

Submission on Waimakariri District Council - Proposed District Plan

Form 5 Submission on publically notified proposal for policy statement or plan, change or variation

Clause 6 of Schedule 1, Resource Management Act 1991

To: Waimakariri District Council - Development Planning Unit

Date received: 22/11/2021

Submission Reference Number #:70

This is a submission on the following proposed plan (the **proposal**): Waimakariri District Council - Proposed District Plan

Address for service:

Kyleston Farms Ltd
PO Box 180 Wanaka 9343
New Zealand
Email: tractors@xtra.co.nz

I wish to be heard: No

I am willing to present a joint case: No

Could you gain an advantage in trade competition in making this submission?

- **No**

Are you 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

- **No**

Submission points

Point 70.1

Section: LLRZ - Large Lot Residential Zone

Sub-section: LLRZ - Large Lot Residential Zone

Sentiment: Amend

Submission:

We would like 90 Dixons Road to be rezoned as Large Lot Residential Zone (LLRZ)

We somewhat support the idea of the proposed Rural Lifestyle Zone with a Large Lot Residential Zone overlay as second best choice.

We would like the District Plan to be amended to 90 Dixons Road as LLRZ now, rather than an overlay, to enable us to subdivide in the future.

Our justifications for this LLRZ zoning are supported by the fact that the adjoining block of Loburn Lea already has this zoning and the LLRZ zoning fits in with the Councils already stated intent to encourage further large lot residential zoning adjacent to existing settlements.

The Council is now installing a new reticulated sewer system to initially service the neighbouring Loburn Lea subdivision. Our potential connection to this new sewer system would markedly help to reduce any effluent disposal issues and any potential ground water contamination issues.

The present contour of the land can easily be enhanced to accommodate storm water run off and storm water retention ponds would be developed.

Our property is well serviced by a sealed road, and power and phone utilities are also readily available.

The only direct neighbouring properties are set well back from any potential subdivision and have buffer zones(which they own) and amenity plantings.

Relief sought

Please zone 90 Dixons Road, Loburn as Large Lot Residential