

**Variations 1 to 4 to Proposed Change No. 1:
Officer Recommendations on
Urban Limit Submissions on Map 1.**

- Officer Recommendations**
- Accept Submission
 - Reject Submission

Refer to Officer Recommendation tables for further details

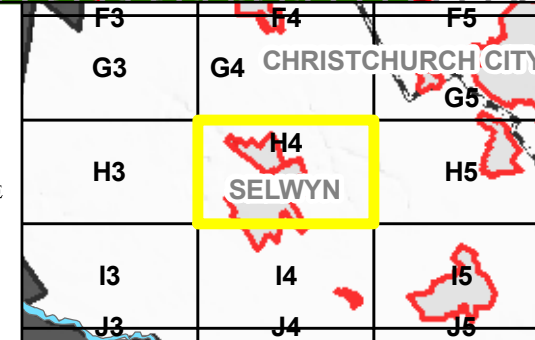
See separate Map Legend for map descriptions

Document Transition Stage:
iii(a)

Variation 1



0 0.5 1 Km



MAP 1.

H4

Maurice Wills GIS/Geoff England - ResourceManagement/GIS/ARC GIS/UDS work/Officer Recommendation to Submissions 081208/Of_Recommenr_map book for public submissions_PC1_Vari1.mxd

Location	Subm No/point	Submitter	Summary of Decision Requested	Recommendation	Reason(s) for Recommendation
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1-0-1[120] Map 1 General (Variation 1)

1-0-1[120]	21.41	Lloyd Bathurst	Retain the proposed urban limits in Variation 1.	Accept	The growth areas within the urban limits as shown in Variation 1 represent those areas where the district council is planning to provide urban infrastructure and services over the next 35 years to accommodate the projected household growth for Rolleston and have been established after consideration of constraints to the east and west as outlined in the S32 report.
	F1150.230	Christchurch International Airport Limited	<i>Oppose</i>	Reject	See reasons above
1-0-1[120]	273.2	Angelene Lorna Holton	ECan support and approve the proposed map amendments 1.4, 1.5 in Variation 1.	Accept	The growth areas within the urban limits as shown in Variation 1 represent those areas where the district council is planning to provide urban infrastructure and services over the next 35 years to accommodate the projected household growth for Rolleston and have been established after consideration of constraints to the east and west as outlined in the S32 report.
1-0-1[122]	159.11	D J and AP Foster (Part 1)	Amend Map 1 as shown in Variation 1 by deleting ODP areas SR6 and SR7 and creating a new ODP area that includes all the land identified in the submitter's submission.	Reject	Greenfields areas are already broken up into identifiable Outline Development Plan Areas with clearly defined boundaries to enable comprehensive development to be undertaken. Whilst merging of SR6 and SR7 would not represent a significant alteration it would mean that development could not proceed until an ODP had been produced for that entire area. The inclusion of the existing urban zoned area as shown in the submission again may be appropriate to enable comprehensive development with suitable densities adjacent to other areas however would need to be

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					considered by the territorial authority. Total household allocations and the staging thereof would however remain unaffected in order to achieve development in line with projected population growth.
1-0-1[122]	326.3	Foster Holdings Limited	Amend Map 1 as shown in Variation 1 by deleting ODP areas SR6 and SR7 and creating a new ODP area that includes all the land identified in the submitter's submission.	Reject	Greenfields areas are already broken up into identifiable Outline Development Plan Areas with clearly defined boundaries to enable comprehensive development to be undertaken. Whilst merging of SR6 and SR7 would not represent a significant alteration it would mean that development could not proceed until an ODP had been produced for the entire area. The inclusion of the existing urban zoned area as shown in the submission again may be appropriate to enable comprehensive development with suitable densities adjacent to other areas however would need to be considered by the territorial authority. Total household allocations and the staging thereof would however remain unaffected in order to achieve development in line with projected population growth.
1-0-1[124]	228.9	Craig H. Thompson	Include land already zoned, yet below the allotment yield suggested by the RPS, within the Greenfields areas shown on the maps for Variation 1. That is areas in SDC District Plan zoned as L1B, L1B deferred, L2, L2A.	Reject	The inclusion of existing urban zoned areas within Greenfields areas may be appropriate to enable comprehensive development with suitable densities adjacent to other areas however would need to be considered by the territorial authority.
	F1130.41	DJ and AP Foster	<i>Support</i>	Reject	See reasons above
	F1228.3	Foster Holdings Ltd	<i>Support</i>	Reject	See reasons above