

19/40



Resource Management Act 1991

Submission on Notified Proposed Plan Change to Central Otago District Plan

Clause 6 of Schedule 1, Resource Management Act 1991



(FORM 5)

To: The Chief Executive
Central Otago District Council
PO Box 122
Alexandra 9340

Details of submitter

Name: Roddy Maxwell

Postal address: 20 THELMA PLACE
(Or alternative method of service under section 352 of the Act)

Phone: 0274334474

Email: roddyvonne@gmail.com

Contact person: _____
(Name & designation, if applicable)

This is a submission on proposed Plan Change 19 to the Central Otago District Plan (the proposal).
I ~~am~~ / am not* a trade competitor for the purposes of section 308B of the Resource Management Act 1991 (*select one)

*I / We am / ~~are not~~ (select one) directly affected by an effect of the subject matter of the submission that:
(a) adversely affects the environment; and
(b) ~~does not relate to trade competition or the effects of trade competition.~~
*Delete this paragraph if you are not a trade competitor.

The specific provisions of the proposal that my submission relates to are:
(Give details, attach on separate page if necessary)

LOT SIZE CHANGES NORTH OF SH 88
INFRASTRUCTURE UPGRADE NEEDED IF CHANGED

This submission is:

(Attach on separate page if necessary) Include:

- whether you support or oppose the specific parts of the application or wish to have them amended; and
- the reasons for your views.

I APPROVE THE CHANGE OF THE DISTRICT PLAN. MINIMUM LOT SIZES RRAG OF 4000m² SHOULD REMAIN.

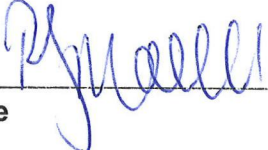
We seek the following decision from the consent authority:

(Give precise details, including the general nature of any conditions sought)

ALL AREA LOT SIZES TO REMAIN AT THE PRESENT RRAG LOT SIZES OF 4000m²

- I support / oppose the application OR neither support nor oppose (select one)
- I wish / do not wish to be heard in support of this submission (select one)
- *I / We will consider presenting a joint case if others make a similar submission
*Delete this paragraph if not applicable.

In lodging this submission, I understand that my submission, including contact details, are considered public information, and will be made available and published as part of this process.

Signature 

Date 2 / 9 / 2022

Submissions close at 4pm on Friday 2 September 2022

Submissions can be emailed to districtplan@codc.govt.nz

Note to person making submission:

If you are a person who could gain an advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991.

Please note that your submission (or part of your submission) may be struck out if the authority is satisfied that a least 1 of the following applies to the submission (or part of the submission):

- it is frivolous or vexatious:
- it discloses no reasonable or relevant case:
- it would be an abuse of the hearing process to allow the submission (or the part) to be taken further:
- it contains offensive language:
- it is supported only by material that purports to be independent expert evidence but has been prepared by a person who is not independent or who does not have sufficient specialised knowledge or skill to give expert advice on the matter.

I object to Plan Change 19 lot size areas proposed for the land on the northeast side of SH8B Reasons. I do understand that some residents within this area will wish to subdivide their land and that is their prerogative. However other residents purchased 4000m2 lots within this area RRA6 so they could enjoy the environment of open space rural type living , so the local residents in this area should have more say as to weather this area needs further development or not. It's fairly obvious that some developers are controlling the development of Cromwell with very little concern for their neighbours as it is all about financial gain. We have already had one large development happening within this area and very little that our local council could do about controlling its development because of Government legislation. As certain area's within the land to the north of SH8B still have no gravity sewerage any increase in building density will need considerable upgrade of council services infrastructure. Thelma Place is a perfect example of this, no gravity sewage, only rural mail delivery ,no direct connection to Cromwell town centre. The Cromwell Spatial Plan never mentioned the area north of Rotary Glen and east of SH6 as being part of its development. So please talk to the residents north of SH8B and understand their concerns of further subdividing this open space environment as their is still plenty of land south of SH8B that is already subdivided into smaller lots.

I have lived in Cromwell for over 50 years so have witnessed huge change to Cromwell and the surrounding area mostly dictated by Central Government so lets see Local Government support the wishes of the local residents. Roddy Maxwell

A handwritten signature in black ink, appearing to read 'Roddy Maxwell', written in a cursive style.