

Submitter: Joanne & Kevin Sands

Submission number: 982

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
982.1			Retain Objective 5.1.1 The rural environment, as notified.	Accept in Part	Decision Report 22: Rural Zone
<i>FS1387.1616</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		Accept in Part	
982.2			Retain Objective 5.2.1 Rural resources, except for the amendments sought below; AND Amend Objective 5.2.1 (a)(i) Rural Resources, as follows: <i>(i) Inherent life-supporting capacity, <u>accessibility</u> and versatility of soils, in particular high class soils;</i>	Reject	Decision Report 22: Rural Zone
<i>FS1387.1617</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Accept</i>	
982.3			Retain Policy 5.2.2 High class soils, as notified.	Accept in Part	Decision Report 22: Rural Zone
982.4			Retain Policy 5.3.1 Rural character and amenity as notified, except for the amendments sought below; AND Amend Objective 5.3.1 (a) Rural character and amenity, as follows: <i>(a) Rural character and amenity are maintained while recognising the localised character of <u>different parts of the District.</u></i>	Accept in Part	Decision Report 22: Rural Zone
982.5			Add a new discretionary activity (DI) to Rule 22.4.1.2 General subdivision, as follows:	Reject	Decision Report 22: Rural Zone

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			<i>DI (a) General subdivision around an existing dwelling and associated curtilage that does not comply with Rule 22.4.1.2 (iv) RDI. (b) General subdivision around established rural activities that does not comply with Rule 22.4.1.2 (iv) RDI.</i>		
FS1387.1618	Mercury NZ Limited	Oppose		Accept	
982.6			Delete Rule 22.4.1.2 (a)(v) General subdivision; AND Add a new matter of discretion to Rule 22.4.1.2 (b) General subdivision, as follows: <i>(vi) Effects on rural productivity and fragmentation of high class soils.</i>	Accept in Part	Decision Report 22: Rural Zone
FS1387.1619	Mercury NZ Limited	Oppose		Accept in Part	
982.7			Retain Rule 22.4.1.2 (a)(i-iii) General subdivision, as notified.	Accept in Part	Decision Report 22: Rural Zone
FS1387.1620	Mercury NZ Limited	Oppose		Accept in Part	
982.8			Retain Rule 22.4.1.2 (a)(iv) General subdivision, as notified.	Accept in Part	Decision Report 22: Rural Zone
FS1387.1621	Mercury NZ Limited	Oppose		Accept in Part	
982.9			Retain Policy 5.3.8 Effects on rural character and amenity from rural subdivision, except for the amendments sought below; AND Amend Policy 5.3.8 Effects on rural character and amenity from rural subdivision, as follows:	Accept in Part	Decision Report 22: Rural Zone

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			<p>...</p> <p>(b) Ensure development does not compromise the predominant open space, character and amenity of rural areas.</p> <p>...</p> <p>(d) Rural hamlet subdivision and boundary relocations ensure the following:</p> <p>...</p> <p>(ii) Maintenance of the <u>localised</u> rural character and amenity of the surrounding rural environment;</p> <p>...</p> <p>(e) Subdivision, use and development opportunities ensure that <u>localised</u> rural character and amenity values are maintained.</p>		
982.10			Amend Rule 22.4.1.1 PR1, PR2, PR3 and PR4 Prohibited subdivision, by changing the activity status from Prohibited to Non-Complying activities.	Accept in Part	Decision Report 22: Rural Zone
FS1131.46	The Village Church Trust	Support		Accept in Part	
982.11	Joanne & Kevin Sands	Neutral/Amend	Amend Rule 22.4.1.1 Prohibited subdivision, by replacing the term "lot" with "Record of Title".	Accept in Part	Decision Report 22: Rural Zone
FS1387.1622	Mercury NZ Limited	Oppose		Accept in Part	