

SUBMISSION ON PLAN CHANGE 7 TO THE SELWYN DISTRICT PLAN

Clause 6 of the First Schedule to the Resource Management Act 1991

TO: Selwyn District Council
PO Box 90
Rolleston 7643

SUBMISSION ON: Plan Change 7 to the Selwyn District Plan

NAME: **MURRAY AND LISA ALFELD**, C/- Adderley Head, PO Box 16, Christchurch 8140

Specific provisions

- 1 This submission relates to the Plan Change in its entirety, in particular those provisions relating to Outline Development Plan (ODP) Area 3, including:
 - 1.1 The ODP and accompanying report for ODP Area 3; and
 - 1.2 The criteria for ODP Area 3 in Policies B4.3.68.

Details of submission

- 2 The submitters own a large area of land within ODP Area 3, as identified in Planning Map 13B. This land has been identified as an area for residential development at a density of approximately 10 households per hectare.
- 3 An ODP has been included in the Plan Change that illustrated the nature of the development that will occur on this land. This is accompanied by a supporting report outlining how the ODP complies with the necessary requirements.
- 4 The submitters **support** the identification of the ODP Area 3 for residential development and its immediate rezoning to Living Z for the following reasons:
 - 4.1 This land is ideally placed for residential development, being adjacent to the existing urban boundary of Rolleston and in close proximity to the town centre;
 - 4.2 The land is able to be serviced with all necessary infrastructure and integrated with surrounding land;
 - 4.3 It will provide essential land to accommodate anticipated demand and provide for the future growth and prosperity of Rolleston;

4.4 Residential development of ODP Area 3 is the most appropriate use of this land and is consistent with:

- (a) the Rolleston Structure Plan;
- (b) Proposed Change No.1 to the Canterbury Regional Policy Statement; and
- (c) the purpose and principles of the Resource Management Act 1991.

Decision sought

- 5 The submitters seek the following decision from the local authority:
- 5.1 That the Plan Change be **approved** confirming the rezoning of ODP Area 3 to Living Z and including the proposed ODP as an appendix to the District Plan; and
- 5.2 All consequential, additional or other amendments to the provisions of the Plan Change necessary to give effect to the intent of this submission and/or support the decision sought.

The submitters do wish to be heard in support of this submission

If others make a similar submission, the submitters will consider presenting a joint case with them at the hearing



Signed:

David Pedley, Solicitor, being the duly appointed representative of the submitters

Date: 13 April 2010

Address for service:

C/- Adderley Head
Level 1, 152 Oxford Terrace,
PO Box 16, Christchurch 8140

P +64 3 353 0231
F +64 3 353 1340

www.adderleyhead.co.nz

Contact person: David Pedley
E: david.pedley@adderleyhead.co.nz