

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 #:65

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

Submitter:

Lucinda Robertson

Address for service:

491 Pages Road, RD4, Timaru Gleniti 7974
New Zealand

Email: lucindarobertson@yahoo.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

- **N/A**

Submission points

Point 65.1

Section: RLZ – Rural Lifestyle Zone

Sentiment: Support

Submission:

- I support FDA10 - the rezoning of the remainder of Pages Road from Rural 1 to Rural Lifestyle, and development plan Kellands Heights West
- I agree with the proposed lot sizes of 5000 m² (1.2 acres). At present a few lots along the north west side of Pages Road are approx. 5 acres (20,234 m²) in size, too small to be productive land, and too large for the average person/family to manage upkeep
- Timaru is lacking one acre sized lots. This is exactly what I was looking for 7 years ago when I purchased my property in Pages Road. Enough space to train my agility dogs, not be on the neighbour's doorstep, and not have to look after too much land. Unfortunately it was not possible to purchase a 1 acre block at the time. Lot sizes of 1 acre lots would give bigger families room to spread out, have pets and grow their own food. It would also provide sufficient space for people locating from some of NZ's bigger cities, to build bigger homes in a semi-rural setting. Development of Kellands Heights West is suited to provide 1 acre lots, in a location that makes sense with the current infrastructure (water, roading, footpath, kerbside rubbish collection) and proximity to schools and the town centre.
- I would like to see existing homeowners in the FDA Kellands Heights West, to have the ability subdivide prior to connection to sewer. Existing housing along rural 1, Pages road, already have septic/biocyces to manage waste. I propose that consents for new housing require connection to sewer. This will allow existing land owners to subdivide and sell lots sooner than 5 years. Lot buyers would be granted consent to build only with the provision of sewer, and existing lots could connect to sewer once the infrastructure is in place.
- With the upgrade to sewer, there should also be consideration for upgrades for storm water and telecommunications.
- I would be very willing to speak to council about the proposed rural lifestyle zoning and infrastructure, and have them visit my property in Pages Road

Relief sought

- I would like the Timaru District Council to push forward with rezoning Pages Road from rural 1 to rural lifestyle with allotment sizes of 5000 m² within 2 years
- I would like the Timaru District Council to allow subdivision in the rural lifestyle zone to begin for existing landowners without connection to sewer

Jane Marine

From: PDP
Sent: Friday, 16 December 2022 8:12 am
To: Samantha Orsulich
Subject: FW: Submitting on the Proposed Timaru District Plan



Timaru District Council | PO Box 522 | Timaru 7940
P: 03 687 7200 | W: www.timaru.govt.nz

From: lucindarobertson <lucindarobertson@yahoo.co.nz>
Sent: Thursday, 15 December 2022 7:37 pm
To: PDP <pdp@timdc.govt.nz>
Subject: RE: Submitting on the Proposed Timaru District Plan

Hi,

I apologise that I missed a question. The answer to the first question is No, I will not gain an advantage in trade competition in making this submission.

I assume answering no to the first question means I do not have to answer the second. Please let me know if you need anything else.

Kind regards,
Lucinda

----- Original message -----

From: PDP <pdp@timdc.govt.nz>
Date: 15/12/22 17:15 (GMT+12:00)
To: lucindarobertson@yahoo.co.nz
Subject: Submitting on the Proposed Timaru District Plan

Hi Lucinda,

Thank you for submitting on the Proposed District Plan. I noticed the below question is not answered. Please note they are mandatory and must be answered

1. Could you gain an advantage in trade competition in making this submission? (Yes or No)

2. If you answered Yes to the above question, 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.

Please answer the above questions to complete your submission.



Timaru District Council | PO Box 522 | Timaru 7940
P: 03 687 7200 | W: www.timaru.govt.nz