

RMA FORM 5

# Submission on publicly notified Proposed Change 1 to Chapter 6 of the Canterbury Regional Policy Statement

CLAUSE 6 OF SCHEDULE 1, RESOURCE MANAGEMENT ACT 1991

## Note to person making submission:

The submission period for Proposed Change 1 to Chapter 6 of the Canterbury Regional Policy Statement closes at **5pm Monday 15 February 2021**.

To return this form you can:

- email it to [mailroom@ecan.govt.nz](mailto:mailroom@ecan.govt.nz) (subject line: Chapter 6 CRPS submission)
- post it to **Customer Services, Environment Canterbury, PO Box 345, Christchurch 8140**

Your submission (or part of your submission) may be struck out if at least one 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 specialised knowledge to give expert advice on the matter.

To: Environment Canterbury

## 1. Submitter details

Please note: all fields marked with an asterisk (\*) are required.

Name of submitter(s)\* Glenn Morgan

Submitter address\* 186 Island Road

City/Town\* Kaiapoi Postcode\* 7691

Contact name (if different from above) \_\_\_\_\_

Contact organisation \_\_\_\_\_

Contact email address gmorgan@suttontools.co.nz

Contact address (if different from above) \_\_\_\_\_

City/Town \_\_\_\_\_ Postcode \_\_\_\_\_

Contact phone number 0294 389 510

RECEPTION		ACTION	INFO
EO-CHCH			
FILE REF:			
DOCUMENT No:			
15 FEB 2021			
TIME RECEIVED: 12.20pm			

Please note that by making a submission your personal details, including your name and contact details, will be made publicly available in accordance with the Resource Management Act 1991. While all information in your submission will be included in papers which are available to the media and the public, your submission will be used only for the purpose of this process.

2. Submission details\*

	<input type="checkbox"/> Oppose in part <input type="checkbox"/> Oppose in full <input type="checkbox"/> Support in part <input checked="" type="checkbox"/> Support in full		
	<input type="checkbox"/> Oppose in part <input type="checkbox"/> Oppose in full <input type="checkbox"/> Support in part <input checked="" type="checkbox"/> Support in full		

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

*PP. J. J. J.*

Date

13/02/21

Note: A signature is not required if you make your submission by electronic means.

### 3. Submission details\*

☒ I am enclosing further supporting information in addition to this submission form.

See attachments

Provision to which my/our submission relates: <small>(Please specify the provision or other aspect of the proposal to which your submission relates to)</small>	My/our position on this provision is: <small>(Select one option)</small>	My/our reasons for supporting/opposing the amended provisions are:	The decision I/we want is: <small>(Please specify if you want the provision to be retained, amended or deleted)</small>
	<input type="checkbox"/> Oppose in part <input type="checkbox"/> Oppose in full <input type="checkbox"/> Support in part <input checked="" type="checkbox"/> Support in full		
	<input type="checkbox"/> Oppose in part <input type="checkbox"/> Oppose in full <input type="checkbox"/> Support in part <input checked="" type="checkbox"/> Support in full		

**2. Trade competition declaration\* (Please tick the statement that applies)**

I could gain an advantage in trade competition through this submission.

☐ Yes ☒ No

If yes: I am directly affected by an effect of the subject matter of the submission that

(a) adversely effects the environment; and

(b) does not relate to trade competition or the effects of trade competition.

☐ Yes ☒ No

**Note:** 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.

## Attachment to RMA FORM 5

Proposed Change 1 to Chapter 6 of the Canterbury Regional Policy Statement.

Refer Waimakariri Regional Plan - Planning Map 104 (page 36) Appendix 3

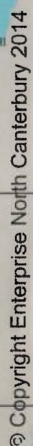
We (Gary Skerten, Susanna Michell, Glen Morgan, David Madeley) write to recommend a change of land use for the land East of Island Road from William Coup Road back to the Northern Motorway.

This land is currently zoned rural but we propose it would be better utilised if rezoned to residential.

### Our reasoning is as follows:

- . This land is very close to the Kaiapoi township. It is within walking (biking) distance of the town and the Kaiapoi High School. (Directly on the other side of the Northern motorway)
- . The recent development of Brian Storer's Dairy Farm to Silverstream Village shows that productive land has already been given permission to be developed for residential use.
- . Our lifestyle blocks are 1 x 4.4 & 3 x 2.2 hectares so the land is really only good for "small time" intensive farming at best. Currently it is not productive in the sense of "rural farming". A better land use would be urban residential since there is a demand to free up land for more residential sections.
- . To us it seems pointless to develop East Kaiapoi due to the liquefaction experienced during the earthquake period. Our land had no such problems so it is obvious to us that any urban expansion should be to the West of Kaiapoi.
- . It is more than likely that the Proposed Change 1 to Chapter 6 of the Canterbury Regional Policy Statement as notified by Environment Canterbury (Resource Management Act 1991) will be successful so the zoning will be able to be changed.
- . Waimakariri District Zoning is due for review.
- . Although zoned 'rural' none of the properties on our block are used for 'primary production' as such. Current use could be classified as 'hobby farms'. Recent activities include a mixture of hay making, grazing sheep and beef, and training dogs.
- . Waimakariri District is currently growing very rapidly. Many extra houses are likely to be needed in the future. Silverstream Village is nearing the end of its development and more land will need to be sourced for housing.
- . With the Governments push to lower carbon emissions walking and cycling to local facilities would be practical alternatives to driving. This land is so close to Kaiapoi and all its facilities..
- . Growth should be around the existing urban areas so there is no need to duplicate services. We have town supply water going down William Coup Road and the sewer network goes down Ohoka Road. And the 5G network is being installed along Island Road.







# Kaiapoi Street and Information Index

Adams Street	C5	Cressy Ave	F3	Lees Rd	A5	Sneyd St	F2
Adderley Tce	E2	Cridland St	E4	Lower Camside Rd	B4	Sovereign Bvd	C5
Akaroa St	G3	Cumberland Pl	H2	Magnate Dr	C5	Stark Pl	D5
Aldersgate St	G2	Dale St	D4	Magnolia Bvd	D5	Sterling Cres	C5
Alexander Ln	F3	Davie St	F4	Main Drain Rd	D1	Stone St	H4
Allison Cres	D5	Dawson Douglas Pl	G4	Main North Rd	I3	Storer St	F1
Alpine Ln	F3	Day Pl	F5	Mansfield Dr	G3	Sutherland Dr	C6
Ansel Pl	D5	Doubledays Rd	I4	Mathias Pl	H2	Tapautu St	E6
Ashby Grv	I3	Durrells Cres	F1	Matthews St	H2	The Oaks	H4
Ashley Pl	F3	Edwin Ln	G3	Mcallister Pl	G3	Toa St	E5
Askeaton Dr	G6	Ellen Pl	F6	Mcdougal Pl	G2	Tom Ayers Dr	F4
Audley St	F2	Epworth St	F2	Mcintosh Pl	H3	Tuahiwi Rd	?
Azalea Pl	G6	Evans Pl	F3	Meadow St	F5	Tuhoe Ave	E5
Baldwin Ln	G4	Eyre Pl	F2	Mill Rd	E1	Tunas St	D3
Barkers Rd	A6	Fairweather Cres	H2	Monarch Bvd	C5	Tyson Ave	E1
Barnard St	F1	Fergus St	D5	Montague Pl	F1	Vickery St	H3
Batchelor Pl	F1	Ferry Rd	F6	Moore St	F6	Waitohi St	E5
Bate Pl	F1	Feldwick Dr	F5	Murray Pl	F2	Walker St	E4
Bayliss Dr	C5	Footbridge Terr	F1	Nandina Pl	F5	Wesley St	F2
Beach Rd	F6	Forrest Ln	E5	Neeves Rd	I2	Whalebone Cr	D4
Belcher St	H3	Foxton Dr	C5	Ngaio Ln	F6	Whitefield St	F2
Beswick St	G5	Friesian Cres	E1	Norrie Way	F1	Willock St	G3
Bishop St	E6	Fuller St	F3	Ohoka Rd	G3	William Coup Rd	H1
Black St	F4	Geering Pl	F1	Old Main North Rd	D4	Williams St	C5
Blackburn St	D5	Gilchrist Ln	C5	Oram Pl	F5	Williamson Ln	G4
Blackwell Cres	F5	Giles Rd	G1	Orchard Pl	I1	Winterbourn St	F1
Blakeley Pl	H3	Glengarry Ln	H1	Otaki St	F3	Wooten Pl	C5
Botting Ln	F1	Glenvale Dr	G2	Palmer Pl	F6	Wyatt St	C5
Bowler St	G4	Gordon Ln	G4	Parish Ln (Pvt)	G5	Wyber Pl	H4
Boys St	G5	Gray Cres	F5	Parnham Ln	H3	Yellowlees Dr	D5
Bracebridge St	F5	Hakea Ln	F6	Peak Cres	F1		
Bramleys Rd	A	Hall St	G6	Pearce Pl	H2		
Bridge St	E3	Hamel Ln	H2	Peraki St	G3		
Brockelbank Dr	D5	Harrall Pl	H3	Picton Pl	C5		
Broom St	D5	Hayson Dr	F1	Pitman Ln	H4		
Bushby Pl	H2	Hewlings St	F2	Porter Pl	F3		
Butchers Rd	F1	Hills St	G3	Princess Pl	E4		
Cam Rd	D3	Hilton St	F4	Rahme Cres	F2		
Camleigh Cl	E3	Hirst Ln	E1	Ranfurly St	E4		
Camside Rd	D4	Hodgson Ave	F3	Rapley St	C5		
Canon Stack Pl	H3	Holland Dr	H3	Raven Quay	G4		
Carew St	G3	Hugh St	G3	Reay Pl	G4		
Cass St	F5	Ilex Pl	F5	Revell St	F4		
Cassia Pl	G5	Isaac Wilson Rd	H3	Revells Rd	C3		
Cattermole St	C5	Island Rd	E1	Rich St	F3		
Chapman Pl	F3	Jenkins St	H2	Robb Pl	F1		
Charles St	G5	Jollie St	G5	Robert Coup Rd	G2		
Charters St	G4	Jones St	F4	Ruby Ln	D5		
Chester St	D5	Jordan St	C5	Rowan Ln	F6		
Cherry Vale Ln	F5	Kaikanui St	H4	Sewell St	G5		
Cleland Cres	F1	Kalmia Pl	F5	Sheils Pl	F6		
Clemett Pl	H2	Kanuka Pl	F5	Shepard Pl	G4		
Clifford Rd	C6	Keating St	F1	Sidey Quay	D3		
Cookson Ln	F5	Kiŋi Pl	H3	Silverstream Bvd	F1		
Cosgrove Rd	G2	Kirk St	F5	Sims Rd	E4		
Counihan Pl	H4	Kynnersley St	F2	Sincock Pl	D5		
Coups Tce	E4	Laurel Ln	F6	Skewbridge Rd	D		
Courtenay Dr	H4	Lineside Rd	D2	Smith St	E4		

For information and bookings contact Kaiapoi i-SITE Visitor Centre  
Phone 03 327 3134

## Accommodation

- 1 H3 Blue Skies Holiday & Conference Park
- 2 C4 Grenmora B & B 55 Old North Rd
- 3 H3 Kaiapoi on Williams Motel
- 4 F3 Morichele B & B
- 5 A5 Pine Acres Holiday Park & Motels
- 6 I4 Riverlands Holiday Park & Golf Course

## Eating out in Kaiapoi

- 7 F4 3 Cows Restaurant
- 8 F4 Coffee Culture
- 9 F4 Jacobs Bakery
- 10 F4 Kaiapoi Club - Bistro & Bar
- 11 F4 Kaiapoi Fish and Chips
- 12 G4 Kaiapoi Pizza and Fish and Chips
- 13 G4 Kaikanui Chinese Restaurant & Take Away
- 14 G4 Kaikanui Tavern-Restaurant
- 15 G3 Kanniga's Thai Restaurant
- 16 F4 McDonalds Family Restaurant & Cafe
- 17 G2 Ohoka Road Fish Supply
- 18 F4 Phnom Penh Restaurant
- 19 A5 Pine Acres Bar & Restaurant
- 20 G4 Rivertown Cafe
- 21 G4 Roast Cafe
- 22 G4 Rob's Bakery
- 23 G4 Spice 'n' Life
- 24 F4 Subway
- 25 G4 Sugar & Spice Bakery
- 26 G4 Sunshine Vietnamese Restaurant
- 27 G4 Teppanyaki Takao
- 28 G4 Teppanyaki Takao (based at Kaikanui Tavern)
- 29 D4 The Links Café & Bar (Kaiapoi Golf Club)
- 30 F4 Turkish Kebab House
- 31 G3 Yum Wok Chinese

## Attractions

- 32 F4 Kaiapoi Historic Railway Station
- 33 F4 Kaiapoi Museum And Art Gallery (opening December 2014)
- 34 F4 MV Tuhoe
- 35 H3 National Scout Museum
- 36 H5 Woodford Glen Speedway

## Recreation

- 51 G6 Boat Ramp
- 52 E4 Kaiapoi Aquatic Centre
- 32 F4 Kaiapoi Bike and Fishing Hire (Kaiapoi i-SITE)
- 54 D4 Kaiapoi Golf Course
- 55 H6 Kaiapoi Island Walkway lookout
- 56 G6 Pegasus Bay Walkway
- 60 2 Tram Rd Overbridge
- 57 F4 Trousselot Skateboard Park (opening may 2014)

## Information and Services

- 37 F4 ANZ Bank
- 38 F4 BNZ Bank
- 39 F4 Caltex Service Station
- 40 2 Challenge Service Station
- 41 G4 Kaiapoi Community Support
- 32 F4 Kaiapoi i-SITE Visitor Centre
- 43 F4 Kaiapoi Library
- 44 F4 Kaiapoi Police
- 45 F4 Kaiapoi Service Centre
- 46 F4 Kandu Laundromat
- 47 F4 Kiwi Bank
- 48 F4 Motor Home Dump Station
- 49 G4 Westpac Bank
- 50 G4 Z Service Station

## Supermarkets

- 58 G4 Countdown
- 59 F4 New World

Sponsored by



77c Williams Street, Kaiapoi  
Phone: 03 327 5379  
Email: [kaiapoi@harcourts.co.nz](mailto:kaiapoi@harcourts.co.nz)  
[www.twisskeir.co.nz](http://www.twisskeir.co.nz)

For more information and bookings



Kaiapoi i-SITE, 57 Charles St, Kaiapoi  
Phone: 03 327 3134  
Email: [info@kaiapoivisitorcentre.co.nz](mailto:info@kaiapoivisitorcentre.co.nz)  
[www.visitwaimakariri.co.nz](http://www.visitwaimakariri.co.nz)