

**JW Sutton**

475 Clyde-Alexandra Road  
RD 1  
ALEXANDRA 9391

Phone/Fax: (03) 449 2562  
Email: john.allisonsutton@xtra.co.nz  
Cell: 027 4492562  
Date 30-08-2022

---

The Chief Executive  
Central Otago District Council  
Po Box 122  
Alexandra

Submission re land rezoning to Future growth low density.

Sutton Family Trust own two small properties at 475 Clyde to Alexandra Road which are currently zoned rural.

The properties are property no 020804 Legal description SEC1 S023741 and also property No 020823 legal description lot 10 DP12910

My submission is that these two properties should be included in the rezoning proposal, to be re zoned as Future Growth Low Density, the same as the adjoining land on Mutton Town road is.

I support the proposal for future growth on the land at Mutton Town road, and ask that the planning proposal be amended to include our adjoining properties as described above.

Reasons

Both property's usable irrigated flat land area is very small, and not large enough for any viable commercial rural enterprise that I am aware of.

Perspective, (Stocking, with irrigation I run a total of 8 calves through the summer months.)

Both properties are currently irrigated by flood irrigation, this practice will have to stop in a few years, and the cost to change to a pumped scheme with sprinklers on such small area is totally uneconomic and unaffordable.

So most likely the land will go dry and not produce anything, not a huge loss in food production.

My conclusion is, that it is a great area in which to live, close to both Clyde and Alexandra, and that both the properties land use, would be well suited for housing in the future.

Thank you for the opportunity to make a submission.

Yours sincerely

John Sutton



# 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: John Sutton

Postal address: 475 Clyde-Alexandra Road, RDI Alexandra 9391  
(Or alternative method of service under section 352 of the Act)

Phone: 03 4492562 - 027 4492562

Email: john.allisonsutton@xtra.co.nz

Contact person: John Sutton, Trustee  
(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 / am 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)

The Rezoning of land for Future Growth at  
475 Clyde-Alexandra Road. Submission Detail  
Attached.

**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 support the Proposal to have the London Muttonbush Road, Zoned for Future Growth low density. And Ask To Have the Area Amended To Include our Two Small Properties of Adjoining land.

I / We seek the following decision from the consent authority:

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

To Include in Plan Change 19 Properties No 020804  
Legal Description SEC 1 S023741 and Also Property No 020823  
Legal Description lot 10DP 12910 in the Area Zoned Future Growth  
low Density

- 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

30-08-2022  
Date

**Submissions close at 4pm on Friday 2 September 2022**

Submissions can be emailed to [districtplan@codc.govt.nz](mailto: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.