

**David Smith**


---

**From:** Melissa Brownlee <melissa@maximprojects.co.nz>  
**Sent:** Thursday, 30 June 2011 4:52 p.m.  
**To:** David Smith  
**Subject:** FW: Plan Change 24  
**Attachments:** PC24 Submission.docx

---

**From:** Melissa Brownlee  
**Sent:** Thursday, 30 June 2011 4:49 p.m.  
**To:** 'PC26@selwyn.govt.nz'  
**Subject:** Plan Change 24

Good afternoon,

 ur submission on Plan Change 24 is attached.

Best regards,

Melissa Brownlee

Resource Management (Forms, Fees, and Procedure) Regulations 2003 Schedule 1

Form 5

Submission on publicly notified Plan Change

Selwyn District Plan

Clause 6 of First Schedule, Resource Management Act 1991

To Selwyn District Council

2 Norman Kirk Drive

PO Box 90

Rolleston

Christchurch 7614

FAX: 03-347-2799

1. Full name of submitter: Maxim Projects Limited

This is a submission on the following proposed Plan Change: **PRIVATE PLAN CHANGE 24 - Cardale/Mathias Streets, Darfield**

**Silverstream Estates Limited, Creyke Road, Darfield**

2. The specific provisions of the proposal that my submission relates to are:

The entire application

3. My submission is in SUPPORT:

Growth is positive for Darfield, the community and the Selwyn District. Maxim support the proposal to rezone the business land and the residential land.

The Plan Change application is consistent with Maxim's design principles and development values.

The Outline Development Plan demonstrates modern holistic town planning values and land use practices that are economic and acceptable to the community.

Selwyn District Council promotes balanced district development, recognising that each area of the district has special needs and opportunities that complement the whole district economy. Plan Change 24 provides a clear and transparent mechanism to support economic development in Darfield.

The local economy and local community depend on the encouragement of local entrepreneurship and business development and the development and retention of skilled people. The ODP facilitates opportunities for residents to participate fully in its economy. It provides for social inclusion and connectivity. It is a mechanism for nurturing the people, land and future of Darfield, while supporting the sustainable growth of existing businesses and encouraging new business development.

The proximity of Darfield to Christchurch makes it a desirable place to build a home, grow a business and live a lifestyle.

### **Proposed Changes**

The proposed plan changes are supported, specifically:

The change to policy B4.3.22 is supported as the purpose of outline development planning has been achieved.

Inserting rule 1.4.1 is supported as Council resolution is the appropriate mechanism.

Inserting rule 1.3.1 is supported as Council resolution is appropriate.

Changes relating to rule 12.1.3.11 and 12.1.3.12 are supported because they provide consistency.

Rules 12.1.3.13 and 12.1.3.14 are both supported for environmental considerations.

4. I seek the following decision from Selwyn District Council:

**That plan change 24 is accepted in its entirety**

5. I WISH to be heard in support of my submission

6. If others make a similar submission, I will consider presenting a joint case with them at a hearing

7. Submitter:Maxim Projects Limited

Date: 30 June 2011

8. Address for service: PO Box 36441, Merivale

Telephone: 03 943 0799

Email: melissa@maximprojects.co.nz

Contact person: Melissa Brownlee, Development Coordinator