



FORM 13: SUBMISSION

ON A RESOURCE CONSENT APPLICATION



Resource Management Act 1991 Section 96



TO // Queenstown Lakes District Council



YOUR DETAILS // Our preferred methods of corresponding with you are by **email** and **phone**.

Name: Exclusive Developments Limited

Phone Numbers: Work:

Home:

Mobile: 021 248 4955

Email Address: hello@hikuwai.com

Postal Address: c/- 444 Aubrey Road, WANAKA

Post code:
9305



APPLICANT DETAILS

Applicant's Name: Northlakes Investments Limited

Application Reference Number: Plan Change 53 Northlake

Details of Application:

- Amend the boundaries of particular activity areas
- Increase the retail floor area restriction
- Amend the signage rules
- Remove subdivision Rule 15.2.16.3 re Community Facilities
- Consequential changes to specific rules

Location of Application:

Northern half of Northlakes Special Zone located on the western side of Outlet Road, Wanaka.



SUBMISSION



~~Support~~



Oppose

the application



Do



~~Do not~~

wish to be heard in support of my submission



SIGNATURE

Signature (to be signed for or on behalf of submitter) **

Date 15th February 2018

** If this form is being completed on-line you may not be able, or required, to sign this form.



MY SUBMISSION IS // The particular parts of the application I support or object to are:

Exclusive Developments Limited objects to:-

1. Any amendments to the boundaries of any particular activity areas;
2. Any increase in the retail floor area;
3. The proposed signage rules;
4. Any consequential changes to specific rules.



THE REASONS FOR MY SUBMISSION ARE:

The proposed changes would result in serious detrimental effects on the integrity of the Special Zone including such changes will:

- have significant impact on traffic and vehicle movements;
- have inappropriate and unacceptable height and building density effects;
- have inappropriate and unacceptable land use activities for meat and fish processing in the Special Zone;
- have inappropriate signage in an urban design and residential environment;
- have increased stormwater flows without appropriate arrangements or mitigation measures in place including increased stormwater discharge into neighbouring properties and into the Clutha River;
- have inadequate infrastructure considerations including increased wastewater and sewage discharges;
- have inadequate water supply and detrimental water storage implications;
- have detrimental impact on visual amenity values;
- have detrimental impact on landscape, streetscape and ecology values;
- have detrimental impact on urban design and residential environment;
- have unacceptable effects on the landscape that are not capable of being mitigated.



MY SUBMISSION WOULD BE MET BY THE QUEENSTOWN LAKES DISTRICT COUNCIL MAKING THE FOLLOWING DECISION // Include any conditions sought:

Declining the Application

