

Publication

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Run Date

Wed 17 August
Thurs 18 August

Position

Public Notice
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Resource Management Act 1991 Christchurch District Plan Proposed Private Plan Change 11 – Enable residential development at 254 Fitzgerald Ave, part of 256 Fitzgerald Ave, and 5 Harvey Tce

Private Plan Change 11

This Private Plan Change seeks to enable residential development on privately owned sites located on the outer edge of the Specific Purpose (Ōtākaro Avon River Corridor) Zone, at 254 Fitzgerald Ave, part of 256 Fitzgerald Ave, and 5 Harvey Tce. The scope of the plan change is:

- To add 5 Harvey Tce to a list of private properties in Appendix 13.14.6.2 that can continue to be used for pre-earthquake activities according to the Residential Medium Density Zone rules; and
- To include 254 and a small part of 256 Fitzgerald Ave in the Edge Housing Area overlay to allow redevelopment according to the Residential Suburban Density Transition Zone rules; and
- To add a new Edge Housing Area for 254 and part 256 Fitzgerald Ave to Appendix 13.14.6.1 Ōtākaro Avon River Corridor Development Plan; and
- To restrict vehicle access to the sites to Harvey Tce only, and make any other consequential amendments.

More information

You can view the proposed Plan Change and other associated information on the Council website at <https://www.ccc.govt.nz/plan-change-11>, in hard copy at the Civic Offices on Hereford Street or at any of the Council's service centres and libraries during normal opening hours.

Submissions

Anyone can make a submission on this Plan Change either in writing or electronically. Online submissions can be made at <https://ccc.govt.nz/the-council/haveyoursay/show/540> or you can download a form, or collect a hard copy form from Civic Offices, Hereford Street or from Council service centres and libraries. For details of your nearest Service centre or library please visit ccc.govt.nz/contact-us or phone 03 941 8999.

**Submissions must be received before 5pm on
Wednesday, 14 September 2022.**

Process for public participation

Once all submissions have been received, they will be made publicly available. Further submissions will then be invited, allowing certain persons and organisations to support or oppose any of the initial submissions.

A hearing will then be held to consider all submissions, and a decision will be made following this hearing. Anyone who has made a submission has the right to appeal the decision to the Environment Court.

This Plan Change will have no legal effect until the Council gives public notice of its decision on the plan change and matters raised in submissions (under Section 9 and Clause 10(5) of the First Schedule of the Resource Management Act).

If you'd like more information, please contact the City Planning Team at 941-8999 and ask to speak to Anita Hansbury, Policy Planner, about Private Plan Change 11 or email us at PlanChange@ccc.govt.nz.

Mark Stevenson

**Manager Planning
Infrastructure, Planning and Regulatory Services**

Christchurch
City Council 