
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: 24/09/2021

Submission Reference Number #:4

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

Address for service:

H [REDACTED] Woods

[REDACTED]
[REDACTED]

Email: hjwoods@gmail.com

Attachments:

FW Submission on Proposed District Plan.msg

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 4.1

Section: SUB - Wawahia whenua - Subdivision

Sub-section: Subdivision Standards

Provision:

SUB-S1 Allotment size and dimensions	
1. All allotments created shall comply with Table SUB-1.	Activity status when compliance not achieved: 1. In the Medium Density Residential Zone, any Industrial Zone and Special Purpose Zone (Kaiapoi Regeneration): DIS 2. In any other zone: NC

Sentiment: Oppose

Submission:

SUB-S1 Allotment size and dimensions	
1. All allotments created shall comply with Table SUB-1.	Activity status when compliance not achieved: 1. In the Medium Density Residential Zone, any Industrial Zone and Special Purpose Zone (Kaiapoi Regeneration): DIS 2. In any other zone: NC

There is a proposal to permit lots of 5000 square metres in some parts of Kaiapoi, to provide choice to the many people who want to live in the district.

I WOULD LIKE TO PROPOSE SOME AREAS CLOSE TO SILVERSTREAM BE PERMITTED TO BE DIVIDED INTO 10000 SQUARE METRE LOTS. THIS WOULD MAINTAIN THE RURAL LIFESTYLE AMENITY, YET PERMIT PEOPLE TO OWN A PIECE OF LAND THAT THEY CAN BOTH UTILISE AND ENJOY.

5000 square metres is too small, and would result merely in a very large house on a large section, Thus becoming more residential amenity rather than rural. Many many people desire a lot of 10000 square metres however up to this point in time few have been available. Resulting in an artificially high price.

Even existing titles of this popular size and location have not been accepted by WDC to be built on as of right, which has disadvantaged the people who want such lot sizes.

WDC is now acknowledging that smaller lot sizes are both desired, and required due to the rapidly increasing population.

Relief sought

SUB-S1 Allotment size and dimensions	
1. All allotments created shall comply with Table SUB-1.	Activity status when compliance not achieved: 1. In the Medium Density Residential Zone, any Industrial Zone and Special Purpose Zone (Kaiapoi Regeneration): DIS 2. In any other zone: NC

Relief sought: change the lot size in RLZ nearest to Silverstream to be 10000 square metres, because there are already some active lots of this size in the area; the rural amenity would not be lost; and being so close to the Silverstream Development it makes sense to have this size lot close to this settlement.

From: [Bev Bray](#)
To: [Bev Bray](#)
Subject: FW: Submission on Proposed District Plan
Date: Thursday, 7 October 2021 10:38:44 AM
Attachments: [image002.png](#)

From: Heather Woods <hjwoods@gmail.com>
Sent: Wednesday, 6 October 2021 7:10 PM
To: Bev Bray <bev.bray@wmk.govt.nz>
Subject: Re: Submission on Proposed District Plan



Hi Bev,

Please change the reference on my submission from RLZ-R38 to SUB-S1.

Thanks

Heather Woods