

RESOURCE MANAGEMENT ACT 1991

PUBLIC NOTICE OF AVAILABILITY OF SUMMARY OF DECISIONS REQUESTED IN SUBMISSIONS ON PROPOSED PLAN CHANGE 15 TO THE CENTRAL OTAGO DISTRICT PLAN

Pursuant to clause 7 of the First Schedule to the Resource Management Act 1991 the Central Otago District Council has prepared a summary of all decisions requested by persons who have made submissions on proposed Plan Change 15 to the Central Otago District Plan. The plan change relates to various provisions of the Central Otago District Plan as follows:

Plan Change 15 : Clyde Residential Extension

Plan Change 15 amends Map 11 in Volume 2 of the Operative Central Otago District Plan to apply the Residential Resource Area to approximately 13 hectares of land that has frontage to Mutton Town Road, Sunderland Street and State Highway 8, generally to the south-east of the existing town of Clyde [Plan Change 15 land]. Map 11 is also to be amended to apply the Building Line Restriction notation offset 20 metres from the legal boundary of State Highway 8 on that part of the Plan Change 15 land that is adjacent to State Highway 8. The Plan Change 15 land includes Lot 2 DP 18990 (Record of Title 17D/327), Lot 2 DP 331535 (RT 129618), Lot 1 DP 525753 (RT 842309), Lot 2 DP 525753 (RT 842310) and part of Mutton Town Road (to be stopped).

Plan Change 15 amends Section 7 : Residential Resource Area in Volume 1 of the Operative Central Otago District Plan to insert a new Rule 7.3.5(viii) that stipulates that subdivision and residential development on the Plan Change 15 land prior to the provision of a reticulated wastewater disposal scheme at Clyde that is capable of servicing this land is a non-complying activity; to insert a new Rule 7.3.6(vi)(h) that stipulates that no residential lots on the Plan Change 15 land shall have direct access to State Highway 8, Sunderland Street and Mutton Town Road and that road access to any subdivision and residential development on that part of the Plan Change 15 land closest to Sunderland Street shall be from Sunderland Street only (breach to be a non-complying activity); to insert a new Rule 7.3.6(xii)(c) that stipulates that new residential buildings within 80 metres of the seal edge of State Highway 8 meet noise performance standards (breach to be a discretionary (restricted) activity); and to insert a new Rule 7.3.6(xiii) that requires a landscaped strip within the 20m Building Line Restriction (breach to be a discretionary activity).

A summary of all decisions requested and the submissions lodged in response to proposed Plan Change 15 are available for inspection at the following places:

Council Offices:

- Central Otago District Council office, 1 Dunorling Street, Alexandra
- Cromwell Service Centre, 42 The Mall, Cromwell
- Ranfurly Service Centre, 15 Pery Street, Ranfurly
- Roxburgh Service Centre, 120 Scotland Street, Roxburgh

Public Libraries:

- Alexandra Public Library, 41-43 Tarbert Street, Alexandra
- Cromwell Public Library, 43 The Mall, Cromwell
- Roxburgh Public Library, 120 Scotland Street, Roxburgh
- Maniototo Community Library, 15 Caulfield Street, Ranfurly

The summary of submissions can also be viewed on the Council's website at www.codc.govt.nz/consultation

The following persons may make a further submission in support of, or in opposition to, a submission already made on proposed Plan Change 15.

- Any person representing a relevant aspect of the public interest; and
- Any person that has an interest in the proposed plan change greater than the interest that the general public has; and
- The local authority itself.

A further submission must be limited to a matter in support of or in opposition to the relevant submission that has already been made on proposed Plan Change 15. The further submission must be in the prescribed form (Form 6) and must state whether or not the further submitter wishes to be heard in support of the further submission. Copies of Form 6 are available at the locations listed above or on request from the Central Otago District Council.

Further submissions in written or electronic form are to be sent to the Central Otago District Council at PO Box 122, Alexandra 9340 or by email to info@codc.govt.nz.

Further submissions close on Friday 11 September 2020.

Please contact Oli Monthule-McIntosh at (03) 4400642 if you have any questions about the making of further submissions in response to submissions lodged in the context of proposed Plan Change 15.

After the further submission period has closed, the Council will hold a hearing at which all persons who have made a submission or further submission are entitled to be heard. The Council will then give its decision on the proposal, including reasons for accepting or rejecting submissions and further submissions. Any person who had made a submission or further submission has the right to appeal the Council's decision on the proposal to the Environment Court.

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Sanchia Jacobs
Chief Executive
Central Otago District Council

29 August 2020

Electronic address for service of local authority: info@codc.govt.nz

Telephone: 03 440 0056

Postal address: Central Otago District Council, PO Box 122, Alexandra 9340

Contact person: Oli Monthule-McIntosh – Senior Planning Officer