

Before an Independent Commissioner
At Selwyn District

under: the Resource Management Act 1991

in the matter of: an application to the Selwyn District Council
(RC246049) to erect a residential unit on an
undersized rural allotment at McDonald Road, Lincoln

between: **Paul & Jo-Anne Campbell**
Applicants

and: **Selwyn District Council**
Consent Authority

Summary statement of Jo-Anne Campbell

Dated: 2 September 2025

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SUMMARY STATEMENT OF JO-ANNE CAMPBELL

- 1 My full name is Jo-Anne Campbell.
- 2 My husband Paul and I are the Applicants to the Application.
- 3 I am making this statement in support of our application for resource consent to build a dwelling at 107 McDonalds Road, Greenpark (*Site*) (*Application*).

Background and the Application

- 4 Paul and I have resided for more than 35 years in this part of the Selwyn District, including Greenpark, Tai Tapu and Lincoln. For the last 3 years we have resided at our son's residence in Springston.
- 5 We have two adult children who grew up in this District, with my son having his own local Plumbing and Gas fitting business and my daughter completing a bachelor's degree in Farming/Commerce at Lincoln University. My daughter is now a Customer Success Manager for Halter.
- 6 We purchased the 2.024ha Reserve 3537 property at 107 McDonald's Road in March 2023.
- 7 When we bought the Site, it had two 40-foot consented containers. These were installed by the previous lease holder when in ownership of the Crown, as a Reserve Lease. At the time of purchase, much of the Site was heavily overgrown, and sections were obscured by old fencing.
- 8 In 2023, we constructed a fully enclosed four-bay shed, having obtained all necessary consents. We also established an alternative access to the property, which included the formation of a driveway and the planting of trees and grass berms on either side. The old fencing was removed, and the pasture was sprayed out and direct-drilled as part of a one-year rotation. This process will need to be repeated to establish a suitable long-term pasture for grazing my Texel Stud.
- 9 We wish to continue with improvements on the Site by:
 - 9.1 continuing to clear back overgrown areas of the Site, including along the roadside on English Road, where we have cut back vines growing up the tall poplars;
 - 9.2 completing pasture renewal and fertiliser application;
 - 9.3 undertake fencing off pasture into paddocks for the Stud Texels;

- 9.4 planting more natives down the English Road boundary to further enhance existing natives; and
- 9.5 painting the 40-foot container in a similar colour to our consented shed to blend in with the landscape.
- 10 The reasons for our Application are to enable us to reside on the Site. This will enable me to relocate my Texel Stud from Westerfield, where they have been kept since I acquired the property. This will allow me to manage and care for my Texel Stud (established in 1991), enabling me to continue participating in the local A&P shows, including Leeston, Courtenay, and, hopefully, this year's Royal Show in Christchurch.
- 11 Both Paul and I wish to continue making improvements on the Site in alignment with the existing smaller parcels of land in the area.
- 12 **Compliance and Effects / Consultation**
- 13 I have spoken with most of the neighbours in McDonald's Road, where we were invited to a gathering of the McDonald's Road neighbours in December 2023. I found the neighbours welcoming and friendly as most rural neighbours are.
- 14 We obtained written approvals for the Application from Julian Twiss, Cnr English & McDonald Roads, Nigel Fletcher, 1717 Springs Road.

Conclusion

- 15 I respectfully request that the resource consent Application be granted.
- 16 I am happy to answer any questions or provide further information if required.

Dated: 2 September 2025

Jo-Anne Campbell