

## Te Tai o Poutini Plan Proposed Plan

# Submission form

Have  
your  
say!

Te Tai o  
Poutini Plan  
Proposed  
Plan

We need your feedback. We want to hear from you on the proposed Te Tai o Poutini Plan. What do you support and what would you like changed? And why? It is just as important to understand what you like in the Proposed Plan as what you don't. Understanding everyone's perspectives is essential for developing a balanced plan.

### Your details:

First name: Barry Surname: MacDonell

Are you submitting as an individual, or on behalf of an organisation?  Individual  Organisation

Organisation (if applicable): Forest Habitats Limited + Jacbrat Holdings Limited

Would you gain an advantage in trade competition through this submission?  Yes  No

If you **could** gain an advantage in trade competition through this submission please complete the following:

I am  /am not  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.

Postal address: 17 Cliffs Road St Clair Dunedin 9012

Email: barry@macdonellconsulting.co.nz Phone: 027 228 2386

Signature: [Signature] Date: 18/10/2022

### Your submission:

The specific provisions of the proposal that my submission relates to are:

- |   |  |   |
|---|--|---|
| <input type="checkbox"/> Strategic Direction            | <input type="checkbox"/> Energy Infrastructure and Transport | <input type="checkbox"/> Hazards and Risks      |
| <input type="checkbox"/> Historical and Cultural Values | <input type="checkbox"/> Natural Environment Values          | <input checked="" type="checkbox"/> Subdivision |
| <input type="checkbox"/> General District Wide Matters  | <input checked="" type="checkbox"/> Zones                    | <input type="checkbox"/> Schedules              |
| <input type="checkbox"/> Appendices                     | <input type="checkbox"/> General feedback                    |   |

All submitters have the opportunity to present their feedback to Commissioners during the hearings process. Hearings are anticipated to be held in the middle of 2023. Please indicate your preferred option below:

I wish to speak to my submission  I do not wish to speak to my submission

If others make a similar submission, would you consider presenting a joint case with them at a hearing?

Yes, I would consider presenting a joint case  No, I would not consider presenting a joint case

Public information - all information contained in a submission under the Resource Management Act 1991, including names and addresses for service, becomes public information. The content provided in your submission form will be published to the Te Tai o Poutini Plan website and available to the public. It is your responsibility to ensure that your submission does not include any personal information that you do not want published.

Want to know more?

[www.tppp.nz](http://www.tppp.nz)

0508 800 118



Te Tai o Poutini  
PLAN

A combined district plan for the West Coast



# Proposed Te Tai o Poutini Plan

Submission by: Forest Habitats Ltd & Jacbrat Holdings Ltd

135 Ruatapu – Ross Road, Ruatapu (Pt Lot 1 DP 3199) & land across the State Highway being Lot 1 DP 482257, Lot 2 DP 482257, Lot 1 DP 331700, Lot 7 DP 345922, Lot 6 DP 345922, Lot 1 DP 3254 and Lots 1, 2 & 3 DP 456266

The submitter requests that the zoning of the above land is changed from General Rural to Rural Lifestyle, in accordance with the attached plan. This would allow lots down to 1 ha in size.

## Reasons

- The land is of low productive capacity, and is better suited to rural lifestyle living where the properties will be more intensively managed.
- The land has high amenity values being situated between the coast and Lake Mahinapua. The properties are clearly better suited to attractive rural lifestyle living than rural production.
- The site adjoins land zoned 'Settlement' at Ruatapu and so there is already a definite 'residential' element in the area.
- Rural lifestyle development has already been approved on some of the subject land.
- There is easy access to Hokitika.
- There is an existing legal road providing access into the land on the southern block, while the northern block can be accessed off Butlers Road, or the existing crossing.
- Additional higher value rural lifestyle properties here will enhance the rating base, for the benefit of the wider community.

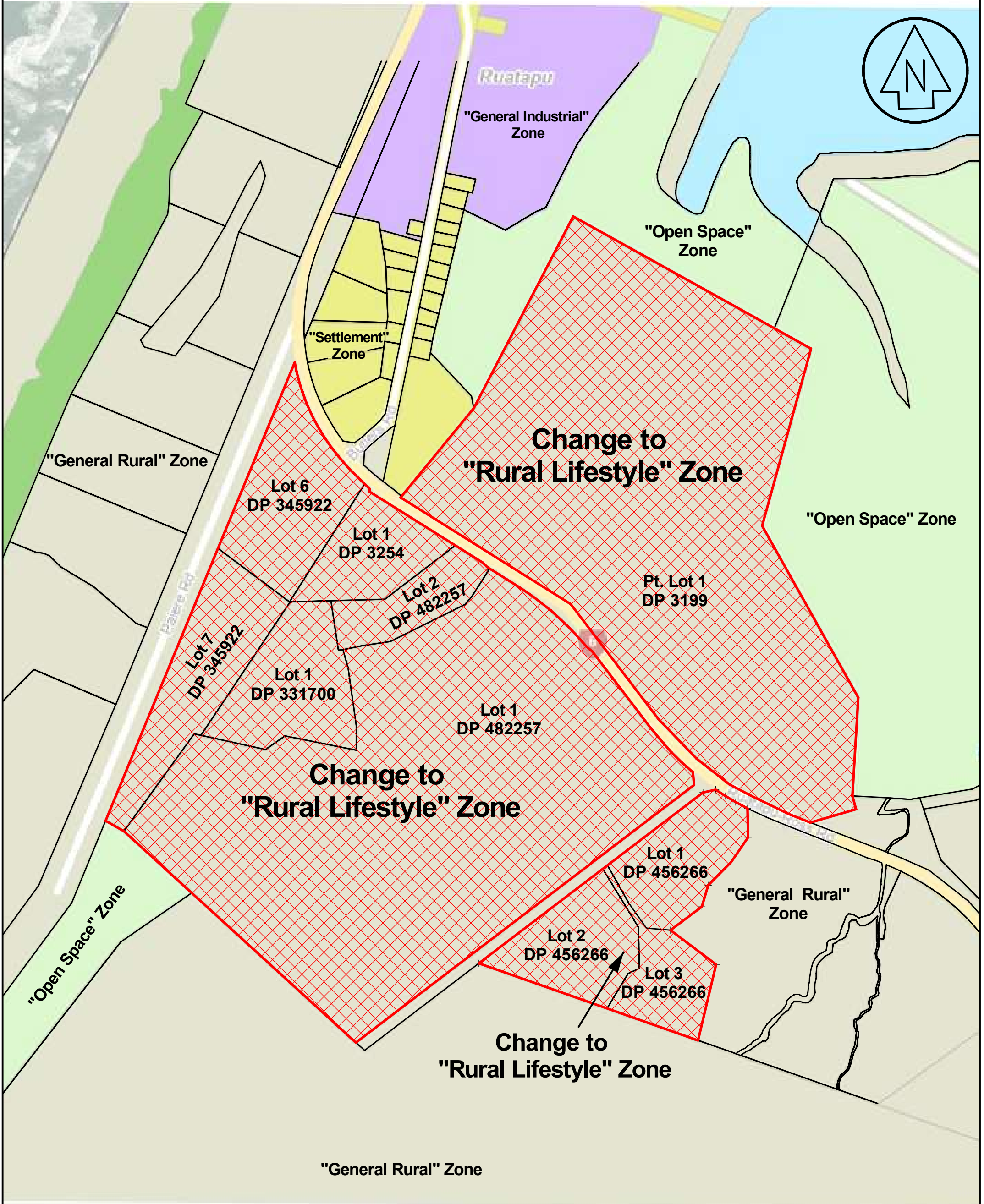
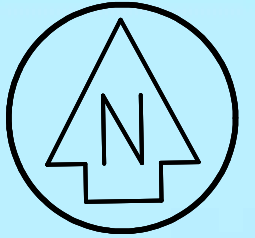
Agent;

Barry MacDonell  
[barry@macdonellconsulting.co.nz](mailto:barry@macdonellconsulting.co.nz)

17 Cliffs Road  
St Clair  
Dunedin 9012

027 228 2386





**Surveying & Development Consulting Ltd.**

Phone 0274902876

Email: [chris@sdcltd.co.nz](mailto:chris@sdcltd.co.nz)

Client:

Forest Habitats Ltd and Jacbrat Holdings Ltd.  
Ruatapu

Drawing Title:

Zoning Submission Plan

Original Scale:

1:6000

Original Size:

A3

Date:

October 2022

Job Number:

22007