

# NOTICE OF APPLICATION CONCERNING RESOURCE CONSENT (RC220173)

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New Zealand

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## SECTION 95A RESOURCE MANAGEMENT ACT 1991

### TO WHOM IT MAY CONCERN

The Central Otago District Council has received an application from Wildon Dairy Limited. The application seeks subdivision consent to undertake a seven-lot rural subdivision resulting in two additional records of title at Mawhinney Road, Omakau.

The proposal requires resource consent in accordance with the District Plan for the following reasons:

- The proposal does not meet the average allotment area standard and as such is to be assessed as a non-complying activity, in accordance with Rule 4.7.5(iii) of the Plan. When limiting the balance title (Lots 3 – 7) to 16 hectares, the average lot size of the proposed subdivision will be 7.526 hectares.
- Rule 4.7.4(iii)(d) of the Plan states that where a subdivision involves land that is subject to or potentially subject to, the effects of any hazard as identified on the planning maps, or land that is or is likely to be subject to material damage by erosion, falling debris, subsidence, slippage, or inundation from any source, then this is a discretionary activity. In this instance the Otago Natural Hazards Database ([Otago Natural Hazards Portal \(orc.govt.nz\)](https://orc.govt.nz)) identifies that the site is within an alluvial fan, identified as an active floodwater-dominated area.

Overall, the activity is considered to be a non-complying activity.

The application includes an assessment of environmental effects, a proposed subdivision scheme plan, and a further information response includes a productive land assessment.

The application includes an assessment of environmental effects.

The application may be inspected online at Central Otago District Council's website under 'Notified Consents' or at the Council offices at Alexandra, Cromwell, Ranfurly and Roxburgh. Please contact the Duty Planner on 440 0056 if you have any questions about the application.

Any person may make a submission on the application, you may do so by sending a written submission to Central Otago District Council, PO Box 122, Alexandra 9340 or email: [resource.consents@codc.govt.nz](mailto:resource.consents@codc.govt.nz) The submission must be completed on form 13. Copies of this form are available from any office of the Council or from Council's website – [www.codc.govt.nz](http://www.codc.govt.nz)

Submissions close at 4.00 pm 10 February 2023.

You must serve a copy of your submission on Wildon Dairy Limited (the applicant), whose address for service is C/- Landpro - Brodie Costello, 13 Pinot Noir Drive, Cromwell 9310, as

soon as reasonably practicable after serving your submission on Central Otago District Council.



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Signature on behalf of  
CENTRAL OTAGO DISTRICT COUNCIL

12 January 2023