

PUBLIC NOTICE

Public Notification of

Proposed District Plan Change 48 to the City of Lower Hutt District Plan

Clause 5 of the First Schedule of the Resource Management Act 1991

Proposed District Plan Change 48: 64 Waipounamu Drive, Kelson Rezoning to General Residential Activity Area and General Recreation Activity Area

Hutt City Council has prepared Proposed Plan Change 48 which seeks to rezone the majority of the site at 64 Waipounamu Drive (Lot 1 DP 91313 WN59A/795) from Hill Residential Activity Area to General Residential Activity Area. The proposed rezoning would affect 12.4 ha of the site and would provide a zoning that is consistent with the zoning of surrounding residential sites.

It is also proposed to rezone the northern portion of the site to General Recreation Activity Area. This smaller area covers 1.7ha and contains the most ecologically significant vegetation on the site.

The plan change further proposes the addition of site specific provisions relating to stormwater runoff to the Subdivision Chapter.

Documentation for Proposed Plan Change 48 can be viewed:

- on Council's website: huttcity.govt.nz/pc48;
- at all Hutt City Council Libraries; and
- at the Customer Services Counter, Council Administration Building, 30 Laings Road, Lower Hutt.

Copies can also be requested by contacting Hutt City Council:

- Phone: 04 570 6666 or
- Email: district.plan@huttcity.govt.nz

Any person may make a submission but, if the person could gain an advantage in trade competition through the submission, then the person may do so only if the person is directly affected by an effect of the proposal that -

- adversely affects the environment; and
- does not relate to trade competition or the effects of trade competition.

Submissions may be lodged in any of the following ways:

- Online huttcity.govt.nz/pc48
- Email: submissions@huttcity.govt.nz
- Post: District Plan Division, Hutt City Council, Private Bag 31912, Lower Hutt 5040
- In Person: Council Administration Building, 30 Laings Road, Lower Hutt

Submissions must be written on or in accordance with RMA Form 5 and include:

- details on the specific provisions the submission relates to;
- whether the specific provision is supported or opposed or proposed to be amended, with reasons; and
- precise details on the decision that is sought from Council.

Submissions must also address potential trade competition advantages and state whether or not you wish to be heard in support of your submission.

Form 5 is available:

- on Council's website: huttcity.govt.nz/pc48;
- at all Hutt City Council Libraries; and
- at the Customer Services Counter, Council Administration Building, 30 Laings Road, Lower Hutt.

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Submissions close on Friday 23 February 2018 at 5pm

The process for public participation in the consideration of this proposal under the RMA is as follows:

- after the closing date for submissions, Hutt City Council must prepare a summary of decisions requested by submitters and give public notice of the availability of this summary and where the summary and submissions can be inspected; and
- there must be an opportunity for the following persons to make a further submission in support of, or in opposition to, the submissions already made:
 - any person representing a relevant aspect of the public interest:
 - any person who has an interest in the proposal greater than the general public has:
 - the local authority itself; and
- if a person making a submission asks to be heard in support of his or her submission, a hearing must be held; and
- Hutt City Council must give its decision on the provisions and matters raised in the submissions (including its reasons for accepting or rejecting submissions) and give public notice of its decision within 2 years of notifying the proposal and serve it on every person who made a submission at the same time; and
- any person who has made a submission has the right to appeal against the decision on the proposal to the Environment Court if, -
 - in relation to a provision or matter that is the subject of the appeal, the person referred to the provision or matter in the person's submission on the proposal; and
 - in the case of a proposal that is a proposed policy statement or plan, the appeal does not seek the withdrawal of the proposal as a whole.

Please contact Joe Jeffries (04 570 6905 or Joseph.Jeffries@huttcity.govt.nz) if you have any questions about the proposal.

Tony Stallinger
Chief Executive

23 January 2018