

**Submission on Proposed Timaru District Plan - He Po. He Ao. Ka Awatea.**

**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:** Timaru District Council - Planning Unit

**Date received:** 13/12/2022

**Submission Reference Number #:**22

This is a submission on the following proposed plan (the **proposal**): Proposed Timaru District Plan - He Po. He Ao. Ka Awatea.

**Submitter:**

Oliver Amies

**Address for service:**

421 Pages Road Gleniti 7910  
New Zealand

**Email:** oliver.amies@ubteam.com

**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 22.1**

**Section:** FDA – Future Development Area

**Sentiment:** Support

**Submission:**

This submission relates to the future development area of FDA10 - Kellands Heights West Future Development Area - Rural Lifestyle Development DAP Timeframe: Priority Area - 5 years (FDA10 Overlay).

We fully support the proposed FDA10 Overlay. It provides a solution to the current shortage of larger-sized sections in Timaru in a desirable location.

We would like to make an emphasis on opening this specific location to future development. West Timaru is and always will be a sought after location, both in residential-sized lots and larger-sized lots (lifestyle). Both the proposed future development areas FDA10 overlay and FDA2 Overlay will provide sections that attract skilled (and highly paid) workforce to Timaru, especially in relation to the large construction projects Timaru has recently been awarded to complete.

**Relief sought**

Although we fully support the future development area of FDA10 - Kellands Heights West Future Development Area - Rural Lifestyle Development DAP Timeframe: Priority Area - 5 years, we propose to intensify the Rural Lifestyle lot size reduced from minimum lot size of 5,000sqm to 2,000sqm. This provides a greater opportunity to fulfill the demand of lack of desirable larger-size sections in this area.

With future development of services to meet the FDA2 Overlay, it makes logic to amortize this cost over as many lots as possible, therefore supporting the proposal to reduce the minimum lot size in FDA10 Overlay to 2,000sqm.