

**Before the Environment Court
At Auckland**

**I Mua I Te Kōti Taiao
Tāmaki Makaurau Rohe**

ENV-2026-AKL-000148

Under the Resource Management Act 1991 ("RMA")

In the matter of an appeal under clause 14(1) of Schedule 1 of the RMA

And in the matter of the Proposed Far North District Plan

Between **Federated Farmers of New Zealand Incorporated**
Appellant

And **Far North District Council**
Respondent

**Notice of Bentzen Farm Limited's wish to be
a party to proceedings**

Dated: 2 September 2026

Presented for filing by:



Joanna Beresford

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TO: The Registrar
Environment Court
Auckland

AND: Far North District Council

AND: The Appellant

1. Bentzen Farm Limited (**Bentzen**) wishes to be a party under s 274 of the Resource Management Act 1991 (**RMA**) to the following proceedings:

The appeal by Federated Farmers of New Zealand Incorporated (**the Appellant**) against the decision of the Far North District Council in respect of the Proposed Far North District Plan (**PDP**), ENV-2026-AKL-000148 (**the Appeal**).

2. Bentzen is a person who has an interest in the proceeding that is greater than the interest that the general public has in terms of s 274(1)(d) of the RMA having lodged submissions (No. S167, FS66, and FS376) and an appeal (ENV-2026-AKL-000145) on the PDP.
3. Bentzen is a person who has made a submission about the subject matter of the proceedings in terms of s 274(e) of the RMA having lodged original and further submissions on the PDP.
4. Bentzen is not a trade competitor for the purposes of section 308C of the RMA.
5. Bentzen is interested in the parts of the proceeding that relate to the relief sought in the Appeal identified in **Schedule One**. Bentzen supports the relief sought as set out in Schedule One.
6. Bentzen supports the relief sought by the Appellant on the grounds that it:
 - (a) Will promote the sustainable management of natural and physical resources and is otherwise consistent with the purpose and principles of the RMA.
 - (b) Will not generate significant adverse effects on the environment.
 - (c) Is appropriate in terms of the requirements of s 32 of the RMA and the relevant provisions of applicable planning instruments.

7. Bentzen agrees to participate in mediation or other alternative dispute resolution.

Dated: 2 September 2026

BENTZEN FARM LIMITED by its solicitors and duly authorised agents
Beresford Law

A handwritten signature in blue ink that reads "JL Beresford". The signature is written in a cursive, flowing style.

JL Beresford

Address for service: The offices of Beresford Law. Level 6, 20 Waterloo Quadrant, Auckland, 1010. PO Box 1088 Shortland Street Auckland 1140. Attention: Joanna Beresford, Telephone: +64 9 307 1277, Mobile: +64 21 114 1277, Email: joanna@beresfordlaw.co.nz.

Schedule One: Relevant Parts of Relief Sought in Appeal

Appellant	Provision	Relief Sought in Appeal	Support/Oppose
Federated Farmers of New Zealand Incorporated	Natural Features and Landscapes – Policies – NFL-P2	Federated Farmers seeks the amendment of Policy NFL-P2 to be consistent with section 6 of the RMA, as shown below (or with wording that has similar effect): <i>NFL-P2 Avoid adverse effects of from inappropriate subdivision, land use and subdivision development on the characteristics, and qualities and values that make of ONL and ONF within the coastal environment outstanding.</i>	Support
	Natural Features and Landscapes – Policies – NFL-P3	Federated Farmers seeks the amendment of Policy NFL-P3 to be consistent with section 6 of the RMA, as shown below (or with wording that has similar effect): <i>NFL-P3 Avoid significant adverse effects and avoid, remedy, or mitigate other adverse effects of from inappropriate subdivision, land use and subdivision development on the characteristics, and qualities and values that make of ONL and ONF outside the coastal environment outstanding.</i>	Support
	Ecosystems and Indigenous Biodiversity – Policies – New Policies	Federated Farmers seeks the addition of a new policy that provides for existing, lawfully established activities to be able to continue, as shown below (or with wording that has similar effect): <i>IB-PXX Provide recognition for grazing and farming existing activities that have not increased in their scale or intensity of effects from the date of notification of the proposed plan.</i>	Support
	Public Access - Overview	Federated Farmers seeks that the overview to the public Access chapter is amended to address the issue of public access across private property and the need for permission to be obtained from the landowner before access is provided, as follows (or with wording that has similar effect): <i><u>For the avoidance of doubt, nothing in this chapter creates a right of access to private land. Any access to sites or areas on private land is to occur with the agreement of the landowner, except where access is provided for through a legal mechanism.</u></i>	Support

	Public Access – Objectives – New objective	Federated Farmers seeks the inclusion of a new objective as follows (or with wording that has similar intent): <u>PA-XX Practical and safe public access to and along the margins of lakes and rivers and the coastal environment is provided in a way that respects private property and does not result in adverse effects on natural character, landscape, indigenous biodiversity, historical heritage, or cultural values.</u>	Support
	Public Access – Policies – New policy	Federated Farmers seeks the inclusion of a new objective as follows (or with wording that has similar intent): <u>PA-P6 To provide information and education to the public regarding where public access is available, and that access over private land is only by the permission of the landowner.</u>	Support
	Subdivision – Policies – SUB-P8 (now relabelled as SUBP7) and SUB-P9	Federated Farmers seeks: (a) the deletion of policies SUB-P7 and SUB-P9; and (b) the introduction of new policies that provide for the managed growth of the rural area as well as for the protection of highly productive land.	Support in part (in so far as a policy basis for Management Plan and Environment Benefit Subdivision are retained)
	Subdivision – Standards – SUB-S1	Federated Farmers seeks that the lot size for subdivision to occur as a controlled activity in the rural production zone is reduced from 40 ha to 20 ha.	Support
	Coastal Environment – Policies – CE-P2	Federated Farmers seeks the amendment of Policy CE-P2 to read: <u>CE-P2 Avoid adverse effects of from inappropriate subdivision, land use and subdivision development on the characteristics, and qualities and values that make an area an outstanding natural character area in of the coastal environment</u>	Support

	Rural Production - Overview	Federated Farmers seeks the amendment of the overview as follows (or with wording that has similar effect): <u><i>It is acknowledged that in some circumstances, smaller areas of highly productive land may need to be subdivided to allow for financial purposes or family succession planning. Any subdivision will need to be consistent with the National Policy Statement on Highly Productive Land.</i></u>	Support in Part
	Rural Production – Rules – Rule RPROZ-R3	Federated Farmers seeks the deletion of the 40-ha site area requirement from PER-1 of rule RPROZ-R3.	Support