

RESOURCE MANAGEMENT ACT 1991

FORM 5

SUBMISSION ON NOTIFIED PROPOSED PLAN CHANGE TO CENTRAL OTAGO DISTRICT PLAN

Clause 6 of Schedule 1, Resource Management Act 1991



To: Central Otago District Council
PO Box 122
ALEXANDRA 9340

Name of Submitter: JAH CAMPBELL BELL (Full name)

This is a submission on proposed Plan Change 13 to the Central Otago District Plan (the proposal).

I could/could not\* gain an advantage in trade competition through this submission. (\* Select one)

I am/am not\* 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 entire paragraph if you could not gain an advantage in trade competition through this submission) (\* Select One)

The specific provisions of the proposal that my submission relates to are:

A. LOCATION + SCOPE

(Please give details and continue on additional page if necessary)

My submission is:

SEE ADDITIONAL PAGE

(Please include:

- whether you support or oppose the specific provisions or wish to have them amended; and
reasons for your views;
and continue on additional page if necessary)

I seek the following decision from the local authority:

THE ABOVE PROPOSED PLAN CHANGE BE DECLINED

(Please give precise details)

I wish/do not wish to be heard in support of my submission.

(Please strike out as applicable)

If others make a similar submission, I will consider presenting a joint case with them at a hearing.  
(Please delete if you would not consider presenting a joint case)

*I. Regg*

Signature of Submitter

(or person authorised to sign on behalf of submitter)

(A signature is not required if you make a submission by electronic means)

8/6/18  
Date

Electronic address for service of submitter: *I. g. Regg e xma. co. nz*

Telephone No: *0 3445 3032*

Postal Address: *PO Box 167*  
*CROMWELL*

Contact Person: *IAN BEGG*  
(name & designation, if applicable)

**SUBMISSIONS CLOSE IN RESPONSE TO PROPOSED PLAN CHANGE 13 ON**  
**WEDNESDAY 20 JUNE 2018**

**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.



PLAN CHANGE 13

THE APPLICATION SHOULD BE DECLINED ENTIRELY.

THE REASONS WHY

THE AREA PROPOSED IS TOTALLY INAPPROPRIATE BECAUSE IT IS

A THE CREATION OF A NEW TOWN UNRELATED TO AND DISCONNECTED FROM THE TOWN OF CROMWELL THIS NEW TOWN (THAT IS WHAT IT IS) HAS NO PHYSICAL OR CULTURAL CONNECTION TO CROMWELL AND IS DESTINED TO, (AND INTENDED TO BY THE APPLICANT) BECOME A DORMITORY TOWN FOR QUEENSTOWN.

THE FOLLOWING AREAS, MANY ALREADY ZONED APPROPRIATELY SHOULD BE FULLY DEVELOPED AND CASUALLY SOLD PRIOR TO THIS PLAN CHANGE. THEY INCLUDE.

- \* THE (FORMER) CAMPING GROUNDS
- \* THE GAIR AVENUE SUBDIVISION
- \* THE WOODING TREE LAND
- \* THE "SEW HOY" LAND
- \* THE FREEWAY CATCHMENT LAND
- \* THE AREA ADJACENT TO THE TRANSFER STATION PARTLY OCCUPIED BY PAINT BALL + THE MOTORCYCLE PARK.

COLLECTIVELY THESE WILL PROVIDE FOR THE MEDIUM TERM DEMAND FOR RESIDENTIAL SECTIONS AND, VITALLY ARE NOT DIVORSED FROM, BUT AN INTEGRAL PART OF THE TOWN OF CROMWELL.

B THE CLOSE PROXIMITY TO HISHAM'S MOTORSPORT PARK AND THE SPEEDWAY WILL ADVERSELY AFFECT THE PROPOSED USE. I.E. A RETIREMENT VILLAGE NEXT DOOR TO A FULLY CONSENTED ACTIVITY PARK PROVIDING A VIBRANT ADDITION TO THE CROMWELL AREA'S ECONOMIC GROWTH MAKES NO SENSE.

LAWYER

*R. J. Kelly*