

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: 14/12/2022

Submission Reference Number #:27

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

Submitter:

Milward Finlay Lobb - Andrew Rabbidge

Address for service:

Milward Finlay Lobb Milward Finlay Lobb Ltd PO Box 434 Timaru 7940 New Zealand

Email: admin@mflnz.co.nz

Submission on behalf of:

Andrew Scott Rabbidge, Holly Renee Singline and RSM Trust Limited

Attachments:

ASR Submission Form 5.pdf

I wish to be heard: Yes

I am willing to present a joint case: Yes

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

- Ńo

Submission points

Point 27.1

Section: General

Sub-section: General

Provision: General

Sentiment: Amend

Submission:

Multiple submission point spreadsheet - attached

Relief sought

Multiple submission point spreadsheet - attached

Submission on Notified Proposal for Plan, Change or Variation

Clause 6 of Schedule 1, Resource Management Act 1991

To: Timaru District Council

Name of submitter:

Andrew Scott Rabbidge, Holly Renee Singline and RSM Trust Limited

[State full name]

This is a submission on the following proposed plan *or* on a change proposed to the following plan *or* on the following proposed variation to a proposed plan *or* on the following proposed variation to a change to an existing plan) (the 'proposal'):

Proposed Timaru District Plan

[State the name of proposed or existing plan and (where applicable) change or variation].

I could/could not* gain an advantage in trade competition through this submission. [*Select one.]

The specific provisions of the proposal that my submission relates to are: [Give details]

Multiple Submission Point spreadsheet - attached.

My submission is: [Include whether you support or oppose the specific provisions or wish to have them amended; and reasons for your views]

[If your submission relates to a proposed plan prepared or changed using the collaborative planning process, you must indicate the following:

- Where you consider that the proposed plan or change fails to give effect to a consensus position and therefore how it should be modified; or
- In the case that your submission addresses a point on which the collaborative group did not reach a consensus position, how that provision in the plan should be modified.]

Multiple Submission Point spreadsheet - attached.

I seek the following decision from the local authority: [Give precise details as this is the only part of your submission that will be summarised in the summary of decisions requested]

Multiple Submission Point spreadsheet - attached.

I wish (or do not wish) † to be heard in support of my submission.

[*In the case of a submission made on a proposed planning instrument that is subject to a streamlined planning process, you need only indicate whether you wish to be heard if the direction specifies that a hearing will be held.]
[†Select one.]

We wish to be heard in support of our submission.

*If others make a similar submission, I will consider presenting a joint case with them at a hearing.

[*Delete if you would not consider presenting a joint case.]

Yes

Signature of submitter (or person authorised to sign on behalf of submitter)

[A signature is not required if you make your submission by electronic means]

Electronic means

Date 14 December 2022

Electronic address for service of submitter:

andrew@mflnz.co.nz

Telephone: 03 684 7688

Postal address (or alternative method of service under s352 of the Act):

PO Box 434, Timaru 7940

Contact person: [name and designation, if applicable]

Andrew Rabbidge

Note to person making submission

- 1. If you are making a submission to the Environmental Protection Authority, you should use form 16B. If you are a person who could gain an advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991.
- 2. Please note that your submission (or part of your submission) may be struck out if the authority is satisfied that at least 1 of the following applies to the submission (or part of the submission):
 - It is frivolous or vexatious:
 - It discloses no reasonable or relevant case:
 - It would be an abuse of the hearing process to allow the submission (or the part) to be taken further:
 - It contains offensive language:
 - It is supported only by material that purports to be independent expert evidence, but has been prepared by a person who is not independent or who does not have sufficient specialist knowledge or skill to give expert advice on the matter.

Doc# 636102

Proposed Timaru District Plan - multiple submission point tal

You can attach this table when making your submission via the online PDP submission form https://timaru.isoplan.co.nz/eplan
Or by downloading our submission form https://www.timaru.govt.nz/_data/assets/pdf_file/0005/17987/636102Template-Form-5-Submission-on-proposed-plan,-change-or-variation.pdf

and then emailling it to pdp@timdc.govt.nz



Submitter Name: A S Rabbidge, HR Singline & RSM Trust Limited

| Chapter / Sub-part | Specific provision / matter | Position | Reason for submission | Decisions requested / relief sought |
|---|---|----------------------------|--|---|
| Please identify what part of the plan your | Please identify the specific provision or | Please indicate whether | Please provide reasoning to support your | Please indicate whether you are seeking to retain the |
| submission point relates to – this could be a | matter your submission point relates to | you support, oppose, or | position. This could be a detailed explanation, | provision as notified in the PDP, delete the provision, or |
| subpart or chapter heading within the plan. | this could be a specific objective, | seek to amend the specific | technical information, or simply stating you | are seeking amendment. If you are seeking to amend a |
| i.e. General Rural Zone | policy, rule, standard, or a more general | provision / matter. i.e. | support the intent of the provision. i.e. support | provision please set this out using strikethrough to |
| | matter that relates to a whole chapter, | Support | the direction or GRUZ-O1 to provided for rural | indicate deletion and underline to indicate additional |
| | topic, zone, or overlay. i.e. GRUZ-O1 | | activities. | text. i.e. Retain GRUZ-O1 as notified |
| Strategic Direction | SD-01 | support | Support clauses i & ii to enable growth within including reticulated sewer and water infrastructure | Retain clauses I & ii as proposed to enable growth within Future Development Areas with Council reticulated sewer and water infrastructure networks |
| Energy & Infrastructure | EI -R24 | amend | Proposed rule would require water tanks in a | to be extended by Council amend to - The rainwater tank compiles with the |
| Linergy & Illinastructure | 11.7624 | anienu | Rural zone to obtain resource consent to breach the boundary setback. | building height, setback, and recession plane requirements height in relation to boundary standards for the zone |
| Transport | TRAN - S10 | oppose | The 20m sealing width under Clause 2 is excessive | TRAN - S10, clause 2 to be deleted |
| Sites and areas of Significance to Māori | SASM - R1 | oppose | 2 weeks advance notice of earthworks for the submission of a Accidental Discovery Protocol is too long and impractical for contractors | amend SASM - R1 PER-2 from 2 weeks to 5 working days notice |
| Future Development Area | FDA - P3 | support | Support that Development Area Plans are to be | Retain FDA - P3 as notified |
| Future Development * | FDA - P4 | annoca | prepared by the Timaru District Council | New Rule EDA RA4 Clause 42. That Davidson |
| Future Development Area | FDA - P4 | oppose | Request the plan changes to give effect to the Development Area Plans are prepared and notified by the Timaru District Council. This should include any necessary consents for additional infrastructure | New Rule FDA-PA4 Clause 13 - That Development Area Plans are prepared and publically notified by the Timaru District Council by plan change. This should include the Timaru District Council preparing and obtaining any necessary consents for additional infrastructure to enable the Future Development Area to be ready for future urban or lifestyle development |
| Future Development Area | FDA - R7 | oppose | A Non-complying activity status for more than one residential unit per site is too restrictive | Remove more than one residential unit per site from- FDA.RT- and add FDA-R16 which provides for a minor residential unit with a maximum gross floor area of 80m2 as a Discretionary Activity |
| Future Development Area | FDA-01 | support | We support the zoning of our property at 210 | Support FDA-01 as notified |
| | | | Gleniti Road being within FDA9 - Gleniti North Future Development Area - Rural Lifestyle Development | |
| Future Development Area | FDA-P3 | oppose | We seek to have the DAP timeframe shortened | SCHED15 - Future Development Areas FDA9 Gleniti |
| | | | from 5 years to 2 years given Council commenced the review of the District Plan over 7 years ago. The timeframe for the District Plan to be fully operative is unknown and also a zone change will be required in the future | North Future Development Area - Rural Lifestyle Development , Priority Area - 5-2 years |
| Strategic Direction | SD-09 | oppose | SD-09 vi states; ensuring Future Development Area overlay remains available for future urban or rural lifestyle development | The Future Development Area overlay impose a number of significant restrictions on land use and land activities until rezoning occurs. We request that FDA9 be changed to a 2 year priority area as per FDA - P3 & SCHED-15 above |
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