

PROPOSED DISTRICT PLAN VARIATION 28

Industrial and Business Activities

Selwyn District Council

Clause 5 of the First Schedule, Resource Management Act 1991

Proposed Variation 28 changes the policies, rules and definitions in the Proposed District Plan to manage the potential adverse effects associated with industrial activities in all zones and business activities in the rural zone. The key changes made by the variation are:

1. A new policy and alterations to existing policies to ensure that any significant adverse effects arising from industrial activities are avoided.
2. Expanding and clarifying the definition of an industrial activity. A distinction is also made between “rural based” and “other” industrial activities in the Rural Volume of the plan.
3. A hierarchy of control for ‘small’ to ‘medium-large’ scale “rural based” industrial activities and a listed activity status for all “other” industrial activities that seek to establish in the rural area.
4. A new rule to manage the scale of other business activities in the rural area.

The variation and the assessment of why it is needed can be read at any of the Council’s service centres and public libraries in Darfield, Leeston, Lincoln and Rolleston or online at www.selwyn.govt.nz.

Submissions

Any person or organisation may make a submission supporting or opposing any aspect of this variation. Submissions must be in writing and in accordance with Form 5 of the Resource Management Regulations, which is available from any Council Service Centre or on the website.

Submissions may be:

Posted to:	Planning Department, Selwyn District Council, Private Bag 1, Leeston.
Delivered to:	A Council Service centre in Darfield, Lincoln, Leeston or Rolleston.
Faxed to:	(03) 324 3531 (if you fax your submission, please post or deliver a copy to the details above)
Emailed to:	submissions@selwyn.govt.nz
Submitted Online at:	www.selwyn.govt.nz/forms/docs/online/

At a later date, all submissions received will be summarised and published. Further Submissions will then be invited, allowing any person or organisation to support or oppose any of the initial submissions. A Council hearing will then be arranged to consider all submissions, after which the Council will decide whether to withdraw, retain or modify the variation. Any submitter who is not satisfied with the Council’s decision may then appeal to the Environment Court.

This variation takes effect from 11 November 2006.

For further information regarding this variation or the process outlined above, please contact Pedro Neves on (03) 324 8080.

The closing date for submissions is 5.00pm on Monday 18 December 2006.