

FURTHER SUBMISSION ON PROPOSED TE TAI O POUTINI PLAN (TTPP)

1.0 SUBMITTER DETAILS

Further Submitter Name:	Barrytown Developments Ltd
Address for Service:	C/- Davis Ogilvie & Partners Ltd Level 1, 42 Oxford Street Richmond 7020 Attention: Pauline Hadfield Senior Planner Email: pauline@do.nz Phone: 03 546 2234
Submitter Contact Details:	Sean Bisset Barrytown Developments Ltd Email: sebisset25@gmail.com Phone: 027 555 3386
Further Submitter Qualifier:	A person who has an interest in the proposal that is greater than the interest the public has.
Qualifying Reason:	Owner and developer of land specifically referred to in submission.

We do wish to speak to this further submission.

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

2.0 FURTHER SUBMISSION – RIARNNE KLEMPPEL – S67

Submission Point:	S67.009
Support/Oppose:	Oppose

Reason:

The submitter has requested re-zoning of privately owned land over which they have no jurisdiction.

Lot 8 DP 361177 is owned by Barrytown Developments Ltd and is the balance title from the first stage of a subdivision completed in 2007. Due to the global economic downturn in 2008, only the first stage of the subdivision was completed at the time. One of the lots in that first stage was on-sold; the rest were retained by the developer pending further plans for the overall Barrytown Developments site.

Barrytown Developments' land in the vicinity, including Lot 8 DP 361177, is intended for Rural Lifestyle zoning under the proposed Te Tai o Poutini Plan, and this is supported by the owner/developer. Accordingly, no submission was made about this zoning during the first round of submissions on the proposed TTPP.

Barrytown Developments have invested significant amounts of money into exploring development options for this site over recent years. The developer is presently working with their architect, planner, landscape architect, geotechnical engineer, surveyor, and ecologist to develop an appropriate overall development plan for the site. Barrytown Developments intend to develop the site in a manner that will enhance and protect the natural values of the site including the "lakes" (historic dredge ponds) and its coastal location.

Once the overall concept plan for the site has been finalised, it is anticipated that resource consents will be sought for a staged development. Rural Lifestyle zoning as proposed in the notified TTPP is the most suitable zoning for this property by the owner and developer.

Decision Sought:

Retain the proposed Rural Lifestyle zoning over Lot 8 DP 361177 as notified.

Signed:

On behalf of BARRYTOWN DEVELOPMENTS LTD



PAULINE HADFIELD

DAVIS OGILVIE & PARTNERS LTD

Senior Planner, Assoc.NZPI