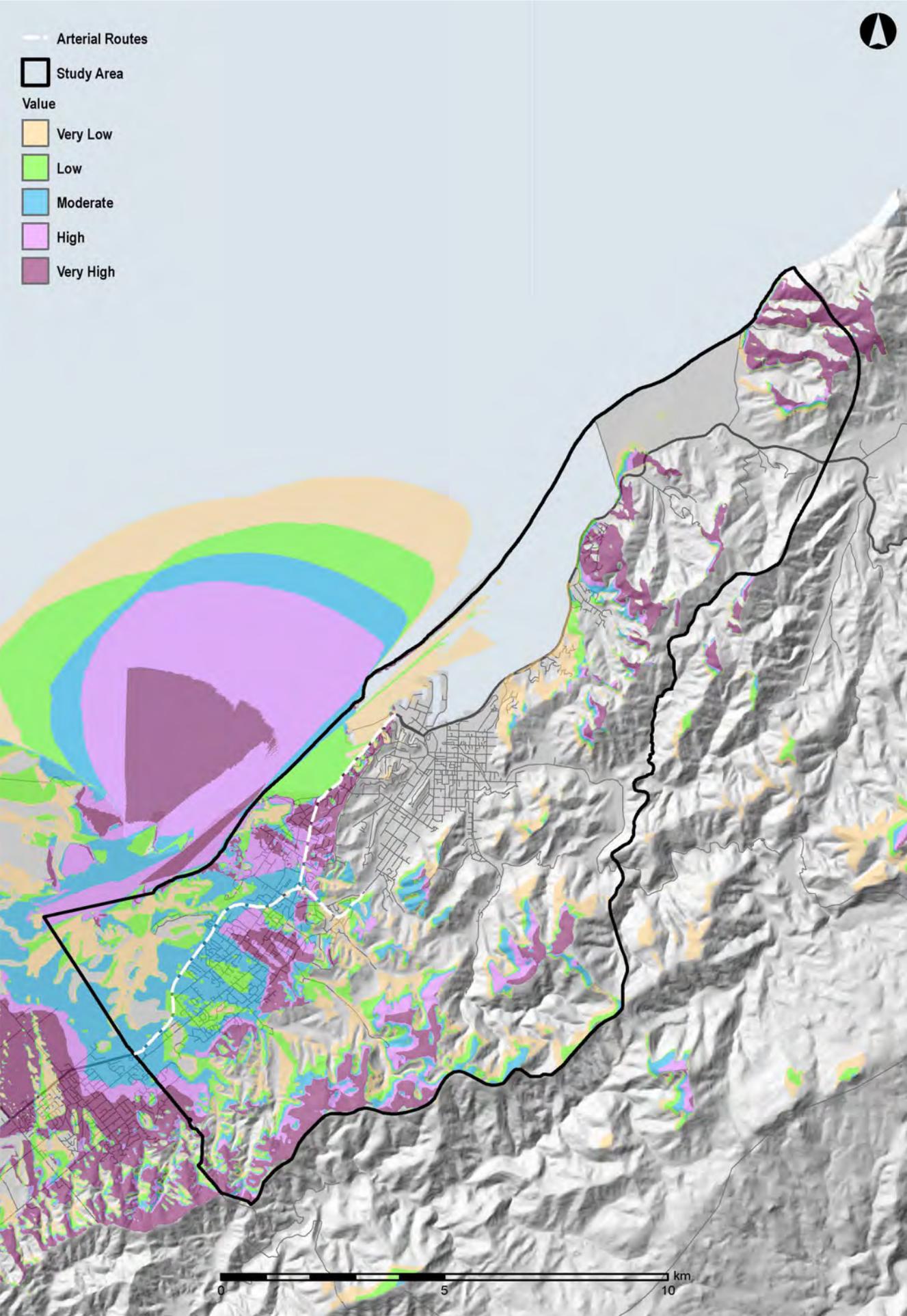
Appendix 3: Zone of Theoretical Visibility from Nelson's Town Centre



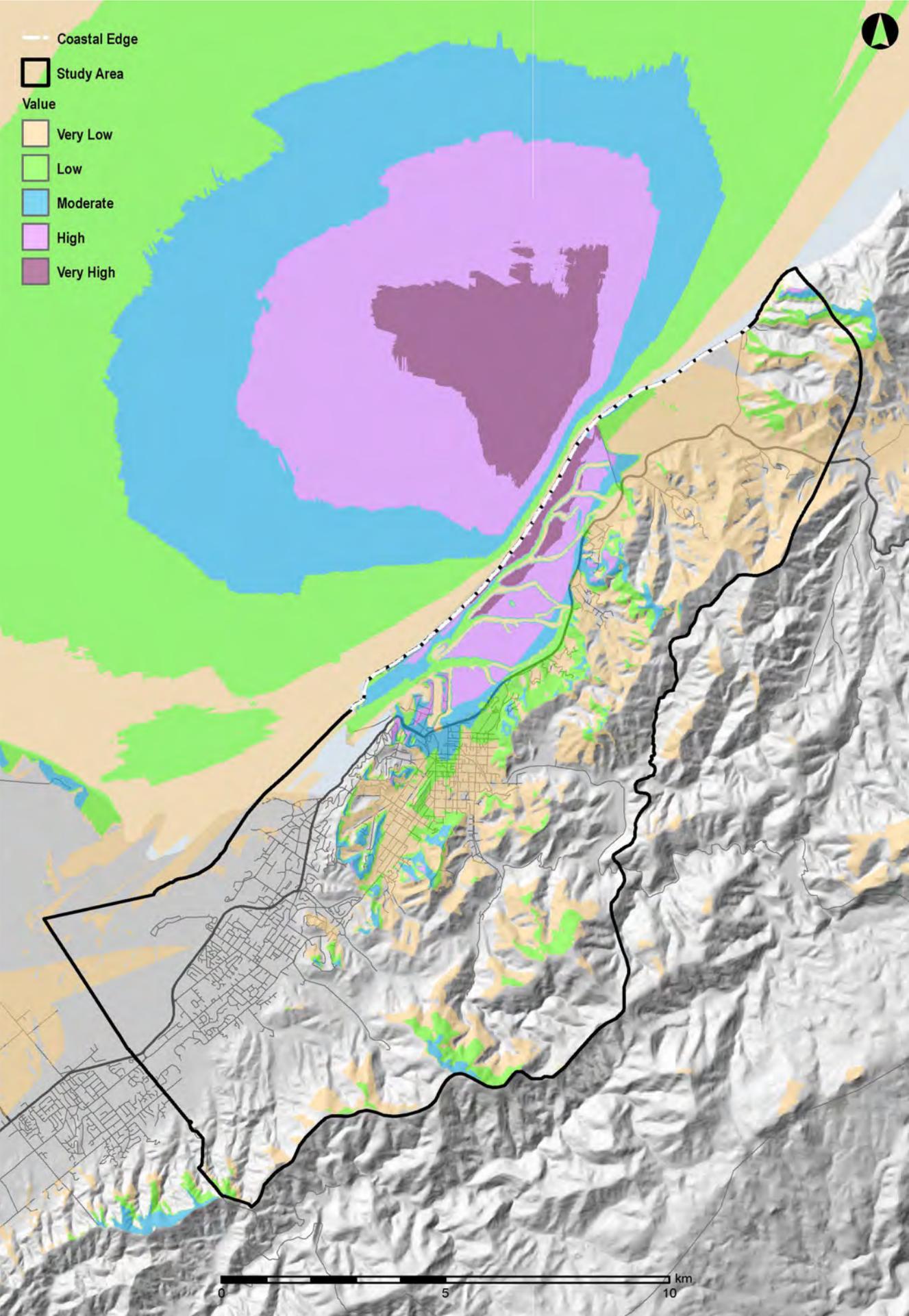
Appendix 4: Zone of Theoretical Visibility from main arterial routes to north of Nelson



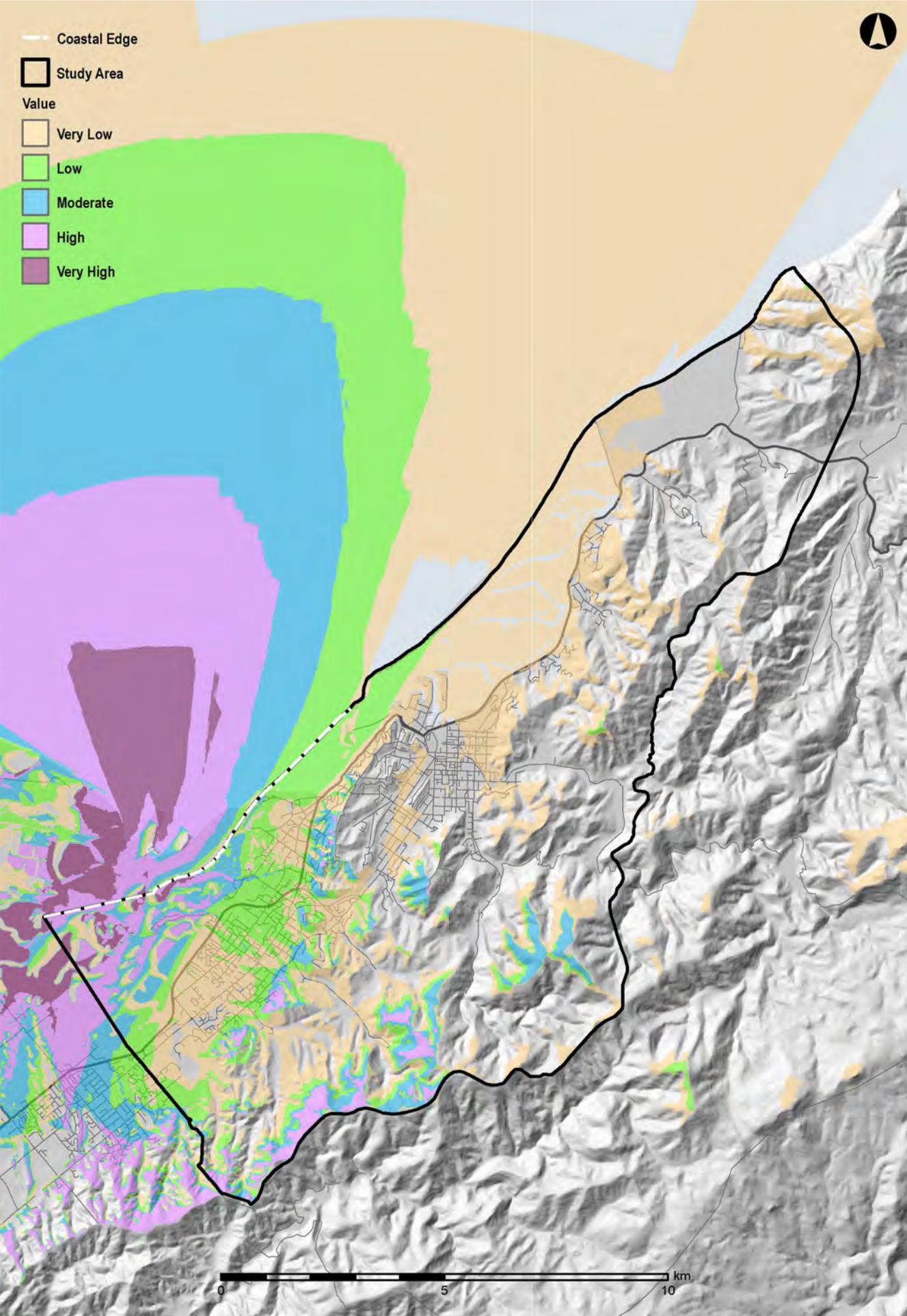
Appendix 5: Zone of Theoretical Visibility from main arterial routes to south of Nelson



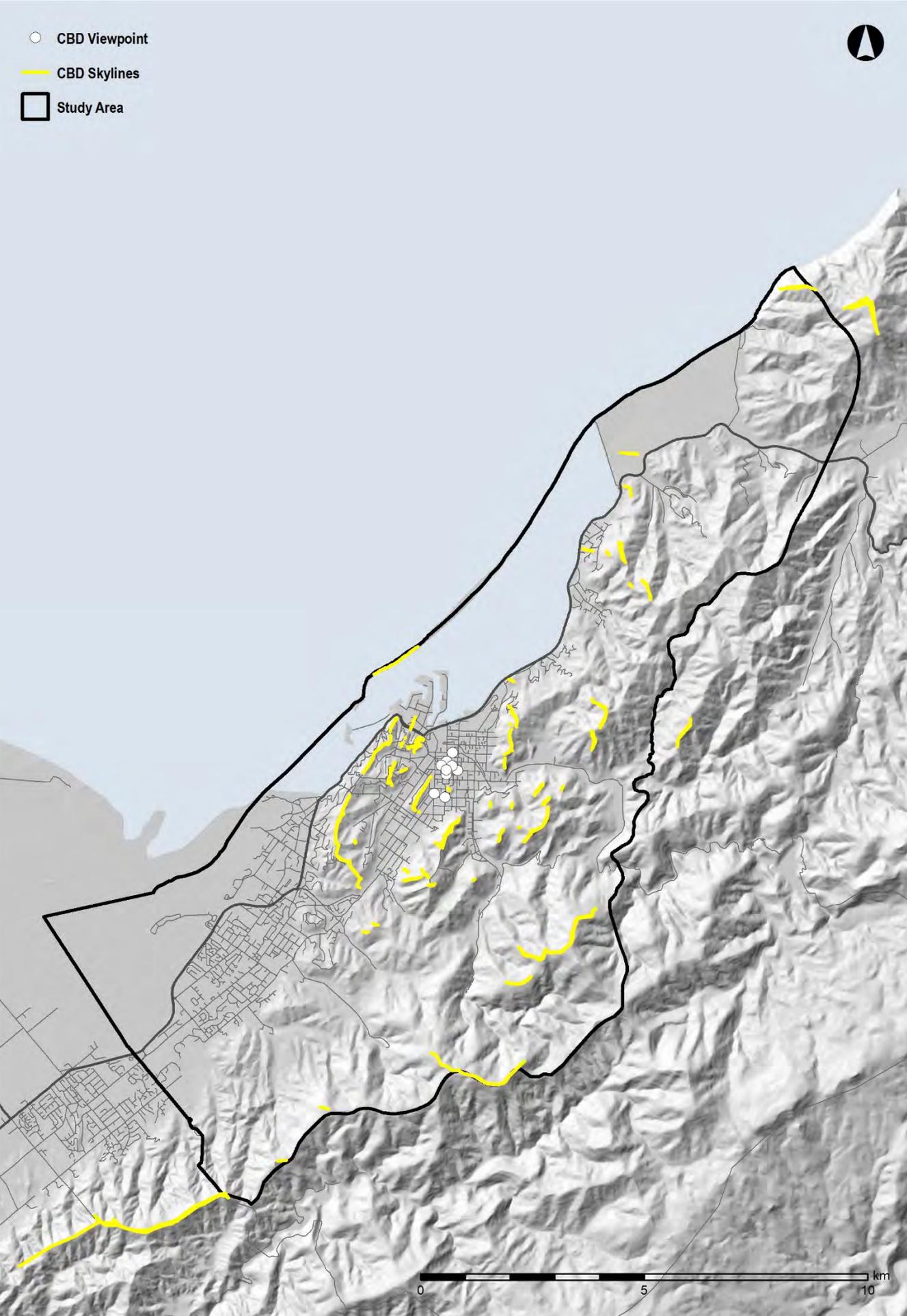
Appendix 6: Zone of Theoretical Visibility from coastal edge to north of Nelson



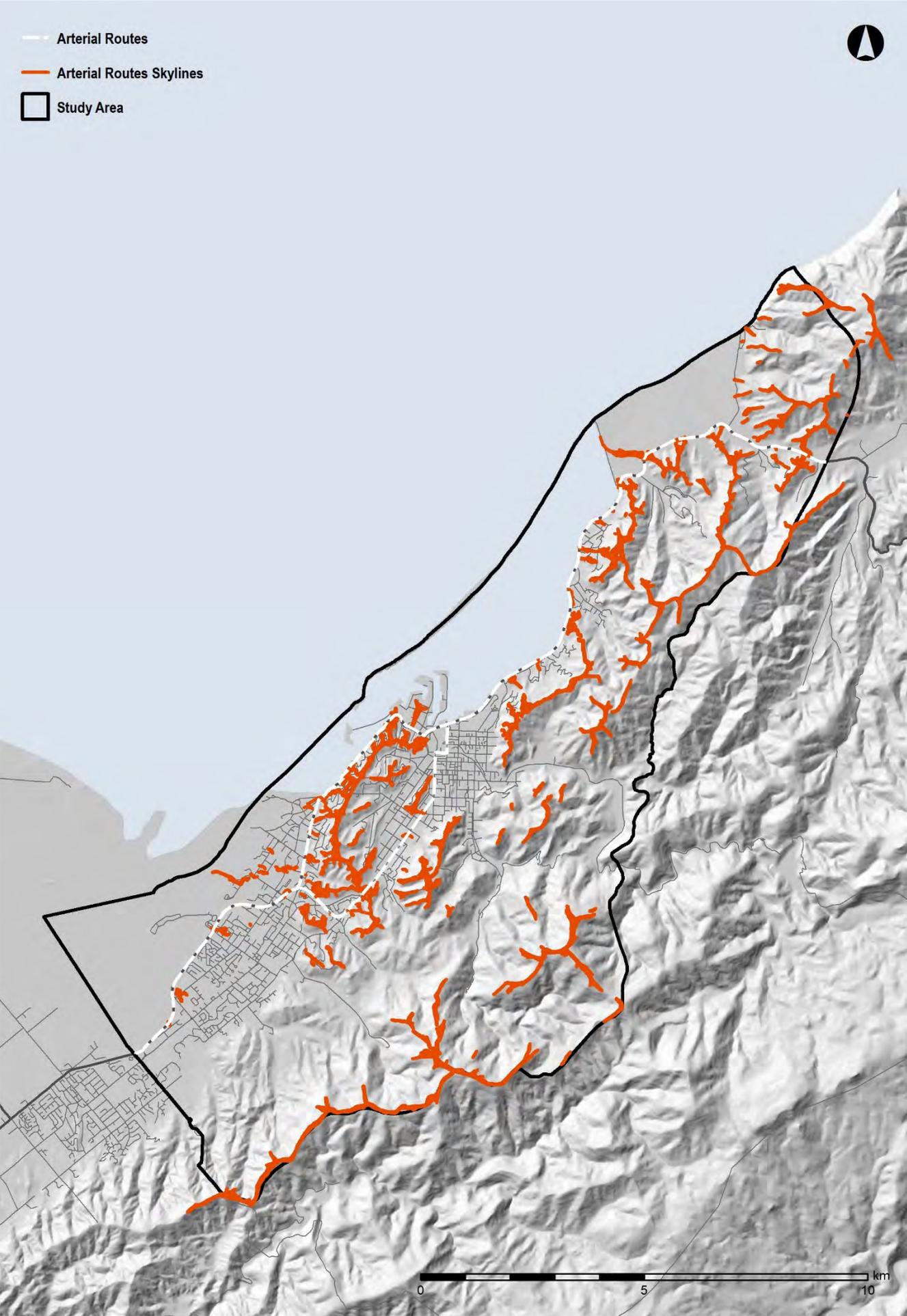
Appendix 7: Zone of Theoretical Visibility from coastal edge to south of Nelson



Appendix 8: Skylines visible from Nelson's town centre



Appendix 9: Skylines visible from Nelson's main arterial routes



Appendix 10: Skylines visible from Nelson's coastal edge

