

Our proposed Housing and Business Choice and Heritage Plan Changes 13 &14

Summary of Original and Further Submissions by Submitter

04/08/2023

Polly Grainger

Submitter 1

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Seek that Bewdley Street and Evesham Crescent (Barrington) be added to the Residential Character Areas list.

Greg Olive

Submitter 2

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2.1		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.4 - Area Specific Rules - Industrial Park Zone (Awatea) > 16.6.4.2 - Area-specific built form standards - Industrial Park Zone (Awatea) > 16.6.4.2.1 - Minimum building setback from road boundaries	Support	(a) Maintain road setback rule 16.6.4.2.1
2.2		16 - Industrial > 16.8 - Appendices > 16.8.10 - Industrial Park Zone (Awatea) Outline Development Plan	Support	(b) Maintain Special interface Area in accordance with Appendix 16.8.10i as identified in the Operative District Plan.
2.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.5 - Zone Specific Noise Rules > 6.1.5.2 - Noise Standards > 6.1.5.2.1 - Zone noise limits outside the Central City	Seek Amendment	Amend noise rule 6.1.5.2.1 Table 1(a) to align with the site rather than whether the dwelling existed prior to the plan change being operative.
2.4		19 - Planning Maps	Seek Amendment	Delete Qualifying Matter Open Space/ Waterbody from 65 and 67 Richmond Avenue.

2.5		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.8 - Policy - Outline development plans	Support	Apply an exemption to the site density policy 8.2.2.87(a).
2.6		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Rezone site at 419 Halswell Junction Road to Mixed Use rather than MDZ
2.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.8		14 - Residential > 14.1 - Introduction	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.9		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.10		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.13		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Oppose	Qualifying Matter Residential Industrial Interface is removed from 419 Halswell Junction Road
2.14		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone site at 419 Halswell Junction Road to Mixed Use rather than MDZ

Richard Abey-Nesbit

Submitter 3

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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3.1		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Seek Amendment	Seeks that the Council invests more in the public transport system, beyond what the proposed changes allow for.
3.2		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	Accelerate planning for managed retreat as a result of climate change, including the introduction of financial contributions. Add advice note about requirements for landowners to seek further protections from insurance companies.
3.3		20 - All of Plan	Support	Support the current proposed change providing for intensification of the city.

Ngāi Tahu Property

Submitter 4

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
4.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	
4.2		14 - Residential > 14.12 - Rules - Future Urban Zone	Support	
4.3		19 - Planning Maps	Seek Amendment	Rezone the site at 35 Steadman Road, Karamu (Lot 2 Deposited Plan 541604) from Medium Residential Zone to be Future Urban Zone.

4.4		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Rezone the site at 35 Steadman Road, Karamu (Lot 2 Deposited Plan 541604) from Medium Residential Zone to be Future Urban Zone.
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Graham Thompson

Submitter 8

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
8.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend proposed Medium Residential zone across the city to exempt cul-de-sacs and narrow accessways from zone.

Mary-Anne Thomson

Submitter 9

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
9.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Delete max building height rule 14.5.2.3 allowing buildings up to 12m in height.
9.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Require onsite carparking.

Colleen Borrie

Submitter 10

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
10.1		20 - All of Plan	Oppose	Oppose all of proposed plan change introducing greater intensification to Christchurch. Do not give effect to s77G of the Resource Management Act 1991.
10.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Delete height rule 14.6.2.1 allowing buildings up to six storeys in height.

Cheryl Horrell

Submitter 11

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
11.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Retain qualifying matters
11.2		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Support	<i>[Retain resource consent requirement for new buildings in the Qualifying Matter Tsunami Management Area]</i>
11.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	<i>[Less impervious surfaces]</i>
11.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Oppose	Oppose outdoor space provisions. Provide larger area of private outdoor space for each dwelling
11.5		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	<i>Strengthen protections for existing homes <u>against flood risk</u></i>

11.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	<i>[Less impervious surfaces]</i>
11.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Seek Amendment	Provide enclosed outside private space
11.8		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Identify Bluebell Lane and other land that has sunk as a “Qualifying Matter” due to it being a “...High Flood Hazard Management Area [and] Flood Ponding Management Area...”.
11.9		20 - All of Plan	Oppose	<i>[Numerous statements within the submission indicate opposition to medium and high density residential development. Decision sought is not specified]</i>
11.10		14 - Residential	Oppose	<i>Reduce maximum impervious surface area permitted.</i>

Guy and Anna Parbury

Submitter 12

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
12.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	<i>[Remove sunlight access qualifying matter]</i>
12.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	<i>[Remove sunlight access qualifying matter]</i>
12.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	<i>[Retain all provisions that enable housing intensification]</i>
12.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	<i>[Retain all provisions that enable housing intensification]</i>

Andrew Tulloch

Submitter 13

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
13.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.4		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.5		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.6		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.7		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.8		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.1 - Activity status tables	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.
13.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table	Seek Amendment	[That] all residents of a street [are notified] regarding any new house development that is outside the norm.

Kathryn Collie

Submitter 14

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
14.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Less restrictive recession plane rules to enable the increased density intended by the Government
14.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Less restrictive recession plane rules to enable the increased density intended by the Government
14.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[Retain provisions that enable intensification]
14.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Retain provisions that enable intensification]
14.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Prioritise and make an early determination on the recession plane qualifying matter.
14.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Prioritise and make an early determination on the recession plane qualifying matter.
14.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Prioritise and make an early determination on the recession plane qualifying matter
14.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Prioritise and make an early determination on the recession plane qualifying matter.

Martin Jones

Submitter 15

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
15.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	Introduce either Residential Heritage Area or Residential Character Area over Cashmere View Street. Resource consent should be required for any residential development.
15.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Do not zone Cashmere View Street or surrounds as High Density Residential Zone.
15.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Do not zone Cashmere View Street or surrounds as High Density Residential Zone.
15.5		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Introduce a Residential Heritage Area over Cashmere View Street.
15.6		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Introduce a new Residential Character Area over Cashmere View Street.
15.7		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Do not zone Cashmere View Street or surrounds as High Density Residential Zone.

Andrea Heath

Submitter 16

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
16.1		14 - Residential	Oppose	Remove the ability to construct buildings of up to 14m without resource consent.
16.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Remove the ability to construct buildings of up to 14m without resource consent.
16.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Remove the ability to construct buildings of up to 14m without resource consent.
16.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Remove the ability to construct buildings of up to 14m without resource consent.

16.5		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Oppose	Remove the ability to construct buildings of up to 14m without resource consent.
16.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Oppose	Remove the ability to construct buildings of up to 14m without resource consent.

Jane Murray

Submitter 17

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
17.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[Remove provisions that enable intensification]
17.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	[Remove provisions that enable intensification]

Rex Drummond

Submitter 18

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
18.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	Resource consent should be required for any development within a Residential Character Area.
18.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Faiview Street (Cashmere) should be within a Residential Character Area.

Patricia Dench

Submitter 19

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
19.1		20 - All of Plan	Seek Amendment	Resource consent should be required for any development that PC14 has considered.
19.2		19 - Planning Maps	Seek Amendment	Fairview Street should be within a Residential Character Area.
19.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Fairview Street should be within a Residential Character Area.

Les Drury

Submitter 20

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
20.1		20 - All of Plan	Seek Amendment	Resource consent should be required for any development related to PC14.
20.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Introduce a heritage value residential zone that applies to Fairview Street.
20.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	1/19 Fairview Street should be within a Residential Character Area.

Grant McGirr

Submitter 21

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
21.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	That no changes to rules lessen the amount of sunlight that any property (house and land) currently receives.

21.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	That no changes to rules lessen the amount of sunlight that any property (house and land) currently receives.
21.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	That no changes to rules lessen the amount of sunlight that any property (house and land) currently receives.
21.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	That no changes to rules lessen the amount of sunlight that any property (house and land) currently receives.
21.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	That no changes to rules lessen the amount of sunlight that any property (house and land) currently receives.
21.6		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Support	That no changes to rules lessen the amount of sunlight that any property (house and land) currently receives.

Peter Beck

Submitter 22

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
22.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Extend the Chester Street East Residential Heritage Areas to cover the entire street.
22.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Extend the Chester Street East Residential Heritage Areas to cover the entire street.

Linda Barnes

Submitter 23

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
23.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[Increase minimum building setbacks]
23.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[Increase setbacks]
23.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Decrease heights allowed for new builds
23.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Decrease the heights allowed for new builds.
23.5		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Support	[Retain Schedule of Significant Trees as a Qualifying Matter]
23.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend Sunlight Access Qualifying Matter so that sunlight can go lower in the winter months.
23.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend Sunlight Access Qualifying Matter so that sunlight can go lower in the winter months.

John Hurley

Submitter 24

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
24.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes changes to recession plane / height in relation to boundary rules.
24.2		20 - All of Plan	Seek Amendment	Prioritise liveability over intensification.

Christine Parkes

Submitter 25

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
25.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	That the area of Cashmere View St, Fairview St and nearby Ashgrove Tce be made a suburban character area. That resource consent be required before ANY development can proceed.
25.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That the area of Cashmere View St, Fairview St and nearby Ashgrove Tce be [included in] a [residential] character area.

Rosemary Fraser

Submitter 26

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
26.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Opposes change to height limits. Make sure that wind and winter conditions are taken into consideration when considering building height controls.
26.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Opposes having buildings 90m tall. Make sure that wind and winter conditions are taken into consideration when considering building height controls.

26.3		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	<p>Opposes change to height limits and having buildings 90m tall.</p> <p>Make sure that wind and winter conditions are taken into consideration when considering building height controls</p>
26.4		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	<p>Opposes change to height limits and having buildings 90m tall.</p> <p>Make sure that wind and winter conditions are taken into consideration when considering building height controls.</p>
26.5		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	<p>Opposes change to height limits and having buildings 90m tall.</p> <p>Make sure that wind and winter conditions are taken into consideration when considering building height controls.</p>
26.6		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	<p>Opposes change to height limits and having buildings 90m tall.</p> <p>Make sure that wind and winter conditions are taken into consideration when considering building height controls.</p>
26.7		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	<p>Opposes change to height limits and having buildings 90m tall.</p> <p>Make sure that wind and winter conditions are taken into consideration when considering building height controls.</p>
26.8		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	<p>Opposes change to height limits and having buildings 90m tall.</p> <p>Make sure that wind and winter conditions are taken into consideration when considering building height controls.</p>

26.9		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Opposes change to height limits and having buildings 90m tall. Make sure that wind and winter conditions are taken into consideration when considering building height controls.
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Steve Parkes

Submitter 27

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
27.1		20 - All of Plan	Seek Amendment	That resource consent should be required before ANY development can proceed.
27.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That the area of Cashmere View St be identified as a suburban [residential] character area.

Alastair Grigg

Submitter 28

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
28.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Reduce the proposed 14m height limit] - Retain the current 11m height limit as per the current Residential Medium Density Zone
28.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Retain an 11m height limit for this new Medium Density Residential zone, as per the limit in the current Residential Medium Density zone.
28.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Consider the provision of adequate car parking for residents of high density developments]

28.4		19 - Planning Maps	Seek Amendment	[Consider applying the Qualifying Matter Waste Water Constraint in the Merivale Area].
28.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[At the eastern end of Rugby Street, west of Papanui Road] change zone to Medium Density Residential Zone instead of High Density Residential Zone.
28.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[At the eastern end of Rugby Street, west of Papanui Road] change zone to Medium Density Residential Zone instead of High Density Residential Zone

Malcolm Leigh

Submitter 29

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
29.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That Blair Avenue in Papanui will be rezoned from High Density Residential Zoning to Medium Density Residential Zoning through the application of a Qualifying Matter.
29.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That Blair Avenue in Papanui will be rezoned from High Density Residential Zoning to Medium Density Residential Zoning through the application of a Qualifying Matter.
29.3		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Seek Amendment	<p>Subdivision application for existing or proposed dwellings should consider:</p> <ul style="list-style-type: none"> • traffic effects; • demographic changes; • loss of trees; • sufficiency of recreational facilities; • stormwater effects; • degradation of local visual character; and • network utilities capacity.

Doug Latham

Submitter 30

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
30.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Seek Amendment	Amend Rule 6.1.7.2.1 sensitive activities near roads and railways to bring back the acceptable solution method as another means of compliance instead of having to engage an acoustic engineer.
30.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend Rule 6.10A.4.1.1 Tree canopy cover so that the 20% minimum threshold for canopy cover is reduced to 10%.
30.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend Rule 6.10A.4.1.1 Tree canopy cover to avoid applying the rule to single dwellings, it should only apply to multi-unit [developments].
30.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Amend Rule 6.10A.4.2.2 financial contributions to add an option to use rateable land value in lieu of valuation.
30.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	Remove requirement from Rule 6.10A.4.2.3 Tree canopy for a Consent notice
30.6		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities > 8.9.2.1.1 - Table 9: Maximum volumes - earthworks	Seek Amendment	Amend Rule 8.9.2.1, Table 9 Maximum volumes – earthworks to increase the 20m3 threshold for residential sites. Could add standard controls, e.g. having a sediment control plan in place within the permitted activity status.

30.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	Amend Rule 14.5.2.9 'Street scene amenity and safety - fences' to revert to current provisions.
30.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	Amend Rule 14.6.2.6 'Fencing and screening' to revert to current provisions.
30.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	Amend Rule 14.5.2.13 'Service, storage, and waste management spaces' to reduce storage volumes required and/or allow bedroom & garage storage to be included.
30.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	Amend Rule 14.6.2.11 'Service, storage, and waste management' to reduce storage volumes required and/or allow bedroom & garage storage to be included.
30.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend Rule 14.6.2.1.b 'Building height' to change height limit to minimum 2 storeys.
30.12		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend Appendix 14.16.2 'Recession planes' to increase recession planes in high density zone and reinstate previous exclusions.
30.13		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Amend Appendix 7.5.7 Access design, by reverting back to current provisions with regard to driveway width of residential properties with one to three units.

Mike Currie

Submitter 31

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
31.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[Amend Rule 14.5.2.6 - Height in relation to boundary to 33 degrees from a height of 2.3m on the southern boundary of a site] [Alternative relief to Submission Point 31.4]
31.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Regarding building height and recession planes] if the reference height at the boundary is increased, the Southern boundary angle must be decreased accordingly to give the same sunlight access as provided for above.

31.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend Rule 14.5.2.6 - Height in relation to boundary to 29 degrees from a height of 2.3m on the southern boundary of a site (if the height limit is 12m) [alternative relief to Submission Point 31.3]
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Guy Mortlock

Submitter 32

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
32.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone the block bounded by Creyke Road, Ilam Road, Wilfrid Street and Barlow Street from Residential Suburban Zone to either Medium Density Residential Zone or Residential Suburban Density Transition Zone
32.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone the block bounded by Creyke Road, Ilam Road, Wilfrid Street and Barlow Street from Residential Suburban Zone to either Medium Density Residential Zone or Residential Suburban Density Transition Zone

Joanne Knudsen

Submitter 33

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
33.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend Rule 6.10A.4.1.1 so that at least 25% tree canopy is provided for new developments.
33.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Retain the sunlight access qualifying matter and modify so that all floor levels have sunlight access to allow for sun exposure on all floor levels.

33.3		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support the identification of Bewdley Street and Evesham Crescent within the Residential Evesham/Bewdley Character Area.
33.4		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support the identification of Roker Street as in the Residential Roker Character Area.
33.5		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support the identification of Ryan Street as within the Residential Ryan Character Area.

Andrew McNaught

Submitter 34

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
34.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose Rule 14.6.2.1 - Building Height
34.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Withdraw provision 14.6.2.1 - Building Height

Keith Shaw

Submitter 35

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
35.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain 23 Birdwood Avenue in a Residential Character Area.

Alana Harper

Submitter 36

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
36.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Cashmere Hills should all stay as Residential Hills Zone or change to Future Urban Zone.
36.2		14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Cashmere Hills should all stay as Residential Hills Zone or change to Future Urban Zone.
36.3		14 - Residential > 14.12 - Rules - Future Urban Zone	Support	Cashmere Hills should all stay as Residential Hills Zone or change to Future Urban Zone.
36.4		19 - Planning Maps > 19.10 - Any other zones	Support	Cashmere Estate in Cracroft should remain Residential Hills Zone or be Future Urban Zone.

Susanne Trim

Submitter 37

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
37.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[S]upport the modifications proposed to the National MDRS under the qualifying matters provision.
37.2		20 - All of Plan	Support	[Supports] the general direction of the Council's proposals.
37.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Special consideration to intensification proposals needs to be given due to flooding potential.
37.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Seek Amendment	Retain the proposed [Residential Heritage Areas] except Heaton St.
37.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Seek Amendment	Retain the proposed [Residential Heritage Areas] except Heaton St.

37.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Seek Amendment	Retain the proposed [Residential Heritage Areas] except Heaton St.
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Richard Bigsby

Submitter 38

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
38.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Oppose	Delete Clause C of 14.5.2.4 in its entirety (precluding inclusion of eaves and roof overhangs in the calculation of building coverage).
38.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	[Amend 14.5.2.9-Street scene amenity and safety - fences] to allow for a fence of a greater height as a permitted activity, provided that visual transparency/interaction/engagement with the street is still achieved [, provide] concession for corner allotments, where sites have greater lengths of frontage [and] allow for a solid section of 1.8m tall fencing to be established to provide visual and acoustic privacy to living areas. [Seeks] that the existing fencing provisions are retained.
38.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[Amend Rule 14.5.2.7.a.i to clarify how the exemption from the requirement to have a setback from rear boundaries applies to corner sites.]

Ilam and Upper Riccarton Residents' Association, Inc.,

Submitter 39

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
39.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose inclusion of land around the Bush Inn Shopping and Commercial Centre in Upper Riccarton in the High Density Residential Zone.
39.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose area around the Bush Inn Shopping and Commercial Centre in Upper Riccarton from inclusion in High Density Residential zone.

Steven & Diana Marshall

Submitter 40

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
40.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change zoning of Helmores Lane/ Desmond Street/ Rhodes St (from Helmores to Rossall) from High Density Residential to Medium Density Residential
40.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change zoning of Helmores Lane/ Desmond Street/ Rhodes St (from Helmores to Rossall) from High Density Residential to Medium Density Residential

Sharina Van Landuyt

Submitter 41

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
41.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support[s] the proposal to include Ryan Street within a Residential Character Area.

41.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Oppose	Oppose[s] Ryan Street being designated as a medium density residential zone.
41.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose[s] Ryan Street being designated as a medium density residential zone.
41.4		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support[s] the proposal to include Ryan Street within a Residential Character Area.

Michael Down

Submitter 42

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
42.1		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Support inclusion of Evesham Crescent and Bewdley Street in a Residential Character Area.

Rhys Davidson

Submitter 43

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
43.1		19 - Planning Maps	Support	Support inclusion of Ryan Street in a Residential Character Area.
43.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Oppose inclusion of Ryan Street in the Medium Density Residential Zone.

The Riccarton Bush Trust

Submitter 44

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
44.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support[s] the inclusion of the Riccarton Bush Interface Area.
44.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Support[s] the proposed 8m height limit within the Riccarton Bush Interface Area.
44.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support[s] the proposed 8m height limit within the Riccarton Bush Interface Area.
44.4		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Seek Amendment	Amend 9.4.4.1.3 - Restricted discretionary activities to provide for notification of resource consents to the The Riccarton Bush Trust Board.
44.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.4 - Site coverage	Support	Support[s] the retention of the 35% site coverage rule for the RS zone within the Riccarton Bush interface area.
44.6		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.6 - Rules - Matters of discretion	Seek Amendment	Amend 9.4.4.1.3 - Restricted discretionary activities to provide for notification of resource consents to the The Riccarton Bush Trust Board.
44.7		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Seek Amendment	Amend 9.4.4.1.1 to permit earthworks within 10 metres of the base of any tree in the Riccarton Bush Significant Trees area.

Kelvin Lynn

Submitter 45

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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45.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Provide sufficient car parking in the High Density Residential Zone.
45.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend Rule 14.6.2.1 to reduce the maximum building height in the High Density Residential Zone.
45.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend Rule 14.6.2.2 Height in relation to boundary in the High Density Residential Zone to provide for more sunlight in winter.
45.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	To dealwith this [tree canopy loss and climate crisis] we need more rather than fewer trees. Consideration needs to be given to the provision of pocket parks in the HDR areas.

Rachel Best

Submitter 46

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
46.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Oppose built form standards that reduce sunlight access to neighbouring homes.
46.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Oppose density increase in outer suburbs
46.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Oppose built form standards that reduce sunlight access to neighbouring homes.

Laura Cary

Submitter 47

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
47.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose the introduction of the Medium Density Residential Zone.
47.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose the introduction of the High Density Residential Zone.
47.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose the introduction of the Medium Density Residential Zone.
47.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the introduction of the High Density Residential Zone.

Russell Vaughan

Submitter 48

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
48.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Amend Rule 14.5.2.3 - Building height and maximum number of storeys to reduce the maximum building height in the Medium Density Residential Zone.

Holly Lea Village

Submitter 49

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
49.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Amend the Planning Maps to ensure the Water Body Setback Qualifying Matter accurately reflects the current alignment of Fendalton Stream at 123 Fendalton Road.

Oliver Comyn

Submitter 50

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
50.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Amend to include the whole of Ngahere Street in the Riccarton Bush Interface Qualifying Matter.
50.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain the Airport Noise Contour Qualifying Matter.
50.3		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Amend to include the whole of Ngahere Street in the Riccarton Bush Interface Qualifying Matter.
50.4		19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Retain the Airport Noise Contour Qualifying Matter.

Jeremy Wyn Harris

Submitter 51

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
51.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the inclusion of Cox Street and surrounding streets in the High Density Residential Zone.
51.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Focus on low carbon intensification of the Central City rather than in suburban neighbourhoods.

Gavin Keats

Submitter 52

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
52.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend 14.6.2.2 to require high density six story housing does not rob neighbours on the Southside of winter sun.
52.2		8 - Subdivision, Development and Earthworks	Seek Amendment	Development should only be provided for when services such as power, waste and storm water are upgraded.
52.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amendment	Amend 14.5.2.17 to require that noisy plants, such as heat pumps, hot water heat pumps, inverters be installed in an acoustically isolated plant room.
52.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Seek Amendment	Amend 14.5.2.17 to require that noisy plants, such as heat pumps, hot water heat pumps, inverters be installed in an acoustically isolated plant room.
52.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Opposes the extent of the High and Medium Density Residential Zones around commercial centres.
52.6		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes the extent of the High and Medium Density Residential Zones around commercial centres.
52.7		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Opposes the extent of the High and Medium Density Residential Zones around commercial centres.
52.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Amend 14.5.2.2 to require that the 20 sq m of planting/outdoor living per section needs to be a usable shaped area, eg not a long narrow strip.
52.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Amend 14.5.2.2 to require that the 20 sq m of planting/outdoor living per section needs to be a usable shaped area, eg not a long narrow strip.

Brighton Observatory of Environment and Economics

Submitter 53

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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53.1		3 - Strategic Directions > 3.1 - Introduction	Support	<p>At the outset, it is worth noting that the disbenefits of living in a sprawling city like Christchurch are already considerable. These negative impacts include transport, energy, housing (location, quality and costs), social-equity and health. Hence, we are not 'starting from zero', but are already in a negative situation where significant slices of our communities are already accruing disbenefits disproportionately.</p> <p>Generally, the benefits of intensification, particularly to a sprawling city like Christchurch include:</p> <ul style="list-style-type: none"> • increase the attractiveness and accessibility of our Garden City • helping to solve the housing crisis by increasing housing affordability, hence provide part of solution to social inequity in our city. • reducing road transport emissions (the largest component of the CHC GHG emissions profile), as more people live closer to active/public transport routes and work places • reducing the health and wellbeing/isolation impact of living in our city • decrease climate impact of the city (energy and transport emissions) • decrease the impact of the city on the environment including ecology and habitats. • increase the economic viability and vibrancy of the city: greater population density closer to amenities and services • potentially increase safety in the community • likely reduction of rates <p>For these and other reasons around how we adapt to climate change, we wish to indicate strong support for smart intensification. For Christchurch this would look like intensification in the central city, and much less in the outer suburbs. A city that is no longer growing its territorial footprint but nonetheless increasing its population. Typically, this could allow:</p> <ul style="list-style-type: none"> • increase the attractiveness and accessibility of our Garden City by
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				<p>for example increasing tree cover and local character (e.g. Woolston Village)</p> <ul style="list-style-type: none"> • Getting people out of cars onto public transport, freeing up central city land (currently car parks) for more beneficial development. • Getting people further from traffic, wider pavements, local gardens and parks, off-road cycleways • etc... <p>The alternative to allowing intensification is building more sprawling subdivisions which destroy our high value soils, and/or situated as currently on unsuitable floodplain sites, or wetlands, increasing the risk of catastrophic floods in the future.</p>
53.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose Sunlight Access Qualifying Matter
53.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Include Tsunami Risk Area in Natural Hazards Qualifying Matter

Shirley van Essen

Submitter 54

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
54.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.6 - Activity Specific Noise Rules > 6.1.6.2 - Activity standards > 6.1.6.2.5 - Aircraft operations at Christchurch International Airport	Seek Amendment	The airport noise contour to be widened to include 34, 36A and 38 Kahu Road, and more properties west and south of Kahu Road between the two bridges over the Avon River.

				Properties within the amended noise contour to be zoned Residential Suburban.
54.2		5 - Natural Hazards > 5.5 - Rules - Liquefaction hazard	Seek Amendment	[S]eek[s] that TC3 land (high liquification risk) should remain residential suburban.
54.3		20 - All of Plan	Seek Amendment	Investigate the social effects and consequences of Plan Change 14.
54.4		20 - All of Plan	Seek Amendment	Review population future growth modelling
54.5		20 - All of Plan	Seek Amendment	Delay the closure date for submissions.
54.6		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	The airport noise contour to be widened to include 34, 36A and 38 Kahu Road, and more properties west and south of Kahu Road between the two bridges over the Avon River. Properties within the amended noise contour to be zoned Residential Suburban.
54.7		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	The airport noise contour to be widened to include 34, 36A and 38 Kahu Road, and more properties west and south of Kahu Road between the two bridges over the Avon River. Properties within the amended noise contour to be zoned Residential Suburban.
54.8		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[S]eek[s] that TC3 land (high liquification risk) should remain residential suburban.

Tobias Meyer

Submitter 55

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
55.1		10 - Designations and Heritage Orders	Support	Support proposed changes as notified..

55.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support provisions as notified.
55.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Supports provisions as notified.
55.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Retain Rule 14.5.2.10 - Windows to street
55.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Retain Rule 14.6.2.8 - Windows to street.
55.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support provisions as notified.
55.7		15 - Commercial	Seek Amendment	Allow commercial use on corner sites in residential zones.
55.8		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Extend the High Density Residential Zone further out, to at least 2km from city centre and 1km from large local centres.
55.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Extend High Density Residential Zone area around Central City to those within 2km, and to at least 1km around other larger commercial Centres.
55.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support provisions as notified.
55.11		14 - Residential	Seek Amendment	Allow for commercial use on corner sites in residential zones.
55.12		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Remove this Qualifying Matter, or reduce area of Qualifying Matter
55.13		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	QM: Riccarton Bush Interface Area: Reduce area and support medium density to be high density.
55.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Seek amendment to Riccarton area, zoning for Medium Density Residential to be High Density Residential.
55.15		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Seek amendment to Riccarton area, zoning for Medium Density Residential to be High Density Residential.

55.16		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Supports Addington as a Local Centre
55.17		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Supports Addington as a Local Centre
55.18		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek to have intensification around centres increased. Medium Density Residential zone to be applied 3km to 5km from Central City, and 500m from core bus routes.

Joanna Knight

Submitter 56

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
56.1		20 - All of Plan	Oppose	I w [W]ish for the council to be able to use the plan they made initially after the earthquakes.

Debbie Smith

Submitter 57

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
57.1		9 - Natural and Cultural Heritage	Seek Amendment	Submitter seeks that the entirety of Chester Street East be included as Residential Heritage Area
57.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Amend 8.6.1-Minimum net site area and dimension to increase the minimum land size and site dimension requirements

57.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Amend 14.6.2.3-Setbacks to mitigate the loss of light to neighbouring property.
57.4		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Submitter seeks that the entirety of Chester Street East be included as Residential Heritage Area

Stephen Walsh

Submitter 58

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
58.1		20 - All of Plan	Seek Amendment	Introduce this plan [change] in smaller manageable stages
58.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Require more carparking provision]
58.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Reduce the extent of the medium density [residential zone]

Theo Sarris

Submitter 59

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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59.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend rule 14.5.2.6 Height in relation to boundary for the Sunlight Access Qualifying Matter so that the height is reduced to 2.5 metres and the boundary angles to 45 degrees.
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Heather Duffield

Submitter 60

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
60.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the zoning of the Deans Avenue area from High Density Residential to Medium Density Residential.

Victoria Neighbourhood Association (VNA)

Submitter 61

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
61.1		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and	Seek Amendment	Amend Policy 13.5.2.1.3 to read: 'a. Encourage comprehensive residential development of hospital sites (except Christchurch Hospital and former Christchurch Women's Hospital) that are no longer required for hospital purposes.'

		Policies > 13.5.2.1 - Objective - Enabling hospital developm ent > 13.5.2.1.3 - Policy - Comprehe nsive developm ent and redevelop ment of sites for residential purposes		
61.2		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.6 - Appendic es > 13.5.6.1 - Appendix 13.5.6.1 Alternativ e Zone Table	Seek Amend ment	Amend Appendix 13.5.6.1 Alternative Zone Table by removing the row with the hospital name 'Former Christchurch Women's Hospital'.
61.3		14 - Residentia l > 14.6 -	Seek Amend ment	Amend 14.6.2.7 to require that a residential unit at ground floor level must have a landscaped area of a minimum of 25% of a developed site with grass or plants and trees.

		Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscape area and tree canopy cover		
61.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretion ary activities	Seek Amend ment	Amend 14.6.1.3 RD7 by including “b. Impacts on neighbouring property – Rule 14.15.3.c.” in the Council’s discretion column.
61.5		14 - Residential > 14.6 - Rules - High Density Residential	Support	Retain Advice Note 1 in 14.6.2.

		I Zone > 14.6.2 - Built form standards		
61.6		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amend ment	<p>Section 14.6.2.2 (a) refers to Appendix 14.15.2 Diagram D. In the absence of any site-specific S32 evaluation of impacts for this site, add a new Diagram E for the HRZ zone which matches the current Plan recession planes being current Appendix 14.16.2 Diagram C (varying from 35 to 50 to 55 degrees, commencing 2.3m above the site boundary). Reference this change in section 14.6.2.2.</p> <p>Section 14.6.2.2 (b). Delete all words from “<i>unless</i>” so that the clause reads: <i>“For any part of a building above 12m in height, the recession plane under a. shall apply.”</i></p> <p>Section 14.6.2.2 (c). Change subclause iv to read: <i>“the construction of three or more residential units of a maximum of 14 metres in height, to any part of a building;</i> <i>A. On a northern site boundary as defined by Diagram D, and</i> <i>B. On any other site boundary where the directly neighbouring building is already constructed to the full extent allowed by this section 14.6.2.2 (c), and</i> <i>C. Along the first 20 metres of a side boundary measured from the road boundary; or</i> <i>D. Within 60% of the site depth, measured from the road boundary, whichever is the lesser. For corner sites, depth is measured from the internal boundaries, that are perpendicular to the road boundary. See Figure 1, below.”</i></p>
61.7		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.2 - Built form standards > 14.6.2.12	Oppose	Delete subclause a.ii.A from Rule 14.6.2.12.

		- Building coverage		
61.8		14 - Residential I > 14.5 - Rules - Medium Density Residential I Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend 14.5.2.6 by requiring that Sunlight Access Qualifying Matter applies as an upper limit of shading for developments.
61.9		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend 14.6.2.2 by requiring that Sunlight Access Qualifying Matter applies as an upper limit of shading for developments.
61.10		15 - Commercial > 15.11 - Rules - City Centre Zone >	Seek Amendment	Amend Rule 15.11.2.11 to reduce height limits in the Central City Zone from 90m to 45m.

		15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height		
61.11		3 - Strategic Directions > 3.1 - Introducti on	Seek Amend ment	Maintain the existing bulk and location settings of the current Plan except where the MDRS requirements are mandated by legislation.
61.12		20 - All of Plan	Oppose	Evaluate whether the existing Plan can, without change, enable sufficient intensification for the needs of Christchurch without any change via PC14.
61.13		14 - Residentia l > 14.6 - Rules - High Density Residentia l Zone	Seek Amend ment	Any new residential development within existing HRZ and HRZ Precincts be held at 14m height limit and with current recession plains (status quo); any further height enablement be considered but only with a notified resource consent and neighbourhood input. By doing this any new development is considered on the unique merits of the site and impact on the neighbouring property and neighbourhood, width of the street, width of section, consideration of urban design, infrastructure, and the impact on the existing community's social, economic and environmental and cultural wellbeing.
61.14		3 - Strategic Directions > 3.3 - Objectives	Oppose	That a staged approach is taken to enable high quality urban design through planning.
61.15		8 - Subdivisio n, Developm ent and Earthwork s > 8.6 -	Seek Amend ment	Amend 14.6.1 by requiring High Density Residential development to have a minimum of a 400sq m site to be able to subdivide as set out in the operative District Plan

		Activity standards > 8.6.1 - Minimum net site area and dimension		
61.16		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former	Support	Retain provisions 13.5.4.2.4 - 4m Building setback and 13.5.4.2.4.c - Maximum 14m building height.

		Pegasus Health 24 hr, former Christchurch Women's Hospital and Montreal House.		
61.17		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.5 - Rules - Matters of discretion > 13.5.5.5 - Landscaping	Support	Retain 13.5.5.5 (b) as notified.
61.18		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Seek Amendment	Include commercial/industrial sites in Strategic Objective 3.3.10 (a) (ii) E,

61.19		6 - General Rules and Procedure s > 6.10 - Works for the Purposes of Earthquak e Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributi ons > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributi ons > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1. 1 - 6.10A.4.1. 1	Seek Amend ment	Retain the tree canopy requirement and contributions plan but increase the minimum tree canopy cover from 20% to 25% (6.10A.4.1.1).
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		Permitted activities		
61.20		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions	Seek Amendment	Discourage the use of impervious/impermeable surfaces around the tree roots.

		standards > 6.10.4.4.2. 1 - 6.10A.4.2. 1 Tree canopy cover standards and calculatio ns		
61.21		6 - General Rules and Procedure s > 6.10 - Works for the Purposes of Earthquak e Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributi ons > 6.10.4.5 - 6.10A.5 Matters of discretion > 6.10.4.5.1 - 6.10A.5.1	Seek Amend ment	[T]hat the council retains the tree canopy requirement and contributions plan but we submit that in many cases the provisions need to be strengthened. Rewrite the Matters of Discretion to make it less likely that trees will be removed or not replaced on site.

		Tree canopy cover and financial contributions		
61.22		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy	Seek Amendment	Increase the Financial Contribution per tree significantly as a disincentive to removing or not replacing trees on the development site.

		cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations		
61.23		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and	Support	[Retain] as written, Policies 6.10A.2.1.2 and 2.1.3, Standard 6.10A.4.2.2 (Financial Contributions).

		Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1. 2 - 6.10A.2.1. 2 Policy – The cost of providing tree canopy cover and financial contributi ons		
61.24		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter.
61.25		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.1 - Activity status tables >	Support	Retain Permitted, Controlled, Discretionary, and Non-Complying Activities in Rule 14.6.1.

		14.6.1.1 - Permitted activities		
61.26		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.1 - Activity status tables > 14.6.1.2 - Controlled activities	Support	Retain Permitted, Controlled, Discretionary, and Non-Complying Activities in Rule 14.6.1.
61.27		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.1 - Activity status tables > 14.6.1.4 - Discretionary activities	Support	Retain Permitted, Controlled, Discretionary, and Non-Complying Activities in Rule 14.6.1.
61.28		14 - Residential I > 14.6 - Rules - High	Support	Retain Permitted, Controlled, Discretionary, and Non-Complying Activities in Rule 14.6.1.

		Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.5 - Non-complying activities		
61.29		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective	Support	Supports Policy 6.10A.2.1.2.

		– Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions		
61.30		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives	Support	Supports Policy 6.10A.2.1.3.

		<p>and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure</p>		
61.31		<p>6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 -</p>	Support	Supports financial contribution standards as set out in 6.10A.2.1.2.

		6.10A.4 Rules – Tree canopy cover and financial contributi ons > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributi ons standards > 6.10.4.4.2. 2 - 6.10A.4.2. 2 Financial contributi on standards and calculatio ns		
61.32		6 - General Rules and Procedure s > 6.10 - Works for the Purposes of Earthquak e	Seek Amend ment	Amend Policy 6.10A.2.1.1 by increasing the minimum tree canopy cover from 20% to 25%.

		Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributi ons > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1. 1 - 6.10A.2.1. 1 Policy – Contributi on to tree canopy cover		
61.33		6 - General Rules and Procedure s > 6.10 - Works for the Purposes of Earthquak	Seek Amend ment	Amend 6.10A.4.1.1 by increasing the minimum tree canopy cover from 20% to 25%.

		<p>e Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributi ons > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributi ons > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1. 1 - 6.10A.4.1. 1 Permitted activities</p>		
61.34		<p>14 - Residentia l > 14.6 - Rules - High Density Residentia l Zone > 14.6.2 -</p>	<p>Seek Amend ment</p>	<p>Amend 14.2.6.7 to discourage the use of impervious/impermeable surfaces.</p>

		<p>Built form standards > 14.6.2.7</p> <p>-</p> <p>Landscape area and tree canopy cover</p>		
61.35		<p>6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2</p> <p>-</p>	Seek Amendment	Amend 6.10A.4.2.2 by increasing the financial contribution per tree significantly.

		6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations		
61.36		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 -	Seek Amendment	Amend 6.10A.5 to to make it less likely that trees will be removed or not replaced on site.

		6.10A.5 Matters of discretion		
61.37		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretion ary activities	Seek Amend ment	Amend 14.6.1.3 by providing detail on limited notification to those immediately affected, including neighbours, for RD9, RD13, and RD21.
61.38		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amend ment	Amend 14.6.2.2 by including a reference to the proposed Diagram E in Appendix 14.15.2.
61.39		14 - Residential I > 14.15 - Rules -	Seek Amend ment	Introduce Diagram E for High Residential Zones to Appendix 14.15.2 which matches the current recession planes being proposed in Appendix 14.16.2 Diagram C.

		Matters of control and discretion > 14.15.2 - Site density and site coverage		
61.40		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Delete all words from "unless" from 14.6.2.2.
61.41		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	<p>Amend Section 14.6.2.2 (c), subclause iv by including the following sentences: "the construction of three or more residential units of a maximum of 14 metres in height, to any part of a building;</p> <p><u>A. On a northern site boundary as defined by Diagram D;</u></p> <p><u>B. On any other site boundary where the directly neighbouring building is already constructed to the full extent allowed by this section 14.6.2.2 (c),; and</u></p> <p>A-C. Along the first 20 metres of a side boundary measured from the road boundary; or</p> <p>B-D. Within 60% of the site depth, measured from the road boundary, whichever is the lesser. For corner sites, depth is measured from the internal boundaries, that are perpendicular to the road boundary. See Figure 1, below."</p>

61.42		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amend ment	Redraw the CCZ zone boundary to be the southern side of Victoria Square to be consistent with other CCZ boundary locations which do not include the park areas around the River Avon.
61.43		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amend ment	Redraw the CCZ zone boundary to be the southern side of Victoria Square to be consistent with other CCZ boundary locations which do not include the park areas around the River Avon.
61.44		15 - Commerci al > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretion ary activities	Seek Amend ment	That each new build needs to be assessed in relation to design and impact on neighbours.
61.45		15 - Commerci al > 15.11 - Rules - City Centre Zone > 15.11.1 -	Oppose	Retain current District Plan Rules as permitted within Victoria Neighbourhood area.

		Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities		
61.46		20 - All of Plan	Seek Amendment	Seek opportunities to enable more sunlight access where beneficial, and housing demand is still met
61.47		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	Amend 14.6.2 by requiring that size of section, aspect, street width, recession plains need to be considered in HRZ.
61.48		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Reduce the extent of the CCZ core to encourage a compact core with the north and north west boundary returning to be the southern eastern corner of Victoria Square, and the North Frame reinstated from the Kilmore/Victoria/Durham St intersection. Refer to figure 5 of submission.

61.49		14 - Residential I > 14.5 - Rules - Medium Density Residential I Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Amend 14.5.2.3 by limiting the building height of new developments to 14m.
61.50		14 - Residential I > 14.6 - Rules - High Density Residential I Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Amend 14.6.2.1 by limiting the building height of new developments to 14m.
61.51		14 - Residential I > 14.5 - Rules - Medium Density Residential	Seek Amendment	That any further height enablement can be considered but only with a notified resource consent and neighbourhood input.

		<p>I Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretion ary activities</p>		
61.52		<p>14 - Residentia I > 14.6 - Rules - High Density Residentia I Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretion ary activities</p>	<p>Seek Amend ment</p>	<p>That any further height enablement can be considered but only with a notified resource consent and neighbourhood input.</p>
61.53		<p>14 - Residentia I > 14.6 - Rules - High Density Residentia I Zone > 14.6.2 - Built form standards > 14.6.2.2</p>	<p>Oppose</p>	<p>Retain recession planes as set out in the operative District Plan.</p>

		- Height in relation to boundary		
61.54		14 - Residential I > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Retain recession planes as set out in operative District Plan.
61.55		3 - Strategic Directions > 3.1 - Introduction	Oppose	The District Plan needs to be reviewed every 10 years,
61.56		3 - Strategic Directions > 3.1 - Introduction	Oppose	We want the Council to open areas of the city that are not being well utilised. and have greater access to walkability, services and amenity
61.57		3 - Strategic Directions > 3.1 - Introduction	Seek Amendment	PC14 should consider and enable and encourage smaller businesses back into the city core.
61.58		13 - Specific Purpose	Oppose	Maintain the operative recession planes taken at 2.3m.

		<p>Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude- Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchur ch Women’s Hospital and Montreal House.</p>		
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61.59		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude- Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchur ch Women’s Hospital	Seek Amend ment	Delete clause 13.5.4.1.3 (b) RD13 (b) (ii).
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		and Montreal House.		
61.60		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude- Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchur	Oppose	[Opposes] the recession plane exemption in 13.5.4.2.4.d.ii.

		ch Women's Hospital and Montreal House.		
61.61		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude- Mansfield, Wesley Care, former Pegasus	Seek Amend ment	Amend 13.5.4.2.4 by requiring that the maximum of 60% building site coverage is for hospital use only.

		Health 24 hr, former Christchurch Women's Hospital and Montreal House.		
61.62		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.5 - Rules - Matters of discretion > 13.5.5.2 - Site and building design	Support	Retain 13.5.5.2 clause (iv) as notified in operative District Plan.
61.63		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.5 - Rules - Matters of discretion	Support	Retain 13.5.5.2 clause ix as notified.

		> 13.5.5.2 - Site and building design		
61.64		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.5 - Rules - Matters of discretion > 13.5.5.2 - Site and building design	Support	Retain 13.5.5.2 x as notified.
61.65		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial	Seek Amendment	Include commercial/industrial sites in Objective 6.10A.2.1

		<p>contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover</p>		
61.66		<p>6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies ></p>	Seek Amendment	Include commercial/industrial sites in Policy 6.10A.2.1.1

		6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1. 1 - 6.10A.2.1. 1 Policy – Contributi on to tree canopy cover		
61.67		6 - General Rules and Procedure s > 6.10 - Works for the Purposes of Earthquak e Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributi ons > 6.10.4.4 - 6.10A.4 Rules – Tree	Seek Amend ment	Include commercial/industrial sites in Standard 6.10A.4.1.1

		canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities		
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Thomas Calder

Submitter 62

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
62.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Include Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) as a Residential Character Overlay Area.
62.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend zoning of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) from High Density Residential to Medium Density Residential.
62.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Not Stated	That sunlight access be better protected by amending the medium/high density southern boundary recession plane to 45 degrees from 3m at the boundary

62.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support for limited notification not being precluded for non-compliances relating to height or height in relation to boundary
62.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support for limited notification not being precluded for non-compliances relating to height or height in relation to boundary
62.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend zoning of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) from High Density Residential to Medium Density Residential.

Kathleen Crisley

Submitter 63

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
63.88		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Retain provisions in relation to recession planes in final plan decision.
63.89		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Retain provisions in relation to recession planes in final plan decision.
63.90		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seek clarification of effects on neighbouring sites arising from compliance with 14.6.2.2(b)
63.91		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Add Qualifying Matter relating to presence of private stormwater drainage.
63.92		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Add Qualifying Matter relating to presence of private stormwater drainage.

Carl van Essen

Submitter 64

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
64.1		20 - All of Plan	Oppose	Oppose plan because it is unnecessary under current population growth levels.

Ali McGregor

Submitter 65

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
65.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Require off-street parking for residential developments.
65.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Encourage retention of tree canopy and green space on residential sites.
65.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Seek Amendment	Provide adequate outdoor space for families.
65.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Encourage retention of tree canopy and green space on residential sites.
65.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Seek Amendment	Provide adequate outdoor space for families.

Lisa Fabri

Submitter 66

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
66.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the zoning of the farm and lifestyle blocks on John Paterson Drive [from the Rural Urban Fringe Zone] to the Medium Density Residential Zone or the High Density Residential Zone.
66.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Amend the zoning of the farm and lifestyle blocks on John Paterson Drive [from the Rural Urban Fringe Zone] to the Medium Density Residential Zone or the High Density Residential Zone.
66.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Amend the zoning of the farm and lifestyle blocks on John Paterson Drive [from the Rural Urban Fringe Zone] to the Medium Density Residential Zone or the High Density Residential Zone.
66.4		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the zoning of the farm and lifestyle blocks on John Paterson Drive [from the Rural Urban Fringe Zone] to the Medium Density Residential Zone or the High Density Residential Zone.

Rachel Davies

Submitter 67

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
67.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Retain and increase the Sunlight Access qualifying matter.
67.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Retain and increase the Sunlight Access qualifying matter.
67.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks to] reduce the zones for High and Medium Density to closer to the city centre - so that it is not encroaching on exisiting neighbourhoods in Spreydon and Hoon Hay.

67.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Seeks to] reduce the zones for High and Medium Density to closer to the city centre - so that it is not encroaching on existing neighbourhoods in Spreydon and Hoon Hay.
67.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Three storey housing should only be found in and close to the city centre, not in existing older suburban areas.
67.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Three storey housing should only be found in and close to the city centre, not in existing older suburban areas.
67.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Rigid controls should be in place for access to sunlight and privacy along with how much land coverage dwellings can take up on a plot of land.
67.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Rigid controls should be in place for access to sunlight and privacy along with how much land coverage dwellings can take up on a plot of land.
67.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Rigid controls should be in place for access to sunlight and privacy along with how much land coverage dwellings can take up on a plot of land
67.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Rigid controls should be in place for access to sunlight and privacy along with how much land coverage dwellings can take up on a plot of land
67.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Rigid controls should be in place for access to sunlight and privacy along with how much land coverage dwellings can take up on a plot of land
67.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Rigid controls should be in place for access to sunlight and privacy along with how much land coverage dwellings can take up on a plot of land
67.13		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Continue to add and push for Quality Matters to ensure new development meets more stringent controls over sunlight, safety, privacy, environmental factors and aesthetics.
67.14		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Continue to add and push for Quality Matters to ensure new development meets more stringent controls over sunlight, safety, privacy, environmental factors and aesthetics.

67.16		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Develop more multistorey or terraced styled housing in new subdivisions where infrastructure can be put in place to best service these new dwellings.
67.17		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Develop more multistorey or terraced styled housing in new subdivisions where infrastructure can be put in place to best service these new dwellings.
67.18		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone and develop underutilized areas of land closer to the city into new trendy housing development - the development near the railway in the Addington Court Theatre district is a good example of this type of land.
67.19		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Rezone and develop underutilized areas of land closer to the city into new trendy housing development - the development near the railway in the Addington Court Theatre district is a good example of this type of land.
67.20		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Potentially redevelop existing large buildings into apartments e.g. Princess Margaret hospital (potentially moving the services offered there now to new premises to free up space not being used).
67.21		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Potentially redevelop existing large buildings into apartments e.g. Princess Margaret hospital (potentially moving the services offered there now to new premises to free up space not being used).
67.22		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Develop existing crown owned land into higher density housing e.g. the old Spreydon School site
67.23		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Develop existing crown owned land into higher density housing e.g. the old Spreydon School site
67.24		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Prioritize or incentivise high density residential development starting from the city center then working outward, once land there has first been developed.

Darren Fabri

Submitter 68

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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68.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone John Paterson Drive from rural to residential.
68.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Rezone John Paterson Drive from rural to residential.
68.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone John Paterson Drive from rural to residential.

John Campbell

Submitter 69

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
69.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the Residential Suburban zoning of the area around Riccarton Bush [to south of Rata Street and Kauri Street] to Medium Density Residential.
69.2		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Amend the planning maps so that the QM Airport Noise Influence Overlay is removed from the area around Riccarton Bush to south of Rata Street and Kauri Street
69.3		19 - Planning Maps > 19.9 - Any other QMs	Support	Amend the planning maps to remove the Riccarton Bush Interface Area.
69.6		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend existing Residential Suburban zoning [around Riccarton Bush to south of Rata Street and Kauri Street] to Medium Density Residential

Paul Wing

Submitter 70

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
70.1		20 - All of Plan	Seek Amendment	Housing intensification should be better planned. Current plan will lead to bad

				<p>design. Intensification should be done at the block level not at the section level.</p> <p>As a minimum all new builds should be built to passive house standards, we need more better design and planned house, not the unplanned low standard intensification of this Plan Change</p>
70.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.1 - Area-specific permitted activities	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.6		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.7		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.8		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.9		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.1 - Activity status tables > 14.10.1.1 - Permitted activities	Seek Amendment	Recession planes need to be protected for all residential development.
70.10		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.1 - Activity status tables > 14.10.1.2 - Controlled activities	Seek Amendment	Recession planes need to be protected for all residential development.

70.11		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Seek Amendment	Recession planes need to be protected for all residential development.
70.12		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.6 - Daylight recession planes	Seek Amendment	Recession planes need to be protected for all residential development.
70.13		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Seek Amendment	Recession planes need to be protected for all residential development.
70.14		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.2 - Daylight recession planes	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.15		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.31 - Daylight recession planes in the High Density Residential zone within the Central City	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.16		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Seek amendment to ensure recession planes protect existing residential properties from negative impact of new multi-storey builds.
70.17		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Amend Rule 15.11.2.11 - Building height such that the height of all buildings in the central city should be limited to no more than 5 storeys.

Laurie Shearer

Submitter 71

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
71.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose higher building height limit in the High Density Residential Zone in Merivale.

Rosemary Neave

Submitter 72

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
72.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Retain the Tree Canopy Cover rules and Financial Contributions.
72.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Remove the Low Public Transport Accessibility Area Qualifying Matter from the proposed plan change.
72.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Retain the proposed provisions that enable 6 to 10 storeys for residential buildings near commercial centres.
72.4		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.3 - Minimum number of cycle parking facilities required	Seek Amendment	<p>Update regulations to support Council's commitment to mode shift in regard to carbon budgets and encourage people to cycle, specifically to ensure developers provide usable, sensible and accessible bicycle parking in intensive developments. Including by:</p> <ul style="list-style-type: none"> • specifying cycle parking facilities that lack adequate security and weather proofing; • that hanging bike racks are insufficient as they cannot be used by e-bikes or cargo bikes, or anyone who has difficulty lifting a bike; and • cycle parking must be in a location which does not require the cyclist to carry the bike up stairs and/ or through a residential unit.
72.5		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	<p>Update regulations to support Council's commitment to mode shift in regard to carbon budgets and encourage people to cycle, specifically to ensure developers provide usable, sensible and accessible bicycle parking in intensive developments. Including by:</p>

				<ul style="list-style-type: none"> specifying cycle parking facilities that lack adequate security and weather proofing; that hanging bike racks are insufficient as they cannot be used by e-bikes or cargo bikes, or anyone who has difficulty lifting a bike; and cycle parking must be in a location which does not require the cyclist to carry the bike up stairs and/ or through a residential unit.
72.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Remove the Sunlight Access Qualifying Matter from the proposed District Plan.
72.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Remove the Sunlight Access Qualifying Matter from the proposed District Plan.

Helen Spear

Submitter 73

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
73.1		19 - Planning Maps > 19.2 - HRZ Zoning	Not Stated	Not stated.

Tony Rider

Submitter 74

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
74.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend Bush Inn's status in the Centres hierarchy to remain a neighbourhood/local centre

74.2		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support for Bush Inn's/Church Corner zoning as a Local Centre Zone and not Town Centre Zone.
74.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend and reduce intensification around Bush Inn/Church Corner

Sheila McLaughlin

Submitter 75

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
75.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[That the area west of Riccarton Mall not be zoned High Density Residential - retain current zoning]
75.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Retain existing [RMD & RSDT] zoning in the area west of Riccarton Mall

Richard McLaughlin

Submitter 77

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
77.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the planning maps to change the zoning of Watford Street and the surrounding Strowan Area (Watford Street, Normans Road, Halton Street and Hawthorne Street) from High Density Residential to Medium Density Residential.
77.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the planning maps to change the zoning of Watford Street and the surrounding Strowan Area (Watford Street, Normans Road, Halton Street and Hawthorne Street) from High Density Residential to Medium Density Residential.

Linda Blake

Submitter 78

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
78.1		20 - All of Plan	Support	Supports the implementation of Plan Change 14.
78.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Supports Sunlight Access Qualifying Matters but opposes requiring a minimum height of 2 storeys in the High Density Residential Zone (proposed 14.15.41), as seasonal affective disorder (SAD) of reduced sun is a recognized medical condition and no sun for several months is not healthy.
78.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.9 - Ground floor habitable room	Seek Amendment	Supports Sunlight Access Qualifying Matters but opposes requiring a minimum of 30-50% of habitable ground floor rooms 14.6.2.9 condemns those living in ground floors adjacent to multistorey buildings to no sun for 3 months, as seasonal affective disorder (SAD) of reduced sun is a recognized medical condition and no sun for several months is not healthy.
78.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Opposes requiring all building development in the Merivale HRZ zone to meet a minimum of 2 storeys
78.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Reduce the extent of [the High Density Residential Zone] so that it only applies to those areas which are on core transport routes and within 800m walk to a bus stop and which have not had residential investment since the earthquake.
78.6		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.30 - Building height in the High Density Residential Zone within the Central City	Support	Supports ways to reduce the months of no sun in Christchurch with 14.15.30 minimum building setbacks
78.7		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.31 - Daylight recession planes in the High Density Residential zone within the Central City	Support	Supports ways to reduce the months of no sun in Christchurch with 14.15.31 daylight recession planes.

Andy Hall

Submitter 79

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
79.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Amend the waterway overlay on the Planning Maps. Would like to have the waterway overlay on the Planning Maps to be stopped at my boundary.

Meg Christie

Submitter 80

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
80.1		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	Amend Appendix 7.5.2 Cycle parking facilities to require future housing developments to provide easy to use, practical and secure cycle parking. This requires the cycle parking to: have sufficient space for multiple bikes and/or larger bikes to be locked up, including electric bikes; be provided indoors and secure; be located on the ground level with no steps; and, exclude the provision of hanging bike racks [that provision is not be changed under changes in PC14].

Vivien Binney

Submitter 81

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
81.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Seek Amendment	Amend proposed provisions for areas set for intensification outside the inner city's Four Avenues by limiting them to three units per site.
81.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Amend proposed provisions for areas set for intensification outside the inner city's Four Avenues by limiting them to three units per site.

81.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend proposed provisions for areas set for intensification outside the inner city's Four Avenues by limiting them to three stories.
81.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Amend proposed provisions for areas set for intensification in suburban areas by limiting them to two stories.
81.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	Amend proposed provisions for areas set for intensification in suburban areas by limiting them to two units per site.
81.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Amend proposed provisions for areas set for intensification in suburban areas by limiting them to two units per site.
81.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Amend proposed provisions for areas set for intensification in suburban areas by limiting them to two units per site.

Naretta Berry

Submitter 82

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
82.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Retain all provisions in PC14 which enable sunlight access to be assessed as a qualifying matter in site development in the Medium Density Residential Zone.
82.2		19 - Planning Maps > 19.9 - Any other QMs	Support	Retain all provisions in PC14 which enable sunlight access to be assessed as a qualifying matter in site development in the Medium Density Residential Zone.
82.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Retain all provisions in PC14 which enable sunlight access to be assessed as a qualifying matter in site development in the Medium Density Residential Zone.

Stephen Osborne

Submitter 83

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
83.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	That the Deans Avenue Precinct does not become a High Density Residential Zone (HRZ Residential), but remains a Medium Density Residential Zone (MRZ Residential). The block South of Mayfair Street (Old Sales Yard) could be treated separately as it would suit HRZ Residential development.
83.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	That the Deans Avenue Precinct does not become a High Density Residential Zone (HRZ Residential), but remains a Medium Density Residential Zone (MRZ Residential). The block South of Mayfair Street (Old Sales Yard) could be treated separately as it would suit HRZ Residential development.

Alice McKenzie

Submitter 84

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
84.1		19 - Planning Maps	Oppose	That the Deans Avenue Precinct remains a Medium Residential Zone.
84.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	The Old Sales Yard area south of Mayfair Street could be treated separately as it would be significantly more suited to a major and properly planned High Residential Development.

Lorraine Raxworthy

Submitter 85

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
85.1		20 - All of Plan	Oppose	Do not wish to see 'infill housing' in our lovely Christchurch suburbs.

Melissa and Scott Alman

Submitter 86

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
86.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Identify Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) as a Residential Character Area
86.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the zoning of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) from High Density Residential to Medium Density Residential
86.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	That sunlight access be better protected by further amending the medium/high density southern boundary recession plane from 50° to 45° from 3m at the boundary
86.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support that limited notification is not precluded for for non-compliances that relate to height and height in relation to boundary
86.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support that limited notification is not precluded for for non-compliances that relate to height and height in relation to boundary
86.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Retain existing Heritage Items on Helmores Lane (IDs 248, 249 & 250)
86.7		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the zoning of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) from High Density Residential to Medium Density Residential

David East

Submitter 87

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
87.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[S]eek[s] clarity around definitions of the Coastal Hazard Management Zone and also the Tsunami Management zone. Clear definitions of the methodology behind such policy and reasoning as to why internationally rejected or highly unlikely scenarios are still being used as the basis for planning

Peter Evans

Submitter 88

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
88.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Harlech Mews and Avonhead rezoned to Residential Suburban Zone
88.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Amend heights to operative Residential Suburban Heights of 8m.

Andrew Evans

Submitter 89

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
89.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2	Oppose	Delete proposed Rule 6.1.7.2.1 and retain the rule as per the Operative District Plan.

		- Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways		
89.2		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Amend Appendix 7.5.7 table 7.5.7.1 Minimum requirements for private ways and vehicle access to retain the operative district plan provisions.
89.3		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Seek Amendment	Amend Rules in Clause 8.9 to enable greater volumes of earthworks to be undertaken without resource consent.
89.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Delete proposed residential design principles in 14.15.1.3a (RD1)
89.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.6 - Landscaped areas for select areas	Oppose	Oppose the proposed provision 14.5.2.2c-e Landscaped area and tree canopy cover.
89.6		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.4 - Site coverage	Support	Support excluding eaves from site coverage calculations.
89.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Seek Amendment	Amend Rule 14.5.2.5 Outdoor living space to require that ground floor [outdoor] living areas have a minimum area of 16sqm (retain current District Plan provision).
89.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support provisions as notified.
89.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Retain Rule 14.5.2.7 Minimum building setbacks, in particular sub-clauses iii and iv.
89.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	Seek amendment to 14.5.2.9 a. i. to require fence heights to be 1.8m (not 1.5m), or; Provide for 1.5m fencing height and amend to have 0.3m above this to be partially transparent.

89.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Amend 14.5.2.10 b. to remove all mention of a single gable exclusion and replace to exclude all roof spaces.
89.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Oppose	Seek to remove requirement for storage space.
89.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Seek the removal of 14.6.1.3 RD2 requiring Residential Design Principles to be a matter of discretion.
89.14		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support provisions as notified.
89.15		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support provisions as notified in particular 14.6.2.3.b iii. and 14.6.2.3.b ii.
89.16		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Oppose the provision as notified.
89.17		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	Seek amendment to 14.5.2.9 a. i. to require fence heights to be 1.8m (not 1.5m), or; Provide for 1.5m fencing height and amend to have 0.3m above this to be partially transparent.
89.18		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose the proposed provisions 14.6.2.7d-f Landscaped area and tree canopy Seek amendment to 14.6.2.7c: alter clause to 'The 20% landscaped area may be provided as a sum across the site, as long as there is a minimum dimension of 0.45m . (was 0.6m).
89.19		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Amend 14.6.2.8. b. to remove all mention of a single gable exclusion and replace to exclude all roof spaces.
89.20		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Support	Support provisions as notified

89.21		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	Retain the current provisions.
89.22		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Oppose	Oppose the provisions as notified and seek to have it removed.
89.23		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Oppose	Oppose proposed provisions and seeks to retain current.
89.24		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Support excluding eaves from site coverage calculations. Delete requirements A-D.
89.25		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Amend Appendix 7.5.7 Table 7.5.7.1 to replace the wording 'for residential activities , the number of residential units' to <u>'for residential activities, the number of residential units or parking spaces whichever is less'.</u>
89.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Amend 14.5.2.10 a. to be 15% of street facing facade to be in glazing (proposed is 20%). or alternatively amend 14.5.2.10e to have concession to being 15% (proposed is 17.5%)
89.27		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Amend 14.6.2.8 a. to be 15% of street facing facade to be in glazing (proposed is 20%). or alternatively amend 14.6.2.8 e. to have concession to being 15% (proposed is 17.5%)

Blair McCarthy

Submitter 90

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
90.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Limit the High Density Residential Zone along Papanui Road north from the Merivale commercial centre to Heaton Street/Innes Road and south from the Papanui commercial centre to Blighs Road. That the area of proposed HRZ in between, particularly around St Andrews College and east of Watford Street, be zoned Medium Density Residential instead of HRZ.
90.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[That residential developments be required to provide on-site carparking]
90.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Limit the High Density Residential Zone along Papanui Road north from the Merivale commercial centre to Heaton Street/Innes Road and south from the Papanui commercial centre to Blighs Road. That the area of proposed HRZ in between, particularly around St Andrews College and east of Watford Street, be zoned Medium Density Residential instead of HRZ.

The Glenara Family Trust

Submitter 91

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
91.1		13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otago Avon River Corridor) Zone > 13.14.4 - Rules - Specific Purpose (Otago Avon River Corridor) Zone > 13.14.4.1 - Activity status tables > 13.14.4.1.3 - Restricted discretionary activities	Seek Amendment	Add to Rule 13.14.4.3 [Sic - 13.14.4.1.3], a Restricted Discretionary Activity status for the construction of residential activities on a site listed in Appendix 13.14.6.2 that do not comply in all respects with the applicable activity and built form standards, along with the appropriate matters of discretion. Such provisions could be modelled on Rule 14.5.1.3 RD15-31 for similar proposals in the Medium Density Residential Zone (MRZ).

91.2		13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.4 - Rules - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.4.1 - Activity status tables > 13.14.4.1.3 - Restricted discretionary activities	Seek Amendment	As an alternative, a provision could be made in Rule 13.14.4.1.3 for a single omnibus Restricted Discretionary Activity (RDA) that cross-refers to Rule 14.5.1.3 RD15-RD31. The Trust does not oppose a limitation of building height to 3 storeys or less on its land, so it does not seek the inclusion of RD14 from the list in Rule 14.5.1.3.
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Andrew Laurie

Submitter 92

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
92.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	The area near and including Ashgrove Tce, Fairview St and Cashmere View St should be a Heritage Value Residential Character zone, and a resource consent should be required before any development can proceed.
92.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	The area near and including Ashgrove Tce, Fairview St and Cashmere View St should be a Heritage Value Residential Character zone, and a resource consent should be required before any development can proceed.
92.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	The area near and including Ashgrove Tce, Fairview St and Cashmere View St should be a Heritage Value Residential Character zone, and a resource consent should be required before any development can proceed.

Wayne Keen

Submitter 93

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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93.1		14 - Residential	Oppose	Assist developers and builders to complete builds on land currently sitting vacant within the city.
93.2		15 - Commercial	Support	Assist developers and builders to complete builds on land currently sitting vacant within the city.

Rebecca Perkins

Submitter 94

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
94.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Remove the areas close to Papanui Road from the High Density Residential zone, especially those that are prone to flooding and do not have nearby stormwater systems that cope with heavy rain.
94.2		20 - All of Plan	Oppose	I object to plan change 14 in its entirety.
94.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose High Density zoning in the Papanui area as increased density would adversely impact this area which has existing high levels of parking demand and traffic movement.

Tom Gilbert

Submitter 95

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
95.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the extent of the proposed high density residential zone along Papanui Road be reduced, to apply only to] those properties with a street frontage to Papanui Rd - not a block back.

Elizabeth Sawers

Submitter 96

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
96.1		19 - Planning Maps	Oppose	Remove proposed High Density Residential Zone area in the Bush Inn/Church Corner area.

Geoff Tune

Submitter 97

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
97.1		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.2 - Daylight recession planes	Seek Amendment	<p>That the proposed provision 14.13.3.2 to be amended to 'buildings shall not project beyond a building envelope constructed by recession planes from points 3 meters (2.3 metres) above boundaries with other sites as shown in Appendix 14.16.2, withreplaced MDRS angles i.e 55° (diagram C) except that:</p> <p>i. where an internal boundary of a site abuts an access lot, access strip, or access to a rear lot, the recession plane may be constructed from points 2.3 metres above the furthest boundary of the access lot, access strip, or access to a rear lot or any combination of these areas;</p> <p>ii. where buildings on adjoining sites have a common wall along an internal boundary the recession planes shall not apply along that part of the boundary covered by such a wall.</p> <p>iii. Where the building is located in a Flood Management Area, the exemptions in Rule 5.4.1.3 apply (for activities P1-P4 in Table 5.4.1.1b).'</p> <p>[The proposed amendments in relation to height at boundary are the same as currently proposed in PC14].</p>

Hilton Smith

Submitter 98

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
98.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<i>[Re: Character Areas]</i> Proposes to introduce a resource consent requirement as a restricted discretionary activity. Not supportive of Council proposed set of rules as seeking amendment to 9.3.4 Rules - Historic Heritage, 9.3.4.1. Activity Status Tables.
98.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	<i>[Re: Character Areas]</i> Proposes to introduce a resource consent requirement as a restricted discretionary activity.
98.3		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards	Seek Amendment	<i>[Re: Character Areas]</i> Proposes to introduce a resource consent requirement as a restricted discretionary activity.

Ezzie Smith

Submitter 99

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
99.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Not Stated	<i>[Re: Character Areas]</i> Proposes to make development in character areas a restricted discretionary activity.
99.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Not Stated	<i>[Re: Character Areas]</i> Proposes to make development in character areas a restricted discretionary activity.
99.3		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards	Not Stated	<i>[Re: Character Areas]</i> Proposes to make development in character areas a restricted discretionary activity.

Mary Clay

Submitter 100

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
100.1		20 - All of Plan	Oppose	Oppose plan change 14 in its entirety.
100.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Increases in density should be focused on the central city and around key hubs such as Riccarton or Northland
100.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Proposed recession planes have the potential to result in poor outcomes that affects access to sunlight and privacy.
100.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Proposed recession planes have the potential to result in poor outcomes that affects access to sunlight and privacy.
100.5		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	The exemptions proposed, particularly the high accessibility exemption, is based on unsupported conclusions and presumptions. Furthermore, some of the models used contain presumptions that are inconsistent with conditions that actually exist.

Ross Pheloung

Submitter 101

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
101.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose Medium Density Residential Zone on Cashmere View Street, and surrounding streets.
101.2		19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Cashmere View Street and surrounding streets should be within a Character Area.

Zhijian Wang

Submitter 102

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
102.1		3 - Strategic Directions > 3.1 - Introduction	Not Stated	<p>Adding medium-density and high-density housing to established neighborhoods is not an ideal solution. Infrastructure will not be able to cope with demand, infrastructure improvements will be costly and impact on rates, and there will be further interruption with excavations and road closures.</p> <p>There will be increased concrete and asphalt footprints and reduced garden areas, affecting the natural infiltration of rainwater, increasing the burden on infrastructure and that may cause flooding. There will be an associated impact on Christchurch's brand as a Garden City, which has taken time to develop.</p> <p>Instead, the urban-rural fringe area should be developed with medium and high density residential areas within 20-30 minutes of the City Centre. This is the ideal living and working environment where infrastructure can be planned and constructed according to the needs of the next 30 years. Funding would be from investors and developers, reducing financial pressure on the City Council and maintaining the stability of rates. Construction will not affect the traffic in the city.</p>
102.2		19 - Planning Maps > 19.2 - HRZ Zoning	Not Stated	<p>Adding medium-density and high-density housing to established neighborhoods is not an ideal solution. Infrastructure will not be able to cope with demand, infrastructure improvements will be costly and impact on rates, and there will be further interruption with excavations and road closures.</p> <p>There will be increased concrete and asphalt footprints and reduced garden areas, affecting the natural infiltration of rainwater, increasing the burden on infrastructure and that may cause flooding. There will be an associated impact on Christchurch's brand as a Garden City, which has taken time to develop.</p> <p>Instead, the urban-rural fringe area should be developed with medium and high density residential areas within 20-30 minutes of the City Centre. This is the ideal living and working environment where infrastructure can be planned and constructed according to the needs of the next 30 years. Funding would be from investors and developers, reducing financial pressure on the City Council and maintaining the stability of rates. Construction will not affect the traffic in the city.</p>

102.3		19 - Planning Maps > 19.1 - MRZ Zoning	Not Stated	<p>Adding medium-density and high-density housing to established neighborhoods is not an ideal solution. Infrastructure will not be able to cope with demand, infrastructure improvements will be costly and impact on rates, and there will be further interruption with excavations and road closures.</p> <p>There will be increased concrete and asphalt footprints and reduced garden areas, affecting the natural infiltration of rainwater, increasing the burden on infrastructure and that may cause flooding. There will be an associated impact on Christchurch's brand as a Garden City, which has taken time to develop.</p> <p>Instead, the urban-rural fringe area should be developed with medium and high density residential areas within 20-30 minutes of the City Centre. This is the ideal living and working environment where infrastructure can be planned and constructed according to the needs of the next 30 years. Funding would be from investors and developers, reducing financial pressure on the City Council and maintaining the stability of rates. Construction will not affect the traffic in the city.</p>
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Damian Blogg

Submitter 103

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
103.1		20 - All of Plan	Oppose	[That further consultation and assessment is undertaken]
103.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] increased density [is] focused on the central city and key hubs such as Riccarton or Northlands
103.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[Lower recession planes]
103.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[Lower recession planes]
103.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seeks to remove Low Public Accessibility Areas qualifying matter.

Ann Clay

Submitter 104

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
104.1		20 - All of Plan	Oppose	[That further consultation and assessment is undertaken]
104.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] increases in density [are] focused on the central city and around key hubs such as Riccarton or Northlands
104.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[Lower recession planes]
104.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[Lower recession planes]
104.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Remove Low Public Accessibility Areas QM]

Te Whare Roimata

Submitter 105

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
105.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Remove High Density Residential zoning in Inner City East]
105.2		20 - All of Plan	Seek Amendment	That the present market-led, compact city model favoured in Plan Change 14 is replaced by the notion of the "Just City" now advanced in the literature as the means of addressing the distributive inequalities of urban growth which sees equity and urban justice put at the centre of planning decisions.
105.3		6 - General Rules and Procedures > 6.1 -	Seek Amendment	New Qualifying Matter for the provision of affordable housing:

		Noise > 6.1.9 - 6.1A - Qualifying Matters		<ul style="list-style-type: none"> the adoption of the American approach to urban development which requires a percentage of new developments being set aside to house low income dwellers; or the development of an Inclusionary Housing Plan which requires new residential developments to pay an “affordable housing financial contribution” similar to that adopted by the Queenstown Council. The money collected from this financial contribution would then be given to Community Housing providers to help fund replacement affordable housing ideally in neighbourhoods such as the Inner City East.
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Karyn Butler

Submitter 106

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
106.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the Council amends the Housing and Business Choice Plan Change 14 (PC14) from the proposed High Density Residential Zone (HRZ) in a continuous strip parallel to Papanui Road through Strowan (stretching from Papanui Road to Watford Street) to a Medium Density Residential Zone (MRZ). In particular, the residential area of Watford Street, Christchurch.
106.2		19 - Planning Maps > 19.2 - HRZ Zoning	Support	That the Council amends the Housing and Business Choice Plan Change 14 (PC14) from the proposed High Density Residential Zone (HRZ) in a continuous strip parallel to Papanui Road through Strowan (stretching from Papanui Road to Watford Street) to a Medium Density Residential Zone (MRZ). In particular, the residential area of Watford Street, Christchurch.

Heather Woods

Submitter 107

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
107.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Add Tiny Homes to the definitions of the District Plan "Tiny Home a. any structure or part of a structure, whether permanent, moveable or immovable; and/or b. any erection, reconstruction, placement, alteration or demolition of any structure or part of any structure within, on, under or over the land; and c. any vehicle, trailer, tent, marquee, shipping container, caravan or boat, whether fixed or moveable, used on-site as a residential unit or place of business or storage."
107.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Enable tiny houses in all zones
107.3		14 - Residential	Seek Amendment	<i>For the inclusion of Transportable Homes to be included in all discussions regarding housing.</i>
107.4		14 - Residential	Seek Amendment	<i>To permit and promote the development of Transportable Housing Community Hubs</i>
107.5		14 - Residential	Seek Amendment	<i>That the CCC will accept the importance of Transportable Housing Community Hubs.</i>
107.6		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	<i>Amend 14.4.1.1 Permitted activities To include Transportable Homes as of right in any location, and in whichever way is going to contribute to the CCC objectives of intensifying housing in greater Christchurch.</i>
107.7		14 - Residential	Support	<i>I accept these criteria PROVIDING:</i> <i>a) social housing complexes, and groups of older person's housing units where all the buildings are single storey may be developed by Community Minded Private Companies. Not just not for profit agencies and government agencies. Private Companies can provide this type of housing using transportable houses in a much</i>

				<i>more timely and cost efficient manner than the agencies currently preferred by CCC. Community Facilities such as a Communal Hall, plus storage, yard space, clotheslines, parking would still all be provided .</i>
107.8		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	<i>Amend 14.13.1.1</i> For CCC to permit Qualifying Sites to be located in ANY Residential Suburban zone, not just the transitional residential suburban zone.
107.9		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	<i>Apply 14.13.1.2 and 14.13.1.3 to tiny house</i> development in all Residential Suburban and Medium Density Zones.
107.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	<i>Apply 14.13.1.2 and 14.13.1.3 to tiny house</i> development in all Residential Suburban and Medium Density Zones.
107.11		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Support	<i>Support 14.13.3.5 - provided CCC include provision for transportable homes</i>
107.12		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Support	<i>Support 14.13.3.7 provided Transporable homes are provided for</i>
107.13		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	<i>Support 14.13.4.7 provided transportable homes are provided for</i>
107.14		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.8 - Service, storage, and waste management spaces	Seek Amendment	<i>Support 14.13.4.8. provided CCC is to provide for Transportable Homes Hubs within this criteria.</i>
107.15		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.10 - Acoustic Insulation	Seek Amendment	<i>Support 14.13.3.10 on the basis</i> CCC is to provide for Transportable Homes Hubs
107.16		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism >	Seek Amendment	<i>Support 14.13.3.12 on the basis</i> CCC is to provide for Transportable Homes Hubs within this criteria.

		14.13.3 - Built form standards > 14.13.3.12 - Maximum building coverage within Enhanced development mechanism areas		
107.17		14 - Residential > 14.14 - DELETE Rules - Community Housing Redevelopment Mechanism	Seek Amendment	Reinstate sub-chapter 14.14 - Community Housing Development Mechanism
107.18		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	Seek a decrease of the net floor area requirements of homes such as minordwellings.
107.19		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	Enable the option for outdoor living spaces to be shared or partially shared withneighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied byshared greenspaces.
107.20		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	Amend 14.4.2.1. To increase the number of dwellings per 450sqm site from 2 (1x residential unit and1x minor dwelling) to 3 as a permitted activity, as long as they are only 1 storey (or limited to 4-5m high).
107.21		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Amend 14.3.3.3. to reduce building height to a max of 5m IF there are 3 dwellings per 450sqm site.
107.22		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	Amend 14.4.3.5 To enable the option for outdoor living spaces to be shared or partially shared withneighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied byshared greenspaces.
107.23		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density	Seek Amendment	Amend 14.4.3.9 to reduce the minimum road boundary building setback from typically 4.5m to theMDRS Front yard minimum of 1.5m (height at that point is governed by the recession plane).

		Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback		
107.24		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism	Seek Amendment	Amend 14.13 to enable Qualifying Sites to be located in ANY Residential Suburban zone, (not just the Residential Suburban Density Transition Zone).
107.25		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	Amend 14.13.4.5 to decrease the net floor area requirements of these homes (e.g. by 33%). The current net floor area requirements are not aligned with the MDRS which has no such restrictions.
107.26		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	Amend 14.13.4.7 To enable the option for outdoor living spaces to be shared or partially shared with neighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied by shared greenspaces.
107.27		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Amend 19.4 to remove the Qualifying Matter of "Low Public Transport Accessibility Area" in this area from 100 to 193 Wainoni Road (and further afield), or on all roads on regular bus stops to the central city.
107.28		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	Amend the zoning of 157 to 193 Wainoni Road (and further afield), to "Medium Density Residential Zone" because the Qualifying Matter of "Tsunami Management Area" only applies to a small part of the properties, and is less of a risk than places like Marine Parade that are "Medium Density Residential Zone" with the Qualifying Matter of "Tsunami Management Area" applying to the whole property.
107.29		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Amend zoning 135 to 185 Wainoni Road (and further afield), to "Medium Density Residential Zone" because the Qualifying Matter of "Water body Setback" only applies to a very small (5m wide) part of the properties, and is less of a risk than places like Marine Parade that are "Medium Density Residential Zone" with the Qualifying Matter of "Coastal Hazard Medium Risk Management Area" applying to the whole property.
107.30		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend zoning of this area from ~100 to ~300 Wainoni Road (and further afield), to "Medium Density Residential Zone" because it is close to all required amenities - closer than many other areas that are already "Medium Density Residential Zone".
107.31		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Amend zoning to remove the Qualifying Matter of "Low Public Transport Accessibility Area" on all of Keyes Road (and further afield), or on all roads on regular bus routes to the central city.

107.32		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	Amend zoning for the Residential Suburban portion of Keyes Road, to “Medium Density Residential Zone” because the Qualifying Matter of “Tsunami Management Area” is not sufficient risk by itself as it is less of a risk than places like Marine Parade and 286 to 388 Keyes Road that are “Medium Density Residential Zone” with the Qualifying Matter of “Tsunami Management Area” and also “Coastal Hazard Medium Risk Management Area” applying to the whole property.
107.33		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.4 - Location qualifying standards	Seek Amendment	<p>Amend 14.13.1.4 to apply the following</p> <p>A. 800 metres EDM walking distance of:</p> <p><i>I. A Commercial Business City Centre Zone , or Commercial Mixed use Zone.</i></p> <p><i>II. A supermarket of not less than 1000m² gross floor area - except that B does not apply to EDM in the Residential Banks Peninsula Zone;</i></p> <p><i>B. 800 metres EDM walking distance of either a primary or intermediate school;</i></p> <p><i>C. 400 metres EDM walking distance of an Open Space 2 Zone or an Open Space 1 Zone that has an area greater than 4000m²;</i></p>
107.34		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	Delete Rule 14.13.1.1
107.35		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	To consider and accept that the use of single storey Transportable Homes
107.36		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.4 - Site coverage	Seek Amendment	<i>[In relation to 14.4.2.4 a. ii.] [Seeks that] social housing complexes, and groups of older person’s housing units where all the buildings are single storey may be developed by Community Minded Private Companies. Not just not for profit agencies and government agencies. Private Companies can provide this type of housing using</i>

				<i>transportable houses in a much more timely and cost efficient manner than the agencies currently preferred by CCC. Community Facilities such as a Communal Hall, plus storage, yard space, clotheslines, parking would still all be provided .</i>
107.37		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	<i>[In relation to 14.4.2.5 iii.] [Seeks that] social housing complexes, and groups of older person's housing units where all the buildings are single storey may be developed by Community Minded Private Companies. Not just not for profit agencies and government agencies. Private Companies can provide this type of housing using transportable houses in a much more timely and cost efficient manner than the agencies currently preferred by CCC. Community Facilities such as a Communal Hall, plus storage, yard space, clotheslines, parking would still all be provided .</i>

Charles Etherington

Submitter 108

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
108.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Remove High Density Residential zoning in the inner suburbs
108.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Remove Medium Density Residential zoning in the inner suburbs
108.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose Medium Density Residential provisions in the inner suburbs.
108.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose High Density Residential provisions in the inner suburbs.

Kaye Thomson

Submitter 109

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
109.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose more permissive height in relation to boundary rule for Paparoa Street residential properties.
109.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose High Density Residential Zone on Paparoa Street properties, and High Density Residential Zone to be located within walking distance to Northlands Mall.

Marie Mullins

Submitter 110

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
110.1		19 - Planning Maps > 19.1 - MRZ Zoning	Support	Supports the zoning of property at 18 Kauri Street as medium density.
110.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose Airport Noise Influence Area that overlays a small part of the site at 18 Kauri Street as it would restrict future development that would not accord with the intent of the proposed Medium Density Rules.
110.3		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose the Airport Noise Influence Area that goes that overlays a small part of the site at 18 Kauri Street.
110.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose Riccarton Bush Interface Area qualifying matter.
110.5		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose Riccarton Bush Interface qualifying matter.

Andrew Butler

Submitter 111

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
111.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the proposed High Density Residential Zone (HRZ) in a continuous strip parallel to Papanui Road through Strowan (stretching from Papanui Road to Watford Street) to a Medium Density Residential Zone (MRZ). In particular, the residential area of Watford Street, Christchurch
111.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the proposed High Density Residential Zone (HRZ) in a continuous strip parallel to Papanui Road through Strowan (stretching from Papanui Road to Watford Street) to a Medium Density Residential Zone (MRZ). In particular, the residential area of Watford Street, Christchurch

Nikki Smetham

Submitter 112

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
112.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[Retain Sunlight Access Qualifying Matter]
112.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Retain Sunlight Access and Low Public Transport Accessibility Qualifying Matters]
112.3		19 - Planning Maps > 19.4 - QM - Low PT	Support	[Retain Low Public Transport Accessibility Qualifying Matter]
112.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	[Retain minimum storage standard]
112.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Seek a guarantee that the financial contributions collected by CCC will indeed be used for offsite replacement tree planting, and not for general revenue gathering (i.e. reallocated for maintenance or roading infrastructure).

112.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	[Require] monitoring of trees required as part of a development where they are relied on for mitigation of higher density development
112.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Seek Amendment	Seek a reduced tree canopy coverage, based on 10 years growth (a common measure for tree size), which is more likely to be achieved and maintained at this scale.
112.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Retain Sunlight Access Qualifying Matter]
112.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Retain Sunlight Access Qualifying Matter]
112.10		8 - Subdivision, Development and Earthworks	Support	[Retain provisions requiring that Crime Prevention Through Environmental Design (CPTED) principles are considered and complied with]
112.11		14 - Residential	Support	[Retain provisions requiring that Crime Prevention Through Environmental Design (CPTED) principles are considered and complied with]
112.12		15 - Commercial	Support	[Retain provisions requiring that Crime Prevention Through Environmental Design (CPTED) principles are considered and complied with]
112.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	[Retain minimum storage standard]
112.14		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support the proposed standards: <ul style="list-style-type: none"> • A minimum 20% tree canopy at maturity for residential subdivision and/or development in residential zones • A 15% tree canopy at maturity for roads reserves vested with CCC

				<ul style="list-style-type: none"> Payment of financial contributions to CCC where the above (either in full or part) are not met.
112.15		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone)	Seek Amendment	[Require] Provision for common electric car charging stations on development sites
112.16		20 - All of Plan	Seek Amendment	[Clarify and strengthen] these matters: <ul style="list-style-type: none"> The monitoring process Increased stormwater generally
112.17		14 - Residential	Seek Amendment	Resolve these matters: <ul style="list-style-type: none"> Reduced internal privacy, ie avoid window to window views, Compatible scale with surrounding residential suburb The potential oversupply of one typology that may adversely impact on good urban design, diversity and character.
112.18		14 - Residential > 14.7 - Rules - Residential Hills Zone	Seek Amendment	Queries the Suitability of residential hill zones [for intensification due to] - increased stormwater runoff, erosion of views with adverse effects on amenity and investment.
112.19		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.4 - Roads	Seek Amendment	[Require] a wider minimum berm size in road reserves.

Sally Wihone

Submitter 113

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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113.1		14 - Residential	Seek Amendment	Provide for accessible parking spaces and wheelchair accessibility on footpaths within residential zones.
113.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Provide for accessible parking spaces and wheelchair access along footpaths in residential suburban areas.
113.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	<p>Provide for accessible parking spaces, accesses and crossing points on public roads that accommodate older persons and wheelchairs where density is increased in residential zones and results in increased car parking on roads.</p> <p>[Provision 7.4.3.7 is concerned with providing pedestrian access in accordance with Appendix 7.5.7, which sets requirements to pathway width and access to buildings]</p>

Connor McIver

Submitter 114

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
114.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Low public transport accessibility is a weak qualifying matter. This issue can be remedied by communicating with ECan to add service as and when required. All other qualifying matters seem sensible but [submitter] submit[s] that this one is not. Perhaps development contributions could be sought to cover any capital outlay required to increase service in these areas.
114.2		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Seek Amendment	Seeks new rule to require minimum building height for houses to be built to two storeys in the zone at risk of tsunami damage. This would give occupants somewhere to go if they cannot evacuate to higher ground in time.

114.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the walkable catchments for the central city and other centres to 1.8km for the central city and 1.2km for other centres.
114.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the walkable catchments for the central city and other centres to 1.8km for the central city and 1.2km for the other centres.
114.5		20 - All of Plan	Seek Amendment	Please look at the way Auckland Council has consulted on their equivalent plan changes. That was significantly easier to engage with than this.
114.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter.

Baden McArdle

Submitter 115

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
115.1		14 - Residential	Support	Retain as notified

Russell Fish

Submitter 116

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
116.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Oppose	Review the 'Industrial Interface' Qualifying Matter, with a view to remove the designation where it is not already an historically established principle.
116.2		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Oppose	Review the 'Industrial Interface' Qualifying Matter, with a view to remove the designation where it is not already an historically established principle.
116.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Review the 'Industrial Interface' Qualifying Matter, with a view to remove the designation where it is not already an historically established principle.

116.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Review the 'Industrial Interface' Qualifying Matter, with a view to remove the designation where it is not already an historically established principle.
116.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Oppose	Review the 'Industrial Interface' Qualifying Matter, with a view to remove the designation where it is not already an historically established principle.
116.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Review the 'Industrial Interface' Qualifying Matter, with a view to remove the designation where it is not already an historically established principle.

Ian Tinkler

Submitter 117

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
117.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	It is important that Christchurch be developed in a sustainable way.
117.2		20 - All of Plan	Support	It is important that Christchurch be developed in a sustainable way.
117.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	In areas that are excluded due to infrastructure (like Shirley, as a result of the sewerage system), indicate the cost of mitigation by replacing the inadequate system to allow greater use of that land. Consider migration paths for flooding.
117.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Clarify how often developers remove existing trees and then apply for new buildings. Clarify methods to ensure that the canopy is maintained after the development of the dwelling.

				Clarity how will Christchurch residents be assured that the canopy is being grown to offset the lack of canopy by developers?
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Spreydon Lodge Limited

Submitter 118

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
118.1		15 - Commercial > 15.15 - Appendices > 15.15.3 - Appendix - Town Centre Zone (North Halswell) Outline Development Plan	Oppose	Delete the main street, civic square/village green and green corridor from the ODP for North Halswell(contained at Appendix 15.15.3 Town Centre Zone (North Halswell) ODP).
118.2		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell	Seek Amendment	<p>Delete reference to main street at Clause 8.10.4.C (a)(i) 'Development Form and Design' as follows:</p> <p>8.10.4.C Development Form and Design</p> <p>a. The following design elements and features are relevant considerations in exercising control over thematters in Rules 8.7.1 - 8.7.4 or the matters for discretion in 8.8. They are not requirements for thepurposes of Rule 8.6.11(a) or Rule 14.12.2.16.</p> <p>i. This development area new neighbourhood is to be established around the Key Activity Centre(zoned Commercial Core-Town centre) proposed as a mixed use village centred focused around a main street. This will form a focus for the community.</p>

		Outline Development Plan		
118.3		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.2 - Policy - Comprehensive approach to development of the North Halswell and Belfast/ Northwood Key Activity Centres	Seek Amendment	Amend Policy 15.2.2.2 'Comprehensive approach to development of the North Halswell and Belfast/ Northwood Key Activity Centres' to remove reference to main street at part 15.2.2.2(b)(ii) as follows: b. Require development within the North Halswell Key Activity Centre to: ii. provide high quality public open spaces, a strong main street with a concentration of finer grain retailing, and strong linkages between key anchor stores;
118.4		15 - Commercial > 15.14 - Rules - Matters of control and discretion >	Seek Amendment	Delete Matters of Discretion Rule 15.14.4.3.2(a)(i) 'Commercial layout' as it references the requirement to have a critical mass of activity centred upon the Main Street as follows: 15.14.4.3.2 Commercial layouta. The extent to which development: i. ensures a critical mass of activity is centred upon the open air Main Street including an appropriate balance of large format retail activity and concentration of finer grain commercial activities; ii. supports a retail mix (large format and finer grain retailing) which ensures the centre meets its role as a District Town Centre and Key Activity Centre and meets the needs of the catchment population; and iii. functions operationally and visually as an integrated commercial entity

		<p>15.14.4 - Matters of discretion for area-specific standards ></p> <p>15.14.4.3 - Area-specific rules - Matters of discretion - Town Centre Zone (North Halswell) Outline Development Plan area ></p> <p>15.14.4.3.2 - Commercial layout</p>		
118.5		<p>15 - Commercial > 15.14 - Rules - Matters of control and discretion ></p> <p>15.14.4 - Matters of discretion for area-specific standards ></p> <p>15.14.4.3 - Area-</p>	Seek Amendm ent	<p>Delete Matters of Discretion Rule 15.14.4.3.4(a)(i-iii) 'Transport' as it references the main street, public transport interchange and carparking area as follows: 15.14.4.3.4 Transporta) The extent to which development: i. provides for an easily accessible, readily visible public transport interchange located centrally within the commercial core of the Key Activity Centre; ii. provides car parking areas as shared spaces, available for shared use, which does not visually or physically dominate the area; i iii. provides for pedestrian priority within the retail core, particularly in respect to the open air mainstreet environment;</p>

		specific rules - Matters of discretion - Town Centre Zone (North Halswell) Outline Development Plan area > 15.14.4.3.4 - Transport		
118.6		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.4 - Matters of discretion for area-specific standards > 15.14.4.3 - Area-specific rules - Matters of discretion - Town Centre Zone (North Halswell) Outline	Seek Amendment	Delete Matters of Discretion Rule 15.1314.4.3.5 'Civic Square' as it refers to the civic square as illustrated within the ODP for North Halswell.15.1314.4.3.5 Civic Squarea. The extent to which development:i. connects the civic square and the Main Street, both visually and physically;ii. provides for a civic square of a sufficient size to allow for a range of community activities, events and interaction; andiii. provides a high quality civic square laid out and designed in a manner that achieves a high quality and safe, open space environment.

		Developme nt Plan area > 15.14.4.3.5 - Civic Square		
118.7		15 - Commercial > 15.15 - Appendices > 15.15.3 - Appendix - Town Centre Zone (North Halswell) Outline Developme nt Plan	Seek Amendm ent	Opposes the inclusion of the transport interchange, main street, civic square/village green and green corridor as illustrated within the ODP for North Halswell (contained at Appendix 15.15.3) and seek to have them removed (Figure 1).

				<p>Appendix 15.15.3 Commercial Core Town Centre Zone (North Halfway) Outline Development Plan</p> 
118.8		15 - Commercial	Seek Amendm ent	Such further or other relief, or other consequential or other amendments, as are considered appropriate and necessary to address the concerns set out in this submission.

Tracey Strack

Submitter 119

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
119.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or,</p> <p>If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential</p>
119.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	<i>[Helmores Lane, Desmond Street and Rhodes Street to Rossall Street0]</i> this area should not be zoned highdensity.
119.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas
119.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<ul style="list-style-type: none"> • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
119.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	<ul style="list-style-type: none"> • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.

119.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	<ul style="list-style-type: none"> • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
119.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	<ul style="list-style-type: none"> • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
119.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	<p>Any further or other decisions that achieve the outcomes sought by this submission, or are required as a consequence of the relief we seek:</p> <ul style="list-style-type: none"> • That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Plan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or, • If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.

119.9		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	<p>Any further or other decisions that achieve the outcomes sought by this submission, or are required as a consequence of the relief we seek:</p> <ul style="list-style-type: none"> • That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Plan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or, • If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
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Sandra Caldwell

Submitter 120

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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120.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Rezone Paparoa Street from High Density Residential and Medium Density Residential to Residential Suburban.
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120.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Rezone Paparoa Street from High Density Residential and Medium Density Residential to Residential Suburban.
120.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Rezone Paparoa Street from High Density Residential and Medium Density Residential to Residential Suburban.

Cameron Matthews

Submitter 121

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
121.1		15 - Commercial	Seek Amendment	<p>Remove (or substantially revise, as per attached submission) specific Qualifying Matters:</p> <ul style="list-style-type: none"> • Sunlight Access • Residential Character Area • Airport Noise Contour • Riccarton Bush Interface • Low Public Transport Accessibility Area <p>Promote specific centres to at least Local Centre (Medium) and rezone adjacent/nearby blocks with at least MRZ + Local Centre Intensification Precinct, or HRZ, or equivalent:</p> <ul style="list-style-type: none"> • Addington • Lyttelton • Sumner • Sydenham South • Wigram

				<p>Further up-zone areas, with for example HRZ or MUZ within:</p> <ul style="list-style-type: none"> • Walkable catchment of all Core Bus Routes • Some buffer zone of all Major Cycle Routes • Walkable catchment of Addington railway station, and other rail-adjacent suburbs such as Hornby, Addington, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley, and Lyttelton.
121.2		19 - Planning Maps	Seek Amendment	<ul style="list-style-type: none"> • Remove (or substantially revise, as per attached submission) specific Qualifying Matters: • Sunlight Access • Residential Character Area • Airport Noise Contour • Riccarton Bush Interface • Low Public Transport Accessibility Area <p>Remove the low-density zones/precincts and re-zone affected sites such that they are consistent with MDRS and NPS-UD:</p> <ul style="list-style-type: none"> • Residential Suburban zone • Residential Hills Zone • Residential Hills Precinct • Residential Mixed Density Precinct - Redmund Spur <p>Promote specific centres to at least Local Centre (Medium) and rezone adjacent/nearby blocks with at least MRZ + Local Centre Intensification Precinct, or HRZ, or equivalent:</p> <ul style="list-style-type: none"> • Addington • Lyttelton • Sumner • Sydenham South • Wigram <p>Further up-zone areas, to for example HRZ or MUZ within:</p> <ul style="list-style-type: none"> • Walkable catchment of all Core Bus Routes • Some buffer zone of all Major Cycle Routes

				<ul style="list-style-type: none"> Walkable catchment of Addington railway station, and other rail-adjacent suburbs such as Hornby, Addington, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley, and Lyttelton.
121.3		13 - Specific Purpose Zones	Support	
121.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Requests removal of the Sunlight Access Qualifying Matter.
121.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes the sunlight access qualifying matter.
121.6		19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Request removal of the Cashmere [Character Areas]: (Hackthorn Road), Beckenham Loop, Roker and Penrith [streets].
121.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Oppose	Request removal of the Cashmere [Character Areas]: (Hackthorn Road), Beckenham Loop, Roker and Penrith [streets].

121.8		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> • make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or, • re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet the indoor design sound levels already specified in the operative Christchurch District Plan
121.9		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> • make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or, • re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet the indoor design sound levels already specified in the operative Christchurch District Plan
121.10		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> • make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or,

				<ul style="list-style-type: none"> re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet the indoor design sound levels already specified in the operative Christchurch District Plan
121.11		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or, re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet the indoor design sound levels already specified in the operative Christchurch District Plan
121.12		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or, re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet the indoor design sound levels already specified in the operative Christchurch District Plan
121.13		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or, re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet

				the indoor design sound levels already specified in the operative Christchurch District Plan
121.14		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone	Seek Amendment	<p>Amend the Airport Noise Qualifying Matter to either:</p> <ul style="list-style-type: none"> • make all relevant activities within the Airport Noise Contour Restricted Discretionary, contingent on their meeting the indoor design sound levels already specified in the operative Christchurch District Plan 15, or, • re-zone sites within the Airport Noise Contour to a Medium Residential Zone, High Residential Zone or any other zone that would otherwise apply, and amend those zone's rules to require any permitted activity within the Airport Noise Contour to meet the indoor design sound levels already specified in the operative Christchurch District Plan
121.15		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Request removal of the Riccarton Bush Interface Qualifying Matter.
121.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Request removal of the Riccarton Bush Interface Qualifying Matter.
121.17		19 - Planning Maps > 19.10 - Any other zones	Oppose	Remove Residential Mixed Density Precinct – Redmund Spur and Residential Hills zoning, applying MDRS and NPS-UD, as applicable.
121.18		14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	Remove Residential Mixed Density Precinct – Redmund Spur and Residential Hills zoning, applying MDRS and NPS-UD, as applicable.

121.19		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	The Low Public Transport Accessibility Qualifying Matter should be removed from the proposal because its spatial extent is incorrectly identified, including some of the city's premier public transport routes.
121.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Waive HIRTB recession plane for parts of building in front 20m of a site (optionally for the rest of the site also) which are setback by more than around 3-5m from side/rear boundaries.
121.21		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Remove 10m High Density Residential Zone building separation rule – 14.6.2.5.
121.22		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Increase the maximum permitted height within the Height in Relation to Boundary exemption in the High Density Residential Zone to 18-21m for the front 20m of a site, for 6-storey enablement in the High Density Residential Zone. Consider retaining 14m permitted height limit for rest of site.
121.23		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status	Support	Increase number of permitted units in the High Density Residential Zone to at least 6.

		tables > 14.6.1.1 - Permitted activities		
121.24		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Change Addington to a Medium Local Centre.
121.25		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Lyttleton should qualify as a Local Centre (Medium) [and] gain commensurate permitted density within the centre and in the surrounding neighbourhood.
121.26		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Remove Strategic Objectives 3.3.7(a)(i)(A), (B), and (D) and replace these with Policy 1 of the NPS-UD.
121.27		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Re-zone areas to at least 4-storeys within walkable catchments from Core Bus Routes (Orbiter, #1, #3, #5, #7, and eventually any future Core Bus Routes such as the #28).
121.28		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Re-zone areas to at least 4-storeys within walkable catchments of Major Cycle Routes.
121.29		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	The area around the existing passenger rail station in Addington and around other feasible station locations such as Hornby, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley and Lyttelton, should be zoned for at least High Density Residential Zone, Mixed Use Zone or equivalent density, such that they are at least above baseline Medium Density Residential Zone density limits.
121.30		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The area around the existing passenger rail station in Addington and around other feasible station locations such as Hornby, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley and Lyttelton, be zoned for at least HRZ, MUZ or equivalent density, such that they are at least above baseline MRZ density limits.
121.31		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Lyttleton should qualify as a Local Centre (Medium) [and] gain commensurate permitted density within the centre and in the surrounding neighbourhood.

121.32		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Sumner should qualify as a Local Centre (Medium) [and] gain commensurate permitted density within the centre and in the surrounding neighbourhood.
121.33		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Sumner should qualify as a Local Centre (Medium) [and] gain commensurate permitted density within the centre and in the surrounding neighbourhood.
121.34		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Wigram should qualify as a Local Centre (Medium) [and] gain commensurate permitted density within the centre and in the surrounding neighbourhood.
121.35		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Wigram should qualify as a Local Centre (Medium) [and] gain commensurate permitted density within the centre and in the surrounding neighbourhood.
121.36		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change Addington to a Medium Local Centre Change the zoning of the area around Addington Centre and Addington MUZ to HRZ (or at least LCIP).
121.37		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change the zoning of the area around Addington Centre and Addington MUZ to HRZ (or at least LCIP).
121.38		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The area around the existing passenger rail station in Addington and around other feasible station locations such as Hornby, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley and Lyttelton, should be zoned for at least HRZ, MUZ or equivalent density, such that they are at least above baseline MRZ density limits.
121.39		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	The area around the existing passenger rail station in Addington and around other feasible station locations such as Hornby, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley and Lyttelton, should be zoned for at least HRZ, MUZ or equivalent density, such that they are at least above baseline MRZ density limits.

121.40		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	<p>Around the Sydenham south commercial area, up-zone sites within blocks containing parts of this commercial centre to match the building height and density limits of the zone (i.e. to 14m).</p>
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121.41		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>Around the Sydenham south commercial area, up-zone sites within blocks containing parts of this commercial centre to match the building height and density limits of the zone (i.e. to 14m).</p>
121.42		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change the zoning of the area around Addington Centre and the Addington Mixed Use Zone to a High Density Residential Zone.
121.43		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change the zoning of the area around Addington Centre and the Addington Mixed Use Zone to a High Density Residential Zone.
121.44		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Change the zoning of the area around Addington Centre and the Addington Mixed Use Zone to a High Density Residential Zone.
121.45		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	The area around the existing passenger rail station in Addington and around other feasible station locations such as Hornby, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley and Lyttelton, should be zoned for at least High Density Residential Zone, Mixed Use Zone or equivalent density, such that they are at least above baseline Medium Density Residential Zone density limits.

121.46		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Around the Sydenham south commercial area, up-zone sites within blocks containing parts of Local Centre Zones from Medium Density Residential Zone to High Density Residential Zone to match the building height and density limits of the zone (i.e. to 14m).
121.47		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Around the Sydenham south commercial area, up-zone sites within blocks containing parts of Local Centre Zones from Medium Density Residential Zone to High Density Residential Zone to match the building height and density limits of the zone (i.e. to 14m).

Philip Rance

Submitter 122

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
122.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Opposes the increased level of housing intensification in areas indicated by the Council.
122.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes the increased level of housing intensification in areas indicated by the Council.

Murray Walsh

Submitter 123

Original Submission Number	Further Submission No	Provision	Position	Decision Requested						
123.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	<div>Introduce a resource consent requirement as a restricted discretionary activity to help us better protect Character Areas. The following rules are proposed:</div> <div>Proposed Rules (Medium Density Residential Zone)</div> <table><tr><th>Activity Status</th><th>Activity within a Character Area Overlay</th><th>Activity if not in a Character</th></tr><tr><td></td><td></td><td></td></tr></table>	Activity Status	Activity within a Character Area Overlay	Activity if not in a Character			
Activity Status	Activity within a Character Area Overlay	Activity if not in a Character								

						Area Overlay	
					Permitted	Within any Character Area Overlay, the interior conversion of an existing residential unit into two residential units.	No equivalent rule – no density limit
					Controlled	<p>In a Character Area Overlay,</p> <p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p> <p>i. less than 5 metres in height; and</p> <p>ii. meets the built form standards applicable to the</p>	

					<p>Character Area Overlay within which it is located.</p> <p>b. Any application arising from this rule shall not be limited or publicly notified.</p>		
				Restricted Discretionary	Residential units in the Character Area Overlay that do not meet Rule 14.5.3.2.7 – Number of residential units per site – maximum of 2 residential units per site.	No density limit.	
				Restricted Discretionary	<p>Within a Character Area Overlay:</p> <p>a. The demolition or removal of a building</p>		

					<p>greater than 30m² on the site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development .</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p> <p>ii. to fences that meet the applicable built form standard 14.5.3.2.12</p>		
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					<p>for that Character Area;</p> <p>iii. to accessory buildings that are less than 30m2 and located to the rear of the main residential unit on the site and are less than 5 metres in height; iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p> <p>c. Activities that do not meet Built Form standard 14.5.3.2.6. d. Any</p>		
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					application arising from this rule shall not be limited or publicly notified.		
					Building height controls (dependent on the area, but the current Character Areas have 7m and 5.5 height limits proposed)	In most places, 11 metres	
					<p>Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping 		

					<ul style="list-style-type: none">- setbacks (larger than typical)- building coverage- outdoor living space requirements- minimum glazing facing the street- fencing- garaging and car ports- building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow.</p> <p>If these rules are not met, resource</p>		
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				<table><tr><td></td><td>consent is needed (restricted discretionary activity status).</td><td></td></tr><tr><td></td><td></td><td></td></tr></table>		consent is needed (restricted discretionary activity status).							
	consent is needed (restricted discretionary activity status).												
123.2		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Seek Amendment	<p>Introduce a resource consent requirement as a restricted discretionary activity to help us better protect Character Areas. The following rules are proposed:</p> <p>Proposed Subdivision Rules</p> <table><tr><td></td><td>Activity within a Character Area Overlay</td><td>Activity if not in a Character Area Overlay</td></tr><tr><td></td><td>Minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.</td><td>400m2 proposed for the Medium Density Residential Zone or 300m2 proposed for the High Density Residential Zone</td></tr><tr><td></td><td>In High Density Zone – 400m2.</td><td></td></tr></table>		Activity within a Character Area Overlay	Activity if not in a Character Area Overlay		Minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.	400m2 proposed for the Medium Density Residential Zone or 300m2 proposed for the High Density Residential Zone		In High Density Zone – 400m2.	
	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay											
	Minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.	400m2 proposed for the Medium Density Residential Zone or 300m2 proposed for the High Density Residential Zone											
	In High Density Zone – 400m2.												

Deborah BROWN

Submitter 124

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
124.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That 15 Cashmere View Street is included as a suburban character area.
124.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	[In relation to character areas] that resource consents are required before any development can proceed.

Simon BROWN

Submitter 125

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
125.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That 15 Cashmere View Street is included as a suburban character area.
125.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	[In relation to character areas] that resource consents are required before any development can proceed.

Chris Wells

Submitter 126

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
126.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Cashmere View Street is included as a suburban character area.
126.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	[In relation to character areas] that resource consents are required before any development can proceed.

Michael Fisher

Submitter 127

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
127.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Amend rule 14.5.3.1.3 RD14 (b) iii by removing the location requirement for accessory buildings to the rear of the main residential unit. <i>This rule does not apply:</i> <i>iii. to accessory buildings that are less than 30m2 and located to the rear of the main residential unit on the site and are less than 5 metres in height;</i>
127.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density	Oppose	Retain current 8 metre height limit in the Beckenham character area.

		Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height		
127.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	Include extra provision point to rule 14.5.2.3.8 (a) i. as number 3. 3. except where adjacent residential units are closer to the front boundary.
127.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	That provision rules 14.5.3.2.8 (a) ii and 14.5.3.2.8 (a) iii with regard to side and rear setbacks be changed to 1 metre within the Beckenham Character area.
127.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Seek Amendment	That provision rule 14.5.3.2.9 (a) be amended to 50% maximum building coverage.

Sulekha Korgaonkar

Submitter 128

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
128.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain Ryan Street as a residential character area and the provisions that maintain the streets character.
128.2		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain Ryan Street as a residential character area and the provisions that maintain the streets character.
128.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Retain Ryan Street as a residential character area and the provisions that maintain the streets character.

Glennis Pattison

Submitter 129

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
129.1		14 - Residential	Oppose	I oppose residential areas having any changes from what they were originally planned for many years ago in original planning,

Paul Cary

Submitter 130

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
130.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	That the High Density Residential Zone to be limited to the inner city and commercial areas as originally proposed.
130.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Ensure onsite carparks are required for all new High Density Residential Zone and Medium Density Residential Zone developments.

John Edilson

Submitter 131

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
131.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose the identification of Merivale as a large Local Centre, thereby allowing buildings of 6 levels high.

Tiffany Boyle

Submitter 132

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
132.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Revoke the idea of high rise housing buildings in Hornby and work to rebuild existing infrastructure to handle the current demand in the area.
132.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Revoke the idea of high rise housing buildings in Hornby and work to rebuild existing infrastructure to handle the current demand in the area.
132.3		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Revoke the idea of high rise housing buildings in Hornby and work to rebuild existing infrastructure to handle the current demand in the area.

Aaron Peck

Submitter 133

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
133.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	To reconsider if there should be high density development allowed around Barrington Mall like other local centres.

Terry Blogg

Submitter 134

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
134.1		20 - All of Plan	Oppose	Reject the Plan Change in its entirety.
134.2		14 - Residential	Oppose	To not implement changes that would see higher density housing in the areas proposed.
134.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support density in Central City and the key Hubs of Riccarton and Northlands.

134.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	To not implement changes that would see higher density housing in the areas proposed.
134.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose setbacks as proposed.
134.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Oppose	Oppose the proposed site coverage rules as proposed
134.7		14 - Residential	Oppose	Oppose provisions for increase in housing density.

Melissa Macfarlane

Submitter 135

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
135.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain any applicable residential character qualifying matters for the St Albans Malvern Street area.
135.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Delete any applicable residential heritage area qualifying matters for the St Albans Church Properties Subdivision area.

Irene Marks

Submitter 136

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
136.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support inclusion of Ryan Street as a residential character area with provisions that maintain its character as a street of bungalows (and trees).

Diane Hide

Submitter 137

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
137.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Maintain 14 metre height restriction.
137.2		14 - Residential	Oppose	Buildings over permitted height of 14m.

Mathias Roehring

Submitter 138

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
138.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the boundary of Residential Suburban Zoning and Medium Density Residential zoning within the block between Tauwi Crescent and Ranui Street be moved to either Tauwi Crescent and Ranui Street..
138.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.1 - Objective - Enabling recovery and facilitating the future enhancement of the district	Seek Amendment	That the boundary of Residential Suburban Zoning and Medium Density Residential zoning within the block between Tauwi Crescent and Ranui Street be moved to either Tauwi Crescent and Ranui Street.

Peter Ackroyd

Submitter 139

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
139.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Remove the High Density Residential zone from all of the Merivale area.

Colin McGavin

Submitter 140

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
140.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	That Papanui is designated a [Local Centre instead of a Town Centre]
140.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[That] Papanui is designated a [Local Centre instead of a Town Centre]
140.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.
140.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.

Aaron Jaggar

Submitter 141

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
141.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	List Ryan Street as a Residential Character Area.
141.2		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Seek Amendment	List Ryan Street as a Residential Character Street Area.
141.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Allow consented developments, but not the Governments proposed medium density housing without consent.

141.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Allow consented developments, but not the Governments proposed medium density housing without consent.
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Sue Sunderland

Submitter 142

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
142.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Reduce extent of High Density Residential Zone and limit to] within the four avenues or the area of Riccarton between Riccarton and Blenheim Roads.
142.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	[Remove provisions that enable] 4-10 storey[s]
142.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing zones in Merivale]
142.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Remove provisions that enable] 4-10 storey[s]

Bill Marks

Submitter 143

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
143.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support the identification of Ryan Street as a Character Area.

Anthony William Norbert-Munns

Submitter 144

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
144.1		7 - Transport	Oppose	Consider making Allister Avenue a one way street running east to west. Leaving present parking as is. Stop all right hand turns from Leinster Road, Allister Avenue and Heaton Street.

Te Mana Ora/Community and Public Health

Submitter 145

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
145.1		20 - All of Plan	Support	While Te Mana Ora recognises that there has been controversy in applying the Medium-Density Residential Standards (MDRS) set out in the Resource Management (Enabling Housing and Other Matters) Amendment Act and the National Policy Statement on Urban Development (NPS-UD) 2020 in Ōtautahi Christchurch, Te Mana Ora supports this Government direction.
145.2		20 - All of Plan	Seek Amendment	Te Mana Ora challenges Christchurch City Council to see these plan changes as an opportunity to influence the health and wellbeing of residents in Ōtautahi Christchurch and create better conditions for more health promoting communities.
145.3		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	Te Mana Ora supports the proposed Qualifying Matters related to high-risk natural hazards, including coastal inundation, coastal erosion and tsunami hazard.
145.4		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	Te Mana Ora supports the proposed Qualifying Matters related to high-risk natural hazards, including coastal inundation, coastal erosion and tsunami hazard.
145.5		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.2 - Policy for managing risk from flooding	Support	Te Mana Ora supports the proposed Qualifying Matters related to high-risk natural hazards, including coastal inundation, coastal erosion and tsunami hazard.

145.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Te Mana Ora recommends that Christchurch City Council considers how housing developments can be designed in a way that encourages social interaction. For example, shared spaces, such as green spaces, paths and bike sheds, can facilitate social interaction in housing developments.
145.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	Te Mana Ora recommends that Christchurch City Council considers how housing developments can be designed in a way that encourages social interaction. For example, shared spaces, such as green spaces, paths and bike sheds, can facilitate social interaction in housing developments.
145.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	Te Mana Ora supports the proposed the objective of high-quality residential environments (14.2.5) and the policies under this objective.
145.9		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	Te Mana Ora supports the proposed residential design principle 'site layout and context' (rule 14.15.1).
145.10		14 - Residential > 14.15 - Rules - Matters of control and discretion	Seek Amendment	Te Mana Ora recommends that Christchurch City Council considers incorporating the Healthy Streets Approach into matters of control and discretion to create places that are vibrant and inclusive, where people feel safe and relaxed and there are things to do and see.
145.11		7 - Transport	Seek Amendment	Te Mana Ora recommends that the Council uses the Healthy Streets Approach to consider how to make walking and cycling more attractive and challenge car dominance.
145.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Te Mana Ora supports the different proposals to support tree cover in the Housing and Business Choice Plan Change Consultation Document, including to update tree setbacks to better protect individual trees and to incentivise more tree planting, Financial Contributions, and the Schedule of Significant and Other Trees becoming a Qualifying matter.
145.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 -	Support	Te Mana Ora supports the different proposals to support tree cover in the Housing and Business Choice Plan Change Consultation Document, including to update tree setbacks to better protect individual trees and to

		Landscaped area and tree canopy cover		incentivise more tree planting, Financial Contributions, and the Schedule of Significant and Other Trees becoming a Qualifying matter.
145.14		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees	Support	Te Mana Ora supports the different proposals to support tree cover in the Housing and Business Choice Plan Change Consultation Document, including to update tree setbacks to better protect individual trees and to incentivise more tree planting, Financial Contributions, and the Schedule of Significant and Other Trees becoming a Qualifying matter.
145.15		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Te Mana Ora supports the different proposals to support tree cover in the Housing and Business Choice Plan Change Consultation Document, including to update tree setbacks to better protect individual trees and to incentivise more tree planting, Financial Contributions, and the Schedule of Significant and Other Trees becoming a Qualifying matter.
145.16		19 - Planning Maps > 19.9 - Any other QMs	Support	Te Mana Ora supports the different proposals to support tree cover in the Housing and Business Choice Plan Change Consultation Document, including to update tree setbacks to better protect individual trees and to incentivise more tree planting, Financial Contributions, and the Schedule of Significant and Other Trees becoming a Qualifying matter.
145.17		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Te Mana Ora recommends that Christchurch City Council considers establishing new green spaces within housing intensification, to support the growing population of Ōtautahi Christchurch.
145.18		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Te Mana Ora supports the protection of Residential Heritage Areas and recognises the need to balance housing development with protecting areas of cultural heritage and identity.
145.19		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective -	Seek Amendment	Te Mana Ora encourages Christchurch City Council to consider how to ensure MDRS Policy 1 (14.2.3.2) will be achieved and how increased density and subdivision will provide diversity of housing stock that

		MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2		caters to range of population groups with different needs. Providing a diversity of housing stock and a mix of residential densities can give everyone more choice about where to live.
145.20		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Te Mana Ora supports the inclusion of the conditions for managed consents for increased heights beyond those enabled within medium and high-density zoned area (14.2.3.7), including that provision for “a greater variety of housing types, price points and sizes when compared to what is provided in the surrounding area” (14.2.3.7 i), and encourages Christchurch City Council to investigate ways to apply these to enabled development as well. Indoor air quality should also be considered in housing design.
145.21		14 - Residential > 14.2 - Objectives and Policies	Seek Amendment	New Policy proposed - Universal design standards should also be applied to new streetscapes and buildings so that they are accessible for all people.
145.22		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Te Mana Ora recommends that accessibility plans be required to support quality large scale developments (Policy 14.2.5.3) and other high-density developments or neighbourhoods so that local accessibility needs are understood and provided for.
145.23		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	Te Mana Ora supports the proposed changes to the safety section of the residential design principles (14.15.1 h) which strengthen CPTED principles to achieve a safe, secure environment.
145.24		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Te Mana Ora recommends that accessibility plans be required to support quality large scale developments (Policy 14.2.5.3) and other high-density developments or neighbourhoods so that local accessibility needs are understood and provided for.

Julie Kidd

Submitter 146

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
146.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[E]ndorse changes that protect the amount of sunlight buildings are exposed to, at least to a level that is equivalent to the level of exposure of a building in Auckland.
146.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] as much being done as possible to maintain tree canopy cover.
146.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] as much being done as possible to maintain tree canopy cover.
146.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] as much being done as possible to maintain tree canopy cover.

Rohan A Collett

Submitter 147

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
147.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Seek Amendment	That all outdoor living spaces are required to be located on the east, north or west sides of dwellings not on the south side.
147.2		15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	That all of the CBD is rezoned Mixed Use
147.3		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.1 - Site density	Seek Amendment	Living Hills zone has the density increased

147.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Minimum heights in the High Density Residential area is increased from two-stories to 3-4 stories
147.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Oppose the inclusion of provisions - Qualifying Matters - restricting MDRS within the existing residential areas under the Airport Noise Corridor.
147.6		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Not Stated	That all of the CBD is rezoned Mixed Use
147.8		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	That all of the CBD is rezoned Mixed Use

Curtis Bush

Submitter 149

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
149.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Reconsider the decision to change the zone of Therese Street, Spreydon to Residential Medium Density.
149.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Reconsider the rezoning of Therese Street, Spreydon which is proposed to go to Residential Medium Density.

Ceres New Zealand, LLC

Submitter 150

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.1		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Delete Standard 15.11.2.11
150.2		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form	Oppose	Delete Standard 15.11.2.12

		standards - City Centre Zone > 15.11.2.12 - Maximum road wall height		
150.3		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Delete Standard 15.11.2.14
150.4		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Delete Standard 15.11.2.15
150.5		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Delete Standard 15.11.2.16
150.6		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	a. Delete Rule 15.11.1.1.c b. Delete Rule 15.11.1.1 (P17) c. Retain activity specific standard b of Rules 15.11.1.1 (P13) and (P14).
150.7		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Oppose	Delete Policy 15.2.4.1. a) iii)
150.11		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Amend 15.11.2.11 to add an exemption which states that clauses ii to vi of Standard 15.11.2.11.a do not apply to any site containing a significant heritage item.
150.12		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Seek Amendment	Amend Rule 15.11.2.12 to include an exemption which states that clause a) does not apply to any site containing a significant heritage item.

150.13		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Seek Amendment	Amend Rule 15.11.2.14 to include an exemption which states that clause a) does not apply to any site containing a significant heritage item.
150.14		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Seek Amendment	Amend Rule 15.11.2.15 to include an exemption which states that clause a) does not apply to any site containing a significant heritage item.
150.15		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Seek Amendment	Amend Rule 15.11.2.16 to include an exemption which states that clause a) does not apply to any site containing a significant heritage item.
150.16		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	<p>Create a new schedule to identify significantly damaged heritage items which face significant challenges to their ongoing restoration and economic reuse.</p> <p>The list is narrow, is likely to extend to no more than a dozen or so buildings, and could include the following: Victoria Mansions, Peterborough Centre, Harley Chambers (Cambridge Tce), Englefield House (Fitzgerald Ave), Empire Hotel (Norwich Quay), Daresbury (Daresbury Lane), and the Dux/ Student Union building at the Arts Centre.</p>
150.17		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Seek Amendment	Add new Policy that better reflects and recognises significantly damaged heritage items (identified in the schedule created as part of point a above) which face significant challenges to their repair and reuse.
150.18		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	Add new activity (RD9) to the rule for the repair, restoration, reconstruction, or alteration of a heritage item identified in the new schedule [sought by submitter for significantly damaged heritage items that face significant challenges to their ongoing restoration and economic use].
150.19		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	Add new activity (RD10) to the rule for the the demolition of a heritage item identified in the new schedule [sought by submitter for significantly damaged heritage items that face significant challenges to their ongoing restoration and economic use].

150.20		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion	Seek Amendment	Add a new Matter of Discretion relating to the provision of a heritage restoration assessment assessment or a heritage demolition assessment (the latter being applicable if the heritage item is to be demolished); engineering and Quantity Surveying evidence; photographic records; and a deconstruction salvage plan.
150.21		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Delete the PC13 proposed changes to Rule 9.3.4.1.1 (P9).
150.22		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Delete the proposed activity P11 regarding works to monuments in church graveyards, and in cemeteries that are listed in Appendix 9.3.7.2.
150.23		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Delete the proposed activity P12 regarding the demolition or relocation of a neutral building or intrusive building.
150.24		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Delete the proposed changes to Matter of Discretion 9.3.6.1 - Heritage items and heritage settings.
150.25		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Oppose	Delete the Horizontal Elm (Ulmus glabra Horizontalis) tree located on 25 Peterborough Street (Significant Tree #274) from Appendix 9.4.7.1 Schedules of significant trees (Christchurch City and Banks Peninsula).
150.26		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Delete the Significant and other Trees overlay applied to 25 Peterborough Street and update Planning Map 32C and H10 accordingly.
150.27		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Remove 87-93 Victoria Street from the Victoria Street Height Precinct and update the planning maps accordingly
150.28		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	b. Remove the Central City Building Height 32m Overlay from 25 Peterborough Street and update the Central City Maximum Building Height Planning Map accordingly.

150.29		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Remove the Central City Heritage Qualifying Matter and Precinct applied to 25 Peterborough Street and 87-93 Victoria Street and update the planning maps accordingly.
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Papanui Heritage Group

Submitter 151

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
151.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposed to the High Density Residential Zone extending into the residential streets of Papanui and seek that it is greatly reduced and excludes the following streets - St James Avenue, Windermere Road, Gambia Street, Dormer Street, Perry Street, Halton Street, Paparoa Street, Rayburn Avenue and Tomes Road.
151.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposed to the High Density Residential Zone (HRZ) extending into the residential streets of Papanui and seek that it is greatly reduced to areas marked TC2 so that it does not intrude into the quiet tree lined streets.
151.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposed to the High Density Residential zone extending along Papanui Road
151.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposed to the High Density Residential zone extending along Papanui Road
151.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Opposed to the imposition of the Medium Density Residential Zone as it is not considered necessary. The gradual building of infill housing, or blocks of single or double storey flats on empty sections, as is happening now, is considered to meet Papanui's future housing needs.
151.6		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Opposed to the imposition of the Medium Density Residential Zone as it is not considered necessary. The gradual building of infill housing, or blocks of single or double storey flats on empty sections, as is happening now, is considered to meet Papanui's future housing needs.

Papanui Heritage Group

Submitter 152

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
152.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposed to the High Density Residential Zone extending into the residential streets of Papanui and seek that it is greatly reduced and excludes the following streets - St James Avenue, Windermere Road, Gambia Street, Dormer Street, Perry Street, Halton Street, Paparoa Street, Rayburn Avenue and Tomes Road.
152.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposed to the High Density Residential Zone (HRZ) extending into the residential streets of Papanui and seek that it is greatly reduced to areas marked TC2 so that it does not intrude into the quiet tree lined streets.
152.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposed to the High Density Residential zone extending along Papanui Road
152.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposed to the High Density Residential zone extending along Papanui Road
152.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Opposed to the imposition of the Medium Density Residential Zone as it is not considered necessary. The gradual building of infill housing, or blocks of single or double storey flats on empty sections, as is happening now, is considered to meet Papanui's future housing needs.
152.6		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Opposed to the imposition of the Medium Density Residential Zone as it is not considered necessary. The gradual building of infill housing, or blocks of single or double storey flats on empty sections, as is happening now, is considered to meet Papanui's future housing needs.

Susan Peake

Submitter 153

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
153.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	That the proposed zoning for the eight Papanui Living Streets (including Grants Road, Gambia, Mary, Proctor, Frank, Wyndham, Loftus and Horner Streets) be changed from being classified as residential high density and revert to residential medium density housing [See submission attachments for reference photo]..

153.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	That the proposed zoning for the eight Papanui Living Streets (including Grants Road, Gambia, Mary, Proctor, Frank, Wyndham, Loftus and Horner Streets) be changed from being classified as residential high density and revert to residential medium density housing [See submission attachments for reference photo].
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Ōpāwaho Heathcote River Network (OHRN)

Submitter 154

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
154.1		5 - Natural Hazards	Seek Amendment	Amend by adding a Qualifying Matter, namely High Soil Erosion Risk area as indicated in the Land and Water Regional Plan.
154.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	That an additional Qualifying Matter is added, namely High Soil Erosion Risk area as indicated in the Land and Water Regional Plan.
154.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Seek Amendment	<i>[Re: Policy Outcomes]</i> Rules should seek to maximise tree canopy coverage within intensive housing including incentives to retain mature trees and/or penalties for removal of mature trees.
154.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Seek Amendment	Rules should seek to maximise tree canopy coverage within intensive housing including incentives to retain mature trees and/or penalties for removal of mature trees.
154.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Seek Amendment	<i>[Re: Policy Outcomes]</i> Rules should seek to encourage or require community-level planning in areas of high intensification.
154.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Seek Amendment	Rules should seek to encourage or require community-level planning in areas of high intensification.

Trudi Bishop

Submitter 155

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
155.1		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.5 - Non-complying activities	Oppose	There should be no more development allowed on the Port Hills, adjacent to Bowenvale Reserve and in Banks Peninsula
155.2		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.5 - Non-complying activities	Oppose	There should be no more development allowed on the Port Hills, adjacent to Bowenvale Reserve and in Banks Peninsula
155.3		9 - Natural and Cultural Heritage > 9.2 - Landscapes and Natural Character > 9.2.4 - Rules - Landscape overlays - outstanding natural features and landscapes > 9.2.4.1 - Activity status table	Oppose	There should be no more development allowed on the Port Hills, adjacent to Bowenvale Reserve and in Banks Peninsula
155.4		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Beckenham should be removed from the medium residential zone
155.5		20 - All of Plan	Oppose	The proposed changes to Plan 14 are not taking into account the wellbeing of the city's residents from living inclose proximity to each other.

Maureen McGavin

Submitter 156

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
156.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	ThatPapanui is designated a [Local Centre instead of a Town Centre]

156.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	That Papanui is designated a [Local Centre instead of a Town Centre]
156.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.
156.4		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.
156.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.

Robin Parr

Submitter 157

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
157.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Retain existing heights & angles of Recession planes at boundaries, currently 2.3m & 36°
157.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Retain existing heights & angles of Recession planes at boundaries, currently 2.3m & 36°

Susan Thomas

Submitter 158

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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158.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Remove MRZ in Dallington]
158.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Remove HRZ in Dallington]
158.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain current zoning in Dallington]

Jenny Crooks

Submitter 159

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
159.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That 25a Greenhaven Drive, Burwood, be rezoned from Rural Urban Fringe Zone to residential (Medium Density Residential Zoning preferred).
159.2		19 - Planning Maps > 19.9 - Any other QMs	Oppose	That 25a Greenhaven Drive, Burwood, be rezoned from Rural Urban Fringe Zone to residential (Medium Density Residential Zoning preferred).
159.3		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Oppose	That 25a Greenhaven Drive, Burwood, be rezoned from Rural Urban Fringe Zone to residential (Medium Density Residential Zoning preferred) and not be subject to flooding overlays.

Simon Smith

Submitter 160

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
160.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	It is requested that the proposed rezoning of the eastern portion of Strowan to High Density Residential is rejected.
160.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Objection to the 20m building height of HRZ.

Marilyn Goulter

Submitter 161

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
161.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Do not zone the area around Oakhampton Street in Hornby High Density Residential Zone
161.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing zones around Oakhampton Street in Hornby]
161.3		20 - All of Plan	Oppose	Improved communication methods - objecting to the manner in which Council chose to communicate this zoning change to residents.

Jill Edwards

Submitter 162

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
162.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	That the area surrounding and including Rose st should require a resource consent for development and that the area be zoned as a suburban character area
162.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That the area surrounding and including Rose st should require a resource consent for development and that the area be zoned as a suburban character area

James and Adriana Baddeley

Submitter 164

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
164.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified as a Medium Density Residential zone and a Residential Character Overlay Area.
164.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area.
164.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified as a Residential Character Overlay Area.
164.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary
164.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary
164.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Retain ability to notify neighbours along the southern boundary, of consent applications that relate to non-compliances with the building height or height in relation to boundary built form standards
164.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Retain ability to notify neighbours along the southern boundary, of consent applications that relate to non-compliances with the building height or height in relation to boundary built form standards

Catherine & Peter Baddeley

Submitter 165

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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165.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified as a Residential Character Overlay Area
165.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] the area consisting of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) [be zoned MRZ instead of HRZ]
165.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the area consisting of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) [be zoned MRZ instead of HRZ]
165.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary
165.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain ability to notify neighbours along the southern boundary, of consent applications that relate to non-compliances with the building height or height in relation to boundary built form standards]
165.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	[Retain ability to notify neighbours along the southern boundary, of consent applications that relate to non-compliances with the building height or height in relation to boundary built form standards]

Lindsay Sandford

Submitter 166

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
166.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	<p>Zoning should be introduced in a staged manner.</p> <p>Using Leicester Crescent in Halswall as an example, my request would be to only classify the streets immediately surrounding the nearby “Town centre zone” (which currently doesn’t have a single commercial building), and the major surrounding roads as HRZ, then notify a “pathway” for streets further away (such as Leicester Crescent) to be reclassified as HRZ when a certain percentage (e.g. 50%) of housing closer to the “Town centre zone” has already been developed as higher density housing.</p>

166.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>Zoning should be introduced in a staged manner.</p> <p>Using Leicester Crescent in Halswall as an example, my request would be to only classify the streets immediately surrounding the nearby “Town centre zone” (which currently doesn’t have a single commercial building), and the major surrounding roads as HRZ, then notify a “pathway” for streets further away (such as Leicester Crescent) to be reclassified as HRZ when a certain percentage (e.g. 50%) of housing closer to the “Town centre zone” has already been developed as higher density housing.</p>
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Katie Newell

Submitter 167

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
167.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	An amendment is sought for 76 Patten Street to be classed as a 'Medium Density Residential Zone' <i>[as opposed to 'Residential Suburban']</i> .
167.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Removal of the 'Low Public Transport Accessibility Area' Qualifying Matter in relation to 76 Patten Street.
167.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	An amendment is sought for 76 Patten Street to be classed as a 'Medium Density Residential Zone' <i>[as opposed to 'Residential Suburban']</i> .

Bernard Hall JP (Retired)

Submitter 168

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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168.1		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Please retain RYAN STREET, CHRISTCHURCH, 8011 as a CHARACTER STREET without multistory infill structures.
168.2		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Please retain RYAN STREET, CHRISTCHURCH, 8011 as a CHARACTER STREET without multistory infill structures.
168.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Please retain RYAN STREET, CHRISTCHURCH, 8011 as a CHARACTER STREET without multistory infill structures.

Richard Moylan

Submitter 169

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
169.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Support the sunlight qualifying matter and enhancing it to provide for outdoor washing drying.
169.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Support the sunlight qualifying matter and enhancing it to provide for outdoor washing drying.
169.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Support the sunlight qualifying matter and enhancing it to provide for outdoor washing drying.

John Lieswyn

Submitter 170

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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170.1		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.4 - Policy - Requirements for car parking and loading	Seek Amendment	Amend by removing provision point 7.2.1.4 b. ii. A, which states that car parking should support the recovery of the Central City. Additionally, amend provision point 7.2.1.4 b. ii. F by clearly defining significantly adversely affect the demand for public transport'
170.2		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Seek Amendment	That provision point 7.2.1.6 ii. be amended by including that convenient cycle parking encompasses being provided indoors and excludes the provision of hanging bike racks
170.3		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.3 - Minimum number of cycle parking facilities required	Oppose	Remove provision point 7.4.4.3 a. v. from the District Plan
170.4		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	Amend provision point 7.5.2 to be more descriptive to ensure that cycle parking is actually safe, weather protected and convenient. Additionally, spacing and other design criteria from the Cycle parking planning and design guide produced by Waka Kotahi should be referred too.

Paul McNoe

Submitter 171

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
171.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Reduce permitted buiding height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible

171.3		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.4		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.5		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.6		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.7		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.8		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible
171.9		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	[Reduce permitted building height] That the permitted height limits within the <u>existing</u> District Plan (prior to PC14) are retained to the maximum extent possible

Traci Mendiola

Submitter 172

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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172.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the property located at 8 Gilders Grove, Heathcote, Christchurch to be rezoned [from Rural Urban Fringe zone to] Medium Density Residential Zone.
172.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	That the property located at 8 Gilders Grove, Heathcote, Christchurch to be rezoned [from Rural Urban Fringe zone to] Medium Density Residential Zone.

Faye Hall

Submitter 173

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
173.1		14 - Residential	Support	No relief sought.

Sonya Grace

Submitter 174

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
174.1		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Seek that Ryan Street becomes a Character Street and to not allow medium to high density housing into Ryan Street.

Winstone Wallboards Limited (WWB)

Submitter 175

Original Submission Number	Further Submission No	Provision	Position	Decision Requested

175.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Proposed Industrial Interface [Qualifying] Matter is entirely appropriate in managing reverse sensitivity matters.
175.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Supports] the Low Public Transport Accessibility Qualifying Matters [which] provide[s] for intensification that commensurate with public transport services and demonstrate Council's sound planning practice
175.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seeks to be directly engaged on upcoming release of Plan Change 12 on Coastal Hazards for implications on Winstone Wallboards Ltd's site.
175.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Further assessment required on the Tsunami Management Overlay mapping.
175.5		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	Further assessment required on the Tsunami Management Overlay mapping.
175.6		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	Amend Policy 5.2.2.5.2: Within the Tsunami Management Area Qualifying Matter, avoid development, subdivision and land use that would provide for intensification of any site <u>for residential purposes in residential zones</u> , unless the risk to life and property is acceptable.
175.7		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Seek Amendment	Amend: Rule 5.4A.1 5.4A.1 Permitted activities a. There are no permitted activities. Non-residential activities.

David Gibbons

Submitter 176

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
176.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Remove the High Density Residential Zoning on Allister Avenue and within 500m of Elmwood School on Leinster Road.

176.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Remove the High Density Residential Zoning on Allister Avenue and within 500m of Elmwood School on Leinster Road.
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David Lang

Submitter 177

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
177.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Keep maximum heights in the Central City as they are - oppose the increase in the maximum height of residential buildings in the central city.

Jorge Rodriguez

Submitter 178

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
178.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	I s [S] trongly oppose the proposed zoning of 5B Frome Place as a Residential Suburban Zone and urge the Christchurch City Council to rezone the property and the St Albans area in general as a Residential Medium Density Zone.
178.2		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Request that the claim that the St Albans area is a Low Public Accessibility Area be re-evaluated.
178.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	I s [S] trongly oppose the proposed zoning of 5B Frome Place as a Residential Suburban Zone and urge the Christchurch City Council to rezone the property and the St Albans area in general as a Residential Medium Density Zone.

Sean Walsh

Submitter 179

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
179.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Request that Cashmere View Street (including #13 Cashmere View Street) be a suburban charter area/street. Request that resource consent be required before any development can proceed.
179.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Request that Cashmere View Street (including #13 Cashmere View Street) Somerfield be a suburban charter area/street. Request that resource consent be required before any development can proceed.
179.3		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Seek Amendment	Request that Cashmere View Street (including #13 Cashmere View Street) Somerfield be a suburban charter area/street. Request that resource consent be required before any development can proceed.

Josiah Beach

Submitter 180

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
180.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Fully and completely supports all the Qualifying Matters proposed by the Council.
180.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[A]ppreciate[s] and support[s] the special attention given by the Council to overshadowing in the ... Sunlight Access Qualifying Matter.
180.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[F]ully support[s] the Significant and other Trees Qualifying Matter.

180.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[F]ully support[s] the Residential Character Area Qualifying Matter
180.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[F]ully support[s] the proposed Areas with Low Public Transport Availability Qualifying Matter.
180.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[F]ully support[s] the proposed tree canopy requirement mechanism

Jill Young

Submitter 181

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
181.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose MDRZ for Brodie Street, Ilam (Planning Map 30). Retain current RS zone in District Plan.
181.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose MDRZ for Brodie Street, Ilam (Planning Map 30), and retain RS zone in the current District Plan.
181.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables	Oppose	Oppose MDRZ for Brodie Street, Ilam (Planning Map 30), and retain RS zone in the current District Plan.

Rosanne Hawarden

Submitter 182

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
182.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes the change to the current zoning of suburban residential transitional zoning around Jane Deans Close, Riccarton. [The area in question has been zoned as a High Density Residential Zone under the proposed PC14].
182.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Jane Deans Close be included as a Residential Heritage Area.
182.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	That Jane Deans Close be included as a Residential Heritage Area.

Brooke McKenzie

Submitter 183

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
183.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose the Low Density Residential Airport Influence Zone and Airport Influence Density Precinct that would reduce housing density.
183.2		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Land within the 54 dbn and 57 dbn be a 'Soft Fringe Buffer Zone' to with 1 arce lots
183.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Oppose the Low Density Residential Airport Noise Influence Zone that reduces residential density. Support this to be MDRZ.
183.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Land within the 54 dbn and 57 dbn be a 'Soft FringeBuffer Zone' to with 1 arce lots
183.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose the Low Density Residential Airport Noise Influence Zone that reduces residential density. Support this to be MDRZ.

University of Canterbury

Submitter 184

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
184.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	<p>Supports with amendments:</p> <ul style="list-style-type: none"> - ii: Amend to reflect HDZ to be established in all of City - not just Central City - iii: Amend as follows: <p><u>Medium and</u> high density residential development <u>is established</u> in and near identified commercial centres <u>is established and/or within</u> existing urban areas where there is ready access to a wide range of facilities, services, public transport, parks and public open spaces.</p> <ul style="list-style-type: none"> - iv: Amend to reflect FUZ
184.2		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Retain policy
184.3		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	<p>Support with amendments:</p> <ul style="list-style-type: none"> - iv: high quality shared spaces, including such as communal living spaces and accessways that providesafe, direct access for pedestrians;
184.4		13 - Specific Purpose Zones > 13.7 - Specific Purpose (Tertiary Education) Zone > 13.7.6 - Appendices > 13.7.6.1 - Appendix 13.7.6.1	Support	Retain alternative zoning (MDRZ) of the University Campus within the Specific Purpose (Tertiary Education) Zone
184.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Support	Retain rule as proposed (P1)

184.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	Support with amendment to the standard (Advice note - There is no site density standard in the RMDRZ) to align with the MDRS. Consequently, this would resolve the identified reference issue with Rule 8.5.1.2 (C9).
184.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Retain rule as proposed.
184.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Retain rule as proposed (Diagram D)
184.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support in part. Concerned about the prescriptiveness of this rule and the potential for perverse, albeit unintentional, design outcomes for a development This is a similar concern with Rule 14.6.2.11(a)(ii) in the High Density Residential Zone
184.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	Support in part Concerned about the prescriptiveness of this rule and the potential for perverse, albeit unintentional, design outcomes for a development. Similar concern with Rule 14.5.2.13 (a)(ii) in the Medium Residential Zone
184.11		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Support	[Support] Definition of Public Open Space as proposed.
184.12		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.21 - Outdoor living space	Support	[Regarding 14.15.21] c - Support wording as proposed.
184.13		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Seek Amendment	Amendment to the standard 14.5.2.1 to align with the MDRS; Or if no density standard is provided then: standard (b) of [8.5.1.2] (C9) should be removed.

184.14		20 - All of Plan	Support	<p>The University is generally supportive of PC14 and efforts to enable more development in the city's existing urban footprint.</p> <p>The University considers that amendments are required to the planning framework to enable intensification, recognizing the need for housing supply, while not compromising on good design and amenity outcomes.</p>
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Nick Dore

Submitter 185

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
185.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	<p>Oppose HRZ of block of land bounded by Papanui Road, Normans Road, Watford St and Blighs Road (Planning Map 24)</p> <p>Seeks this to be MDRZ (currently RS in the District Plan)</p>
185.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	<p>Oppose HRZ of block of land bounded by Papanui Road, Normans Road, Watford St and Blighs Road (Planning Map 24)</p> <p>Seeks this to be MDRZ (currently RS in the District Plan)</p>
185.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>Oppose HRZ of block of land bounded by Papanui Road, Normans Road, Watford St and Blighs Road (Planning Map 24)</p> <p>Seeks this to be MDRZ (currently RS in the District Plan)</p>

Bob Burnett

Submitter 186

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
186.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose requirement for 20% glazed area to street frontage in particular on southern facing housing.
186.2		14 - Residential	Support	Support the proposed changes with amendments to increase thermal performance and reduced energy efficiency of residential housing.

Tom Logan

Submitter 187

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
187.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	<i>[Retain as notified]</i>
187.2		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	<i>Retain as notified</i>
187.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	<i>[Retain 14.6.2.2 c. iv.]</i>
187.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	<i>[Drop the SunlightAccess Qualifying Matter]</i>
187.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	<i>[Drop the Sunlight Access Qualifying Matter]</i>
187.6		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	<i>[Regarding Riccarton Bush Interface Qualifying Matter]</i> reduce proposed area to <i>[the adjoining sites]</i> being 40 houses.
187.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<i>[Regarding Riccarton Bush Interface Qualifying Matter]</i> reduce proposed area to <i>[the adjoining sites]</i> being 40 houses.

187.8		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove [the Low Public Transport Accessibility Areas] QM entirely or amend to reduce scope.
187.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Remove [the Low Public Transport Accessibility Areas] QM entirely or amend to reduce scope.
187.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Remove entirely or relax recession planes for buildings in HRZ.

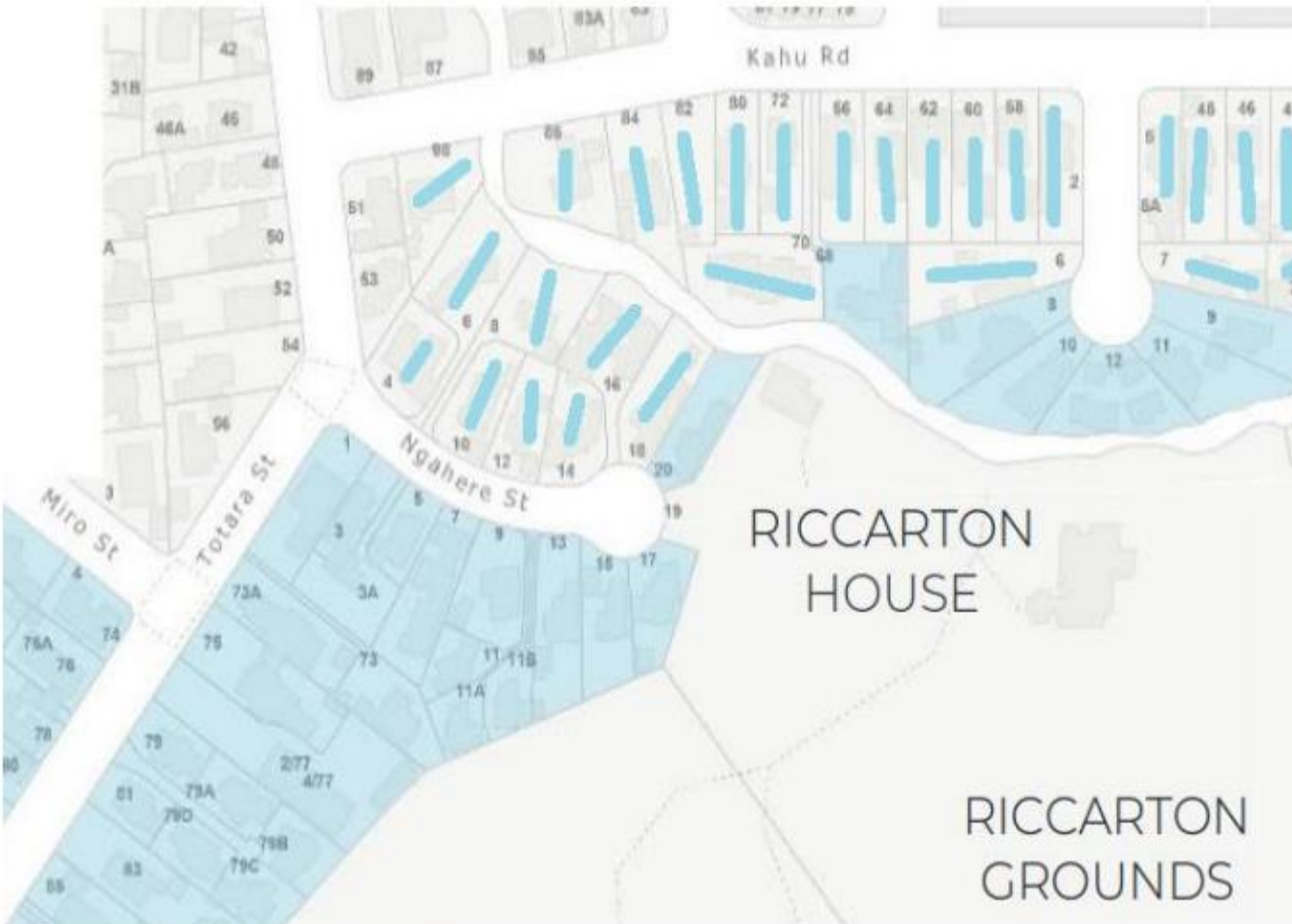
Riccarton Bush - Kilmarnock Residents' Association

Submitter 188

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
188.1		20 - All of Plan	Seek Amendment	The plan change should be reviewed once a proper social impact assessment has been completed.
188.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy -	Seek Amendment	That Riccarton be a Town Centre or Neighbourhood Centre, not a Large Town Centre.

		Role of centres		
188.3		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendm ent	That Riccarton be a Town Centre or Neighbourhood Centre, not a Large Town Centre.
188.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendm ent	[T]he Sunlight Qualifying Matter should be more conservative than proposed, to preserve sunlight to the same degree as is enjoyed under current density rules.
188.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in	Seek Amendm ent	[T]he Sunlight Qualifying Matter should be more conservative than proposed,to preserve sunlight to the same degree as is enjoyed under current density rules.

		relation to boundary		
188.6		14 - Residenti al > 14.16 - Appendic es > 14.16.2 - Appendix - Recession planes	Seek Amendm ent	[T]he Sunlight Qualifying Matter should be more conservative than proposed,to preserve sunlight to the same degree as is enjoyed under current density rules.
188.7		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendm ent	[That the Riccarton Bush Interface QM Overlay is extended to include] the small residential area directly north of Riccarton House and Bush, bounded by Ngahere St,Totara St and Kahu Rd

				 <p><i>Figure 5 - Area to add to the RBIA</i></p>
188.8		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendm ent	<p>[That all sites located within the Riccarton Bush Interface Area, + the Kauri cluster (Kauri St, Rata St, Titoki St, and Rimu St + the north side of Rata St and the west side of Rimu St extending to Straven Road) are zoned Residential Suburban instead of MRZ]</p>

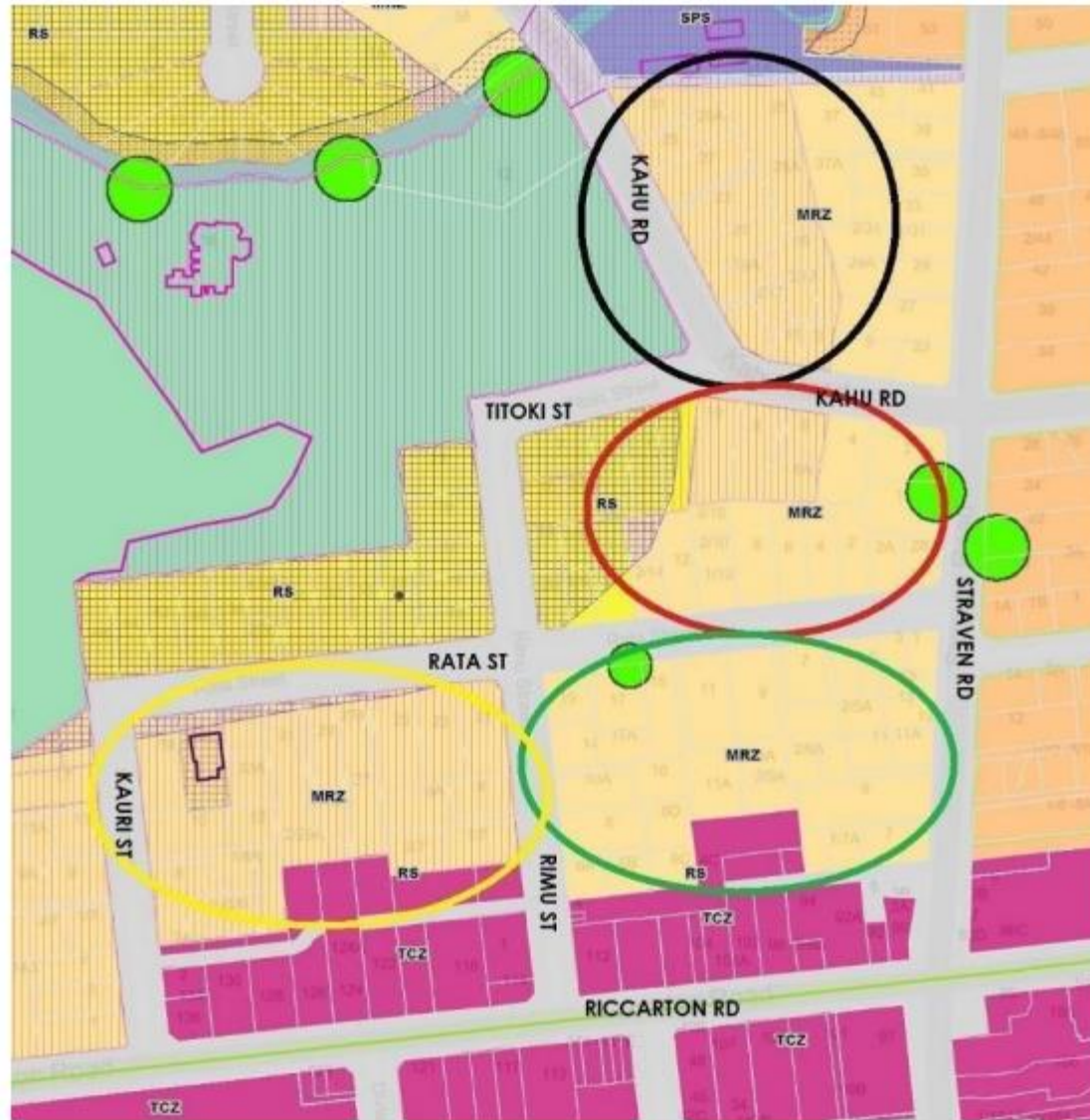
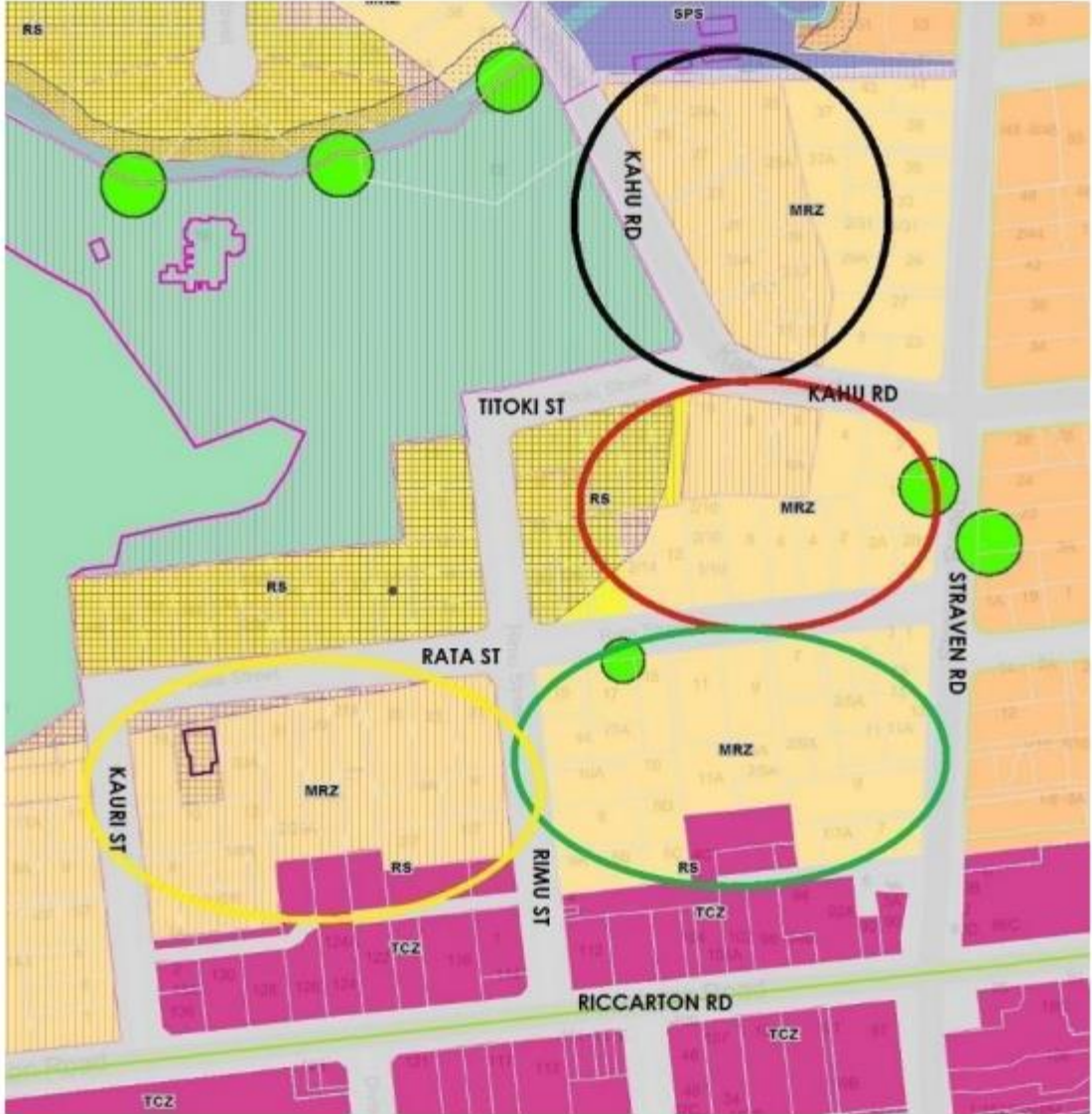


Figure 6 - Kauri Cluster areas appropriate to retain suburban density

188.9		19 - Planning Maps > 19.10 -	Seek Amendm ent	[That all sites located within the Riccarton Bush Interface Area + the Kauri cluster (Kauri St, Rata St, Titoki St, and Rimu St + the north side of Rata Street and the west side of Rimu St extending to Straven Road) are zoned Residential Suburban instead of MRZ]
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		Any other zones		 <p><i>Figure 6 - Kauri Cluster areas appropriate to retain suburban density</i></p>
188.10		6 - General Rules and Procedures > 6.1 -	Seek Amendment	<p>[New Qualifying Matter Riccarton Commercial/Residential Transition] - The commercial area north of Riccarton Rd [from Kauri St to Harakeke St] should be height-restricted to a height that is appropriate given the proximity of low-rise residential dwellings immediately to the north.</p>

		Noise > 6.1.9 - 6.1A - Qualifyin g Matters > 6.1.9.1 - 6.1A.1 Applicatio n of qualifying matters		
188.11		15 - Commerc ial	Seek Amendm ent	[New Qualifying Matter Riccarton Commercial/Residential Transition Zone] - The commercial area north of Riccarton Rd should be height-restricted to a height that is appropriate given the proximity of low-rise residential dwellings immediately to the north. [Note: Submission requests proposed TCZ changes to LCZ, hence coding here instead of rules].
188.12		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendm ent	[T]he properties at 34, 36, 36A, 38, 40, 44, 46, and 48 Kahu Rd, should be included in the Airport Noise Influence [Contour Overlay].
188.13		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendm ent	Jane Deans Close should [have intensification restricted through a Qualifying Matter]
188.14		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendm ent	[That] Jane Deans Close retain[s] its current zoning of Residential Suburban DensityTransition [RSDT] [instead of HRZ]
188.15		19 - Planning Maps >	Seek Amendm ent	[That] Jane Deans Close retain[s] its current zoning of Residential Suburban DensityTransition [RSDT] [instead of HRZ]

		19.10 - Any other zones		
188.16		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendm ent	Both sides of Matai St West from Straven Rd east to the railway line, including the areanorth to the Avon River , should be a Qualifying Matter restricting further residentialintensification.
188.17		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendm ent	[That] Matai Street West ncluding Kahikatea Lane, Nikau Place, Harakeke St to the bridge, and Kereru Lane is zoned Residential Suburban [instead of HRZ]
188.18		19 - Planning Maps > 19.10 - Any other zones	Seek Amendm ent	[That] MataiStreet West including Kahikatea Lane, Nikau Place, Harakeke St to the bridge,and Kereru Lane is zoned Residential Suburban [instead of HRZ]
188.19		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendm ent	[That] the walking distances to Riccarton centre boundaries (which we understand thelegislation states defines the extent of high density 6-storey residential zones) be reconsideredbased, not on distance, but on time taken to walk to key amenities in the centre zone.
188.20		6 - General Rules and Procedur es > 6.10 - Works for the Purposes of Earthqua ke	Seek Amendm ent	<p>1. [Stronger] Protections for trees, and incentives for planting more trees, should be part of the changesproposed in PC14.</p> <p>2. Any financial contributions made to compensate for tree removal should be required to bespent in the area where trees are removed to, at least, replace what was there withequivalent planting.</p>

		Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributi ons		
188.21		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendm ent	New Qualifying Matter for areas subject to frequent surface flooding
188.22		6 - General Rules and Procedur es > 6.1 - Noise > 6.1.9 - 6.1A - Qualifyin g Matters > 6.1.9.1 - 6.1A.1 Applicatio n of qualifying matters	Seek Amendm ent	NewQualifying Matter for areas subject to frequent surface flooding
188.23		6 - General Rules and Procedur es > 6.1 - Noise >	Seek Amendm ent	[T]heentire area represented by the Riccarton Bush Kilmarnock Residents' Association should bedesignated a Qualifying Matter, Pūtaringamotu-Riccarton Precinct.

		6.1.9 - 6.1A - Qualifyin g Matters > 6.1.9.1 - 6.1A.1 Applicatio n of qualifying matters		
188.24		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendm ent	[T]heentire area represented by the Riccarton Bush Kilmarnock Residents' Association should bedesignated a Qualifying Matter Pūtaringamotu-Riccarton Precinct.
188.25		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendm ent	[That all sites located within the Riccarton Bush Interface Area + the Kauri cluster (Kauri St, Rata St, Titoki St, and Rimu St + the north side of Rata Street and the west side of Rimu St extending to Straven Road) are zoned Residential Suburban instead of MRZ]



Figure 6 - Kauri Cluster areas appropriate to retain suburban density

188.26		19 - Planning Maps > 19.3 -	Seek Amendm ent	[That the extent of the Riccarton commercial zone is reduced, to end at Picton Ave]
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		Commercial Zoning		
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Matt Edwards

Submitter 189

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
189.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Support the proposal to introduce this objective.
189.2		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Support the introduction of this objective as proposed.
189.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Relevant clause: 14.6.2.2.c.iv. Relax requirements for the removal of recession planes to make it more feasible to developers to build on the front of a site.
189.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Remove Sunlight Access QM.
189.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	14.6.2.2.a - Remove Sunlight Access QM.
189.6		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Reduce the area of the Ric Bush interface back to the current level of 40 sites.
189.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	14.5.2.3.v - Reduce the area of the Ric Bush interface back to the current level of 40 sites.
189.8		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	14.4.2.3.iv - Reduce the area of the Ric Bush interface back to the current level of 40 sites.
189.9		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove Low PT Access QM.

189.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	<p>Relevant clause: 14.6.2.2.b (Clause that dictates that recession planes still apply on parts of buildings above 12 m).</p> <p>Remove recession planes for taller buildings in HRZ, while maintaining height limits which was intention of NPS-UD.</p>
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Ross Boswell

Submitter 190

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
190.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The block bounded by Riccarton Rd, Harakeke St, Kilmarnock St and the railway line should be included as MRZ (Medium-density residential zone).

Logan Brunner

Submitter 191

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
191.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	[That proposed Residential Heritage Areas are removed]
191.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	[That proposed Residential Heritage Areas are removed]
191.3		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[No changes to existing character areas]
191.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Support	[Retain P1 provision permitting three homes per site]

191.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Support	[Retain P1 provision permitting three homes per site]
191.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	[Retain proposed building height standard]
191.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[Retain provisions that enable 4-6 storeys]
191.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that enable 4-6 storeys]
191.9		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	[Retain provisions that enable] 20-30 lvs in the central city
191.10		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Support	[Retain increased building height]
191.11		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Support	[Retain increased building heights]
191.12		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Support	[Retain increased building heights]
191.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Retain c.iv]
191.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Remove proposed QM Sunlight Access]
191.15		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Remove proposed QM Sunlight Access]
191.16		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Remove proposed QM Sunlight Access]
191.17		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	[Reduce extent of Riccarton Bush Interface to sites immediately adjacent]
191.18		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	The Low Public Transport Accessibility Qualifying Matter should be removed

191.19		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[Remove b.] Remove entirely or relax recession planes for buildings in the High Density Residential Zone.
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Nan Xu

Submitter 192

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
192.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	147A Yaldhurst Rd, Uper Riccarton, Christchurch. 8042 and 147B Yaldhurst Rd, Uper Riccarton, Christchurch. 8042 should be Medium Density Residential Zone.

Heritage New Zealand Pouhere Taonga (HNZPT)

Submitter 193

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
193.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Support	[Retain the proposed] definition of alteration.
193.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Retain the proposed definition for acontributory building in relation to heritage areas.
193.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Retain the proposed definition for adefining building in relation to heritage areas.
193.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[With respect to the Heritage fabric definition]: remove part (b)
193.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Retain proposed definition ofheritage professional
193.6		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Support	Retain proposed definition of Intrusive building or site

193.7		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Support	Retain proposed definition of Neutral building or site
193.8		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Retain the increased minimum net site area for the Heritage Areas as proposed
193.9		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Retain P1 [activity specific standard i] as proposed
193.10		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Support	Retain Policy 9.3.2.2.5 as proposed
193.11		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	the addition of a new clause in 9.3.2.2.8:vi. <u>Should demolition be approved, whether the setting should be retained/rescheduled as an open space heritage item.</u> Retain a.ii.
193.12		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Remov[e] P8
193.13		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	[The inclusion of] a new restricted discretionary activity: <u>a. Alteration, relocation or demolition of a building, structure or feature in a heritage setting, where the building, structure or feature is not individually scheduled as a heritage item.</u> <u>b. This rule does not apply to work subject to rules 9.3.4.1.3 RD1 and RD2. The Council's discretion shall be limited to the following matters: 9.3.6.1 Heritage items and heritage settings.</u>
193.14		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.2 - Controlled activities	Support	Retain as proposed
193.15		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa	Support	Retain as proposed

		Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings		
193.16		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Support	Retain as proposed
193.17		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Retain as proposed
193.18		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Retain as proposed.
193.19		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Support	Retain RD15 as proposed
193.20		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Support	Retain RD11 as proposed
193.21		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain all existing heritage items, settings, and features as a Qualifying Matter
193.22		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Retain [activity] P1 as proposed.
193.23		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic	Support	Retain [activity] P2 as proposed.

		heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities		
193.24		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Retain [activity] P12 as proposed.
193.25		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Retain [activity] RD6 as proposed.
193.26		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Retain [activity] RD7 as proposed.
193.27		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Retain [activity] RD8 as proposed.
193.28		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Amend column heading to remove reference to registration: Heritage NZ Pouhere Taonga Heritage List number & registration type
193.29		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Amend Item 1401 to include list number and category: <u>Heritage NZ Pouhere Taonga Heritage List number & type 3128 Category 2</u>
193.30		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Amend Setting Map 629 to show the current location of Heritage Item 107.

St George's Hospital

Submitter 194

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
194.1		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and Policies > 13.5.2.1 - Objective - Enabling hospital development > 13.5.2.1.2 - Policy - Comprehensive development	Support	Support wording changes in clause d. - Insertion of <u>Larger</u> - Remove of the St. Georges Heaton Overlay
194.2		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Support	Supports removal of RD7 relating to St. Georges Heaton Overlay
194.3		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.3 - Larger inner urban sites - St Georges Hospital, Southern Cross	Support	Support changes as proposed for St. Georges Hospital
194.4		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	Supports the removal of the St. Georges Heaton Overlay
194.5		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.5 - Rules - Matters of discretion > 13.5.5.6 - DELETE 13.5.5.6 St Georges-Heaton Overlay	Support	Supports the removal of St. Georges Heaton Overlay
194.6		19 - Planning Maps > 19.10 - Any other zones	Support	Supports the removal of the St. Georges Heaton Overlay on Planning Map 31

Kevin Arscott

Submitter 195

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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195.1		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Seek Amendment	<p>1. 15.12.1.1(c) P5 and P6-(a) Offices and Commercial services should not only be required ancillary to any permitted activity located on the site.</p> <p>2. 15.12.1.1(c) P5 and P6-(b)(i) individual tenancies should be unrestricted in scale rather than limited to being ancillary and restricted in area to 450 sq.m GLFA; and</p> <p>3. 15.12.1.1(c) P5 and P6-(b)(ii) the total area used for office activities and/or commercial services should be unrestricted and not limited to 450 sq.m GLFA per site, or 450 sq.m GLFA per 500 sq me of land area; whichever is the greater.</p>
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Brian Gillman

Submitter 196

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
196.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain waterbody setbacks and sunlight access as a qualifying matters.
196.2		6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.4 - Rules - Activity status tables - City and Settlement Water Body Setbacks	Support	Retain waterbody setbacks [provisions] as a qualifying matter
196.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[Retain the Sunlight Access Qualifying Matter as proposed]
196.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Retain Sunlight Access Qualifying Matter as proposed]
196.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Retain Sunlight Acces Qualifying Matter as proposed]

Steve Smith

Submitter 197

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
197.1		20 - All of Plan	Oppose	more public consultation/ discussion
197.2		20 - All of Plan	Seek Amendment	[Retain current District Plan rules and introduce changes more gradually]
197.3		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	[Remove Tsunami Management Area]
197.4		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Seek Amendment	[That] any planning restrictions within the Tsunami Management Area be removed
197.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Maintain existing recession planes]
197.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	[Impose more density controls]
197.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	[Impose more density controls]

Megan Walsh

Submitter 198

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
198.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Opposes 3 story buildings that will impact sunlight, privacy, safety and parking in most of the residential neighbourhoods.
198.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes 3 story buildings that will impact sunlight, privacy, safety and parking in most of the residential neighbourhoods.

Joshua Wight

Submitter 199

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
199.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Amend provisions to enable taller buildings, especially [within the] central city (20-30 lvs). Commercial centres and surrounding residential sites have increased height limits, generally to between 4 and 6 storeys.
199.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	<i>[Re: 14.6.2.2.c.iv]</i> Support Perimeter-block form-factors encouraged in high-density neighbourhoods – eyes on the street.
199.3		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Amend Riccarton bush interface that limits buildings in this area to 8m.
199.4		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	The Low Public Transport Accessibility Qualifying Matter should be removed from the proposal.
199.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Oppose restrictions on buildings above 14 m.
199.6		14 - Residential	Support	More homes, with 3-storey, 3-homes per site.
199.7		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Amend provisions to enable taller buildings, especially [within the] central city (20-30 lvs). Commercial centres and surrounding residential sites have increased height limits, generally to between 4 and 6 storeys.
199.8		15 - Commercial	Seek Amendment	Amend provisions to enable taller buildings, especially [within the] central city (20-30 lvs). Commercial centres and surrounding residential sites have increased height limits, generally to between 4 and 6 storeys.
199.9		14 - Residential	Seek Amendment	<i>[Re: 14.5.2.6.a and 14.6.2.2.a]</i> Amend the sunlight access QM to previously proposed levels or oppose entirely.

Robert J Manthei

Submitter 200

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
200.1		20 - All of Plan	Seek Amendment	<ol style="list-style-type: none"> 1. Restart process based on accurate projections for future housing needs and population trends, or do no more than what is required 2. Directly address the ongoing (and growing) problem of a lack of affordable housing. 3. stop any further work on the proposed PC14 and consider instead how to best fulfil its stated aims by responding in the least disruptive way to the requirements set out in the NPS-UD
200.2		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Seek Amendment	[That the internal setback at the former Christchurch Women's Hospital site is 10 metres instead of 4 metres]
200.3		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Seek Amendment	[Regarding RD13] The building height should be reduced by 50%, from 32 and 20m to 16 and 10m.
200.4		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Seek Amendment	[New standard] That a service road is required on the southern boundary of the former Christchurch Women's Hospital site
200.5		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former	Seek Amendment	[d] Recession planes should be the same as current ones; The recession plane for the southern boundary on [the former Christchurch Women's Hospital] site should be the same as the current

		Pegasus Health 24 hr, former Christchurch Women's Hospital and Montreal House.		recession plane calculated at a point 10m from the boundary
200.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Recession planes should be the same as the current ones
200.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	[Do not allow any buildings to exceed 14m in the HRZ within the four avenues - RD7 & RD8]
200.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Seek Amendment	<ol style="list-style-type: none"> 1. Increase the financial contribution and adopt a 'hard' tree cover target of 25% 2. Require mature vegetation and trees to be kept on new building sites. 3. Require developers to design 'around' a site's unique features, including retaining mature trees and vegetation.
200.9		20 - All of Plan	Seek Amendment	<ol style="list-style-type: none"> 1. Begin now to establish a Street Running Large Spacing Busway system of public transport. 2. Reinstate the inner city Shuttle bus immediately.
200.10		20 - All of Plan	Seek Amendment	Any future version of PlanChange 14 should incorporate regulations mandating 'Sponge city' concepts, no matter what the final density targets become. The CCC should set a sponginess rating of 35%, the same as Auckland's.
200.11		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Reduce height limits
200.12		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Reduce height limits
200.13		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Seek Amendment	Stop enabling greenfield developments
200.14		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies	Seek Amendment	Stop enabling Greenfield developments

Amanda Parfitt

Submitter 201

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
201.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Please change the Qualifying Matter for Sunshine Access in all medium (and lower) density residential zones to ensure sunlight access to ground floor for all 12 months of the year. If Sunlight Access is going to be less than this, I request that this require a resource consent which requires permission from the owners and occupiers of the neighbouring properties.

Trevor Wilson

Submitter 202

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
202.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Request the proposed Medium Density Residential Zone be extended to incorporate parts of Hollis & Bowenvale Aves. and Lansdowne Tce. including Roseneath Place that are within walking distance, or 1km, of Centaurus Rd. and access to the Orbiter bus route.
202.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Request the proposed Medium Density Residential Zone be extended to incorporate parts of Hollis & Bowenvale Aves. and Lansdowne Tce. including Roseneath Place that are within walking distance, or 1km, of Centaurus Rd. and access to the Orbiter bus route.

Steve Petty

Submitter 203

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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203.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Opposes building heights of 3 storeys that impact privacy, noise, housing, animals, people, green spaces and parking.
203.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes building heights of 3 storeys that impact privacy, noise, housing, animals, people, green spaces and parking.
203.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Opposes building heights of 3 storeys that impact privacy, noise, housing, animals, people, green spaces and parking.
203.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes building heights of 3 storeys that impact privacy, noise, housing, animals, people, green spaces and parking.
203.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Opposes building heights of 3 storeys that impact privacy, noise, housing, animals, people, green spaces and parking.
203.6		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposes building heights of 3 storeys that impact privacy, noise, housing, animals, people, green spaces and parking.
203.7		20 - All of Plan	Oppose	Opposes implementation of Plan Change 14.

Halswell Residents' Association

Submitter 204

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
204.1		3 - Strategic Directions	Seek Amendment	Prioritise intensification in the central city and on former industrial land along the rail corridor
204.2		20 - All of Plan	Seek Amendment	Mandate rainwater harvesting with all developments under this plan change

Addington Neighbourhood Association

Submitter 205

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
205.1		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	Intensification should be restricted until required infrastructure is in place.
205.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Seek Amendment	Areas of higher density should provide residents with access to public green spaces within a distance of no more than one kilometer.
205.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Subdivisions should have at least one compulsory car park on each development for deliveries, tradesmen and emergency services .
205.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	That natural hazards must be allowed for, or the Council could face legal redress for allowing higher density in the wrong places.
205.5		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies	Support	That natural hazards must be allowed for, or the Council could face legal redress for allowing higher density in the wrong places.
205.6		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.9		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and

		standards > 15.14.3.24 - Minimum setback from the boundary with a residential zone or from an internal boundary		warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.10		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.11		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.7 - Minimum building setbacks from internal boundaries	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.14		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.5 - Minimum building setback from internal boundaries	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.15		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.4 - Minimum building setback from side and rear internal boundaries and railway lines	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.16		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.5 - Minimum building setbacks from internal boundaries	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would

				necessitate the owner going on to next door property to facilitate such repairs.
205.17		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.5 - Minimum building setbacks from internal boundaries	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.18		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.5 - Minimum building setbacks from internal boundaries and railway lines	Oppose	Accessory buildings should not be allowed to be built on or near property boundary line, if maintenance of such buildings would necessitate the owner going on to next door property to facilitate such repairs.
205.19		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.20		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.21		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.22		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.23		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to

				some existing properties with solar panels could negate the usefulness of said panels through shading.
205.24		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Qualifying matters are needed to protect existing residents from losing their sunlight and warmth. Putting 2 & 3 story buildings next to some existing properties with solar panels could negate the usefulness of said panels through shading.
205.25		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	That developers are prevented from clearing every tree on a site before they apply for a building consent.
205.26		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Include a clause which allows the Council to add additional Qualifying Matters.
205.27		20 - All of Plan	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.28		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.29		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.30		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.31		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.32		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.33		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.

205.34		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.35		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.6 - Daylight recession planes	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.36		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.37		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That the Spine [Brougham Street Expressway between Waltham Road and Barrington Street] and other traffic corridors be subject to lower density residential standards than the proposed provisions allow for.
205.38		20 - All of Plan	Support	Encourage intensification while considering the potential loss of amenity for existing house owners.
205.39		20 - All of Plan	Seek Amendment	Areas of higher density should provide residents with access to public green spaces within a distance of no more than one kilometre.

Emma Wheeler

Submitter 206

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
206.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	[New Residential Heritage Area] Make both St James Avenue and Windermere Road category 1 Streets, protecting both the plaques, trees and the people the already enjoy and use these streets. Removing both streets from the intensification plan.
206.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Removing St James Avenue and Windermere Road from the intensification plan.
206.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Removing St James Avenue and Windermere Road from the intensification plan.

Mitchell Cocking

Submitter 207

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
207.1		15 - Commercial	Oppose	Reject the plan change
207.2		20 - All of Plan	Oppose	Reject the plan change
207.3		14 - Residential	Oppose	Reject the plan change
207.4		13 - Specific Purpose Zones	Oppose	Reject the plan change
207.5		8 - Subdivision, Development and Earthworks	Oppose	Reject the plan change

Amie Cocking

Submitter 208

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
208.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Reject the rule changes that allow for higher intensity residential development outside of the inner city (Four Avenues).
208.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Reject the rule changes that allow for higher intensity residential development outside of the inner city (Four Avenues).
208.3		19 - Planning Maps > 19.10 - Any other zones	Oppose	Reject the rule changes that allow for higher intensity residential development outside of the inner city (Four Avenues).

Lauren Roberts

Submitter 209

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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209.1		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	Retain provision b.i. a variety of allotment sizes to cater for different housing types and affordability
209.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Provide for more flexibility on allotment sizes.
209.3		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Provide for more flexibility on allotment sizes.

Victor Ong

Submitter 210

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
210.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone Rural Urban Fringe (RuUF) around 565 Yaldhurst Road to Medium Density Residential (MRZ)
210.2		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Extend Airport Noise Boundary to 60 dba
210.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone Rural Urban Fringe (RuUF) around 565 Yaldhurst Road to Medium Density Residential (MRZ)

Pauline McEwen

Submitter 211

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
211.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the area at the eastern end of Rugby Street be zoned Medium Density Residential instead of the proposed High Density Residential

211.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Retain 11m height limit in the Medium Density Residential (MRZ) zone
211.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Provide adequate carparking for residential developments]
211.4		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	[Consider QM Wastewater Constraint for Merivale]
211.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That the area at the eastern end of Rugby Street be zoned Medium Density Residential instead of the proposed High Density Residential

The Fuel Companies - BP Oil, Z Energy and Mobil Oil (joint submission)

Submitter 212

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
212.1		20 - All of Plan	Support	Support general intent of the Plan Change 14.
212.2		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Seek Amendment	Support but seek clarity that the phrase 'intensification of any site' in Clause (a) only relates to higher density residential activities(i.e. not new developments associated with non-residential activities) and that Clause (b) applies to all buildings rather than just those associated with residential activities or residential intensification.
212.3		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Retain as notified..
212.4		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management	Support	Retain as notified.

		Areas and Qualifying Matter Tsunami Management Area		
212.5		6 - General Rules and Procedures > 6.5 - Scheduled Activities	Support	Retain as notified (Entire Sub-Chapter 6.5)
212.6		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.5 - 8.9A Rules - Development and Activities in Waste Water Constraint Areas	Seek Amendment	Support but seek clarification that the rule only applies when the volume of wastewater discharged is or could be increased and is therefore not applicable to smaller scale activities that do not affect wastewater discharge volumes.
212.7		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Seek Amendment	<p>Amend Policy 14.2.3.7 as follows:</p> <p><u>a. Within medium and high density zoned areas, only provide for increased building heights beyond those enabled in the zone or precinct where the following is achieved:</u></p> <p><u>i. the development provides for a greater variety of housing types, price points, and sizes, when compared to what is provided in the surrounding area;</u></p> <p><u>ii. the development is consistent with the built form outcomes anticipated by the underlying zone or precinct;</u></p> <p><u>iii. the site is located within walking distance of public or active transport corridors; community facilities or commercial activities; and public open space;</u></p> <p><u>iv. building design features are used to reduce:</u></p> <p><u>A. significant shading, dominance and privacy effects caused by increased height on adjacent residential properties and public spaces; and</u></p> <p><u>B. the effects of dominance and shading on historic heritage, significant trees, or character areas;</u></p> <p><u>C. reverse sensitivity effects on existing non-residential activities.</u></p>

				v. <u>When considering height increases within 1.2km from the city centre, the economic impacts on the city centre from an increase in height.</u>
212.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Retain as notified.
212.9		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	<p>Amend 14.2.5.3 Policy as follows:</p> <p><u>a. Residential developments of four or more residential units contribute to a high quality residential environment through site layout, building and landscape design to achieve:</u></p> <p><u>i. engagement with the street and other spaces;</u></p> <p><u>ii. minimisation of the visual bulk of buildings and provision of visual interest;</u></p> <p><u>iii. high level of internal and external residential amenity;</u></p> <p><u>iv. high quality shared spaces, including communal living spaces and accessways that provide safe, direct access for pedestrians;</u></p> <p><u>v. a safe and secure environment; and</u></p> <p><u>vi. public through connections for large sites with multiple public frontages.</u></p> <p><u>vii. Minimisation of reverse sensitivity effects on existing lawfully established non-residential activities.</u></p>
212.10		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Seek Amendment	<p>Replace 14.2.12 Objective as follows:</p> <p>New residential development is not adversely affected by noise generated from industrial activities and the development does not affect the operation of industrial activities within industrial zones.</p> <p><u>New residential development is compatible with existing lawfully established industrial activities.</u></p>

212.11		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Seek Amendment	<p>Amend 14.2.1.2.1 Policy as follows:</p> <p>a. Restrict new residential development of three or more storeys within proximity to <u>existing lawfully established industrial activities and</u> industrial zoned sites where it would give rise to reverse sensitivity effects on industrial activities and/or <u>compromise</u> adversely affect the <u>amenity</u>, health and safety of residents, unless mitigation sufficiently addresses the effects</p>
212.12		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Seek Amendment	<p>Amend Clause (c) as follows: - Insert new:</p> <p><u>G. Incorporates design techniques to minimise reverse sensitivity effects on existing lawfully established non-residential activities.</u></p> <p>Amend Clause (e) as follows - Insert new:</p> <p><u>F. Incorporates design techniques to minimise reverse sensitivity effects on existing lawfully established non-residential activities.</u></p> <p>Amend Clause (f) as follows: Insert new:</p> <p><u>F. Incorporates design techniques to minimise reverse sensitivity effects on existing lawfully established non-residential activities.</u></p>
212.13		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Seek Amendment	<p>Amend Clause (a) as follows: insert new:</p> <p><u>vii. reverse sensitivity effects on existing lawfully established non-residential activities.</u></p> <p>-</p>
212.14		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	<p>Amend Clause (a) as follows: Insert new:</p> <p><u>viii. reverse sensitivity effects on existing lawfully established non-residential activities.</u></p> <p>Amend Clause (c) as follows: Insert new:</p> <p><u>xv. reverse sensitivity effects on existing lawfully established non-residential activities.</u></p>

212.15		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Seek Amendment	Amend Clause (a) as follows: Insert new: <u>v. reverse sensitivity effects on existing lawfully established non-residential activities.</u>
212.16		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Retain as notified
212.17		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Retain as notified
212.18		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.2 - Matters of discretion for activity specific standards > 15.14.2.3 - Residential activity	Support	Retain as notified

Glen Ealam

Submitter 213

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
213.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Improve public transport to and from the Halswell area so that nearby commercial areas for retail shopping and cafe/bars are accessible without cars.

Michael Boissard

Submitter 214

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
214.1		20 - All of Plan	Oppose	Your proposal will destroy the character of a very pleasant part of the city. Also there appears to be no provision for the amenities that will be required by the increased population.

Graham Thomas Blackett

Submitter 215

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
215.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That all of the area of St Albans north of Bealey Avenue and south of Edgware Road be zoned Medium Density Residential [instead of High Density Residential].
215.2		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend recession planes on new buildings to allow sunlight to directly reach the ground floors of existing adjoining dwellings for at least some portion of every day of the year.
215.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That all of the area of St Albans north of Bealey Avenue and south of Edgware Road be zoned Medium Density Residential [instead of High Density Residential].

Russell Wills

Submitter 216

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
216.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[No High Density Residential zone in Hornby]
216.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[No Medium Density Residential zone in Hornby]

216.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain current zoning in Hornby]
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Catharina Schupbach

Submitter 217

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
217.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Support	Retain provisions relating to Residential Character Areas
217.2		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain Evesham Crescent and Bewdley Street Residential Character Area

Julia van Essen

Submitter 218

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
218.1		20 - All of Plan	Oppose	[T]hat the council review the need for the extent of the changes proposed under plan change 14.
218.2		20 - All of Plan	Seek Amendment	[T]hat the submission process (webpage) is made simpler to use and less glitchy.
218.3		20 - All of Plan	Seek Amendment	[T]hat submissions [are] reopened and more time given for submissions [following improvement to the submissions web page].
218.4		20 - All of Plan	Seek Amendment	[That] a review into the social impact of plan change 14 [is undertaken].
218.5		20 - All of Plan	Oppose	[Revisit the vote to notify Plan Change 14]

George Booty

Submitter 219

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
219.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	That bike parking be required to be enclosed and weatherproof, and lockable to prevent theft.

Martin Snelson

Submitter 220

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
220.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the Medium Density Residential Zone [surrounding] the proposed North Halswell town centre, to [apply] to the areas being developed and not to those newly built areas
220.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the High Density Residential Zone [surrounding] the proposed North Halswell town centre, to [apply] to the areas being developed and not to those newly built areas
220.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend the recession plane angles to maximise sunlight
220.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend the recession plane angles to maximise sunlight
220.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend the recession plane angles to maximise sunlight
220.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Seek Amendment	Increase setbacks

		standards > 14.5.2.7 - Minimum building setbacks		
220.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Increases setbacks
220.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Remove b.] the requirement for minimum two storey housing.
220.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Retain current zoning in those parts of north Halswell that have already been developed]
220.11		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Retain current zoning in those parts of north Halswell that have already been developed]

Cynthia Snelson

Submitter 221

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
221.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the Medium Density Residential Zone [surrounding] the proposed North Halswell town centre, to [apply] to the areas being developed and not to those newly built areas
221.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the High Density Residential Zone [surrounding] the proposed North Halswell town centre, to [apply] to the areas being developed and not to those newly built areas
221.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend the recession plane angles to maximise sunlight
221.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend the recession plane angles to maximise sunlight

221.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend the recession plane angles to maximise sunlight
221.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Increase setbacks
221.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Increase setbacks
221.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Removeb.] the requirement for minimum two storey housing.
221.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Retain current zoning in those parts of north Halswell that have already been developed]
221.11		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Retain current zoning in those parts of north Halswell that have already been developed]

Deans Avenue Precinct Society Inc.

Submitter 222

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
222.1		20 - All of Plan	Support	Support the broad goals of the urban intensification process, and do not think that Christchurch should be allowed to sprawl further across the plains. We need to take account of national priorities, not only with respect to land use, but with respect to energy efficiency and de-carbonisation.
222.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose High Density Residential Zoning on sites that are bounded by the following streets on Planning Map 31 and 38. - North: Matai St East - West: Deans Ave

				<p>- South: Moorhouse Ave</p> <p>- East: Railway line</p> <p>Except for sites located along/facing Riccarton Road, on the Guest Accommodation block, and the old Saleyards site (they can be High Density Residential Zone).</p>
222.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	<p>Oppose High Density Residential Zoning on sites that are bounded by the following streets on Planning Map 31</p> <p>- North: Matai St East,</p> <p>- West: Deans Ave</p> <p>- South: old Blenheim Road (now cycle and pedestrian access)</p> <p>- East: Railway line</p> <p>Except for sites located along/facing Riccarton Road</p>
222.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	<p>Support these areas being High Density Residential zoning on planning maps 31 and 38:</p> <ul style="list-style-type: none"> • the “Old Saleyards” block from south side of Mayfair to Lester • The Residential Guest Accommodation block (Chateau on the Park etc) • Properties with a boundary on Riccarton Road
222.5		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	<p>Support these areas being High Density Residential Zoning on planning maps 31 and 38:</p> <ul style="list-style-type: none"> • the “Old Saleyards” block from south side of Mayfair to Lester • The Residential Guest Accommodation block (Chateau on the Park etc) • Properties with a boundary on Riccarton Road

222.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Support the proposal to add a Qualifying Matter that would better allow sunshine to reach neighbouring properties, especially in the winter. This must apply to both Medium Density Residential Zone and High Density Residential Zone.
222.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Support the proposal to add a Qualifying Matter that would better allow sunshine to reach neighbouring properties, especially in the winter. This must apply to both Medium Density Residential Zone and High Density Residential Zone.
222.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Support the proposal to add a Qualifying Matter that would better allow sunshine to reach neighbouring properties, especially in the winter. This must apply to both Medium Density Residential Zone and High Density Residential Zone.
222.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose any reduction of sunlight because the recession plane rules, as proposed, allow less sunlight than the existing rules, and should therefore, not be further reduced.
222.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose any reduction of sunlight because the recession plane rules, as proposed, allow less sunlight than the existing rules, and should therefore, not be further reduced.
222.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose any further reduction in setbacks
222.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	<p>Oppose limited notification of breaches of the High Density Built form standards relating to recession plane (height in relation to boundary) and boundary setbacks.</p> <p>Breaches of these rules shall be limited notified to adjacent landowners. Amend RD9 and RD 10 to require limited notification.</p>

David Lough

Submitter 223

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
223.1		14 - Residential	Oppose	Retain existing planning provisions in Merivale.
223.2		15 - Commercial > 15.11 - Rules - City Centre Zone	Support	
223.3		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	
223.4		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	

Atlas Quarter Residents Group (22 owners)

Submitter 224

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
224.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.4		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.5		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.2 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.6		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.2 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.

224.7		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.2 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.8		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.10		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.11		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.12		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.13		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.1 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.14		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.15		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.1 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.16		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.17		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.18		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible

224.19		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.20		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.1 - Maximum height for buildings	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.21		16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.1 - Maximum height for buildings	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible.
224.22		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.1 - Maximum height for buildings, fences and screening structures	Oppose	That the permitted height limits within the existing District Plan (prior to PC14) are retained to the maximum extent possible
224.23		20 - All of Plan	Support	The need for greater intensification is supported, but this does not require or justify the proposed increases in height limits as permitted activities.
224.24		20 - All of Plan	Support	The inclusion of the qualifying criteria is supported, independent of height limits.
224.25		3 - Strategic Directions > 3.1 - Introduction	Support	The inclusion of the qualifying criteria is supported, independent of height limits.
224.26		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	The inclusion of the qualifying criteria is supported, independent of height limits.

Michael Dore

Submitter 225

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
225.1		20 - All of Plan	Oppose	Opposes any residential development above 12 meters beyond the inner city.
225.2		19 - Planning Maps > 19.9 - Any other QMs	Support	Support protections for Riccarton House and Bush.
225.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support protections for Riccarton House and Bush.

225.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Support protections for Riccarton House and Bush.
225.5		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The History, Character and Heritage of our City of Christchurch should be protected at all costs
225.6		9 - Natural and Cultural Heritage	Seek Amendment	The History, Character and Heritage of our City of Christchurch should be protected at all costs
225.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes any residential development above 12 meters beyond the inner city.
225.8		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	The History, Character and Heritage of our City of Christchurch should be protected at all costs
225.9		14 - Residential	Oppose	The History, Character and Heritage of our City of Christchurch should be protected at all costs

Graeme McNicholl

Submitter 226

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
226.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>Rezone inner-city large blocks of land, such as Princess Margaret Hospital site, the old Christchurch Women's Hospital site on Colombo Street, current empty tracts of land such as along Moorhouse Avenue, for mixed use retail with apartment living above.</p> <p>Rezone older commercial/industrial areas of Christchurch such as Addington, Sydenham and Phillipstown to mixed use commercial with apartment living above.</p> <p>Future large green field developments should cater for the medium-density housing as proposed.</p>

226.2		20 - All of Plan	Seek Amendment	<p>As an alternative to intensifying the housing in the city, Council's should be looking at current inner-city large blocks of land, such as Princess Margaret Hospital site on Cashmere Road, the old Christchurch Women's Hospital site on Colombo Street, current empty tracks of land such as along Moorhouse Avenue, and rezone these areas for mixed use retail with apartment living above.</p> <p>Furthermore there are potentially other older commercial/industrial areas of Christchurch such as Addington, Sydenham and Phillipstown that should be rezoned as mixed use commercial with apartment living above.</p> <p>Furthermore, the future large green field developments should cater for the medium-density housing as proposed, in order to safe-guard prospective house owners with an understanding of what they are buying.</p>
226.3		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Rezone Addington, Sydenham and Phillipstown to mixed use commercial with apartment living above.
226.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone Addington, Sydenham and Phillipstown to mixed use commercial with apartment living above.

Alex Prince

Submitter 227

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
227.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Amend Lower Cashmere (Fairview Street/Cashmere View/Ashgrove Terrace) to be in a residential character area.

Martin Winder

Submitter 228

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
228.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Retain the Character Area on Hackthorne Road but exclude the vacant property at 75a Hackthorne Road.

Jennifer Smith

Submitter 229

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
229.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose zoning of 51 Jollie Street, Linwood as High Density Residential Zone.
229.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Reduce proposed height limit]
229.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Reduce proposed height limit]

Andrew Ott

Submitter 230

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
230.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Reduce permitted housing height to two storeys.
230.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Reduce permitted housing height to two storeys.

Phil Elmey

Submitter 231

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
231.1		5 - Natural Hazards	Seek Amendment	Adopt the Building Code guidance document for design of passive protection structures as an acceptable method of reducing rockfall hazard on a site specific basis.

Kurt Higgison

Submitter 232

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
232.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,
232.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,
232.4		3 - Strategic Directions > 3.1 - Introduction	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,
232.5		20 - All of Plan	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,
232.6		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,
232.7		20 - All of Plan	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,

Paul Clark

Submitter 233

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
233.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
233.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
233.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
233.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
233.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose [Low Public Transport Accessibility Qualifying Matter]
233.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose [Low Public Transport Accessibility Qualifying Matter]
233.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose [Sunlight Access Qualifying Matter]
233.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose [Sunlight Access Qualifying Matter]
233.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose [Sunlight Access Qualifying Matter]
233.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose [Sunlight Access Qualifying Matter]
233.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
233.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

John Goodall

Submitter 234

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
234.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Make the Shirley area around the Palms Mall, (particularly Cherryburton Place) a Medium Density Residential Zone instead of a High Density Residential Zone.

Geordie Shaw

Submitter 235

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
235.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	[That the standard allows more flexibility in acheiving the intent of the policies]
235.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	[That the standard allows more flexibility inachieving the intent of the policies]
235.3		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.1 - 15.4.1.1 Permitted activities	Seek Amendment	[That P21.i. the minimum glazing standard allows more flexibility inachieving the intent of the policies]
235.4		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.1 - Permitted activities	Seek Amendment	[ThatP21.h. the minimum glazing standard allows more flexibility in achieving theintent of the policies]
235.5		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.1 - Permitted activities	Seek Amendment	[That P19.b.viii the minimum glazing standard allows more flexibility in achieving the intent of the policies]

235.6		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	[That P27.h. the minimum glazing standard allows more flexibility in achieving the intent of the policies]
235.7		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Seek Amendment	[That e. the minimum glazing standard allows more flexibility in achieving the intent of the policies]
235.8		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Seek Amendment	[That P16.f. the minimum glazing standard allows more flexibility in achieving the intent of the policies]
235.9		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Seek Amendment	[That the minimum glazing standard allows more flexibility in achieving the intent of the policies]
235.10		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	[That P13.i. the minimum glazing standard allows more flexibility in achieving the intent of the policies]
235.11		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Seek Amendment	[That the minimum glazing standard allows more flexibility in achieving the intent of the policies]

Susan Barrett

Submitter 236

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
236.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	That all High Density Residential Zone developments over 2 storeys require individual building and environmental consent that is notified to the community and other affected parties
236.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	That all High Density Residential Zone developments over 2 storeys require individual building and environmental consent that is notified to the community and other affected parties
236.3		20 - All of Plan	Oppose	That rather than wholesale non-consented High Density Residential Zone developments in Christchurch's existing suburbs, it would be preferable, more cost-effective, and quicker to apply these principles

				to forward-thinking, well-planned green field developments (with the right transport links)
236.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	That rather than wholesale non-consented High Density Residential Zone developments in Christchurch's existing suburbs, it would be preferable, more cost-effective, and quicker to apply these principles to forward-thinking, well-planned green field developments (with the right transport links)
236.6		20 - All of Plan	Oppose	That rather than wholesale non-consented High Density Residential Zone developments in Christchurch's existing suburbs, it would be preferable, more cost-effective, and quicker to apply these principles to forward-thinking, well-planned green field developments (with the right transport links)

Marjorie Manthei

Submitter 237

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
237.1		20 - All of Plan	Seek Amendment	That the level of intensification be re-visited, and that PC14 goes only as far as it must to satisfy the minimum requirements of NPS-UD and Enabling House legislation. 1. Base decisions on the required 10-30 year period, not 50 years. 2. Reduce extent of walkable catchments
237.2		19 - Planning Maps > 19.2 - HRZ Zoning	Not Stated	That Salisbury Street to Bealey Avenue is (not zoned High Density Residential zone) removed from the 'walkable catchment' area from the edge of the City Centre.
237.3		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	i: Decrease maximum height in the City Centre from 90m to 60m as far north as Kilmore Street v. Reduce the proposed maximum heights on Victoria Street (from Salisbury Street to Bealey Avenue) to 20m

237.4		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Allow max height up to 40m from Kilmore to Salisbury St
237.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[Retain]14m Permitted [height] in the High Density Residential Zone from Salisbury Street to Bealey Avenue
237.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[1. Retain provision that enables 20m height. 2. Remove provisions that enable any building height that exceeds 20m from Salisbury Street to Bealey Avenue.]
237.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Retain] current residential recession planes
237.8		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and Policies > 13.5.2.1 - Objective - Enabling hospital development > 13.5.2.1.2 - Policy - Comprehensive development	Support	[Retain Policy 13.5.2.1.2]
237.9		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and Policies > 13.5.2.1 - Objective - Enabling hospital development > 13.5.2.1.3 - Policy - Comprehensive development and redevelopment of sites for residential purposes	Support	[Retain Policy 13.5.2.1.3]
237.10		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Seek Amendment	[Amend RD13.b.ii to reduce the permitted height at the former Christchurch Women's Hospital Site to 18m] Retain RD13.a.i. and ii. as written
237.11		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	[Retain a., e.-g. and h.]

237.12		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.5 - Rules - Matters of discretion	Support	[Retain Matters of discretion]
237.13		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	[Retain Objective 14.2.1(a)(i)]
237.14		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.7 - Policy - Monitoring	Support	[Retain Policy 14.2.1.7]
237.15		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	[Retain Policy 14.2.3.7(a)(i-iv)]
237.16		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	[Retain Policy 14.2.5.1]
237.17		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	[Retain Policy 14.2.5.2]
237.18		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	[Retain Policy 14.2.5.3]
237.19		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	[Retain Policy 14.2.5.5]
237.20		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	[Retain Policy 14.2.6.1]
237.21		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	[Retain Objective 14.2.7]
237.22		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	[Retain Policy 14.2.7.1]
237.23		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	[Retain Policy 14.2.7.2]

237.24		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.1 - Policy - Residential coherence character and amenity	Support	[Retain Policy 14.2.9.1]
237.25		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.6 - Policy - Retailing in residential zones	Support	[Retain Policy 14.2.9.6]
237.26		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities	Seek Amendment	Amend (a) (iii) as follows: 'restrict other non-residential activities, unless the activity has a proven strategic or operation need to locate within a residential zone, <u>supported by a strong rationale and evidence</u> '.
237.27		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.2 - Policy - Community activities and community facilities	Seek Amendment	Amend (a): "Enable community activities and community facilities within residential areas <u>if they meet identified needs of the immediate local community...and...</u> "
237.28		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.5 - Policy - Other non-residential activities	Seek Amendment	Amend "Restrict the establishment of other non-residential activities.....unless the activity has a <u>proven</u> strategic or operational need to locate within a residential zone, <u>supported by a strong rationale and evidence.....</u> "
237.29		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.8 - Policy - Non-residential activities in Central City residential areas	Seek Amendment	Amend [a.ii] "ensure non-residential activities are focussed on meeting the <u>proven</u> needs of the immediate local residential community <u>and can provide a strong rationale and evidence for depending upon the high level....</u> "
237.30		14 - Residential > 14.2 - Objectives and Policies > 14.2.11 - Objective - Visitor Accommodation in Residential Zones > 14.2.11.1 - Policy - Visitor Accommodation in Residential Units	Seek Amendment	[Regarding b.] Consider how to make the intention more explicit, i.e., to retain residential neighbourhoods as a place to <u>live</u> .
237.31		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Oppose	[Remove] (a) (i), requiring at least two-storey developments in HDRZs. [Remove] (iii) re locating building bulk to the front of sites ("enhancing the street wall").
237.32		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.2 - Policy - Community activities and community facilities	Seek Amendment	Amend 14.2.9.2 (b) (i) to only include the City Centre Commercial Business and Mixed Use Zones

237.33		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Seek Amendment	Clarify that “surrounding area” in 14.2.7.3 does not include the area north of Salisbury Street.
237.34		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Support	[Retain P1, P6, P7, P12 & P13]
237.35		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain RD2]
237.36		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.2 - Controlled activities	Support	[Retain C1 and C2]
237.37		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Retain 14.6.2.7]
237.38		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	[Retain 14.6.2.12]
237.39		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[W]ithin the High Density Residential Zone from Salisbury Street to Bealey Avenue, between Colombo and Victoria Streets, review the zoning to ensure “it takes into account how the package of zones work together” (‘Understanding and Implementing’ guide, Section 6, p28).
237.40		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[RD7 & RD8 - identify recession plane] [RD8 - reduce height to 20m]
237.41		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Remove] (b), restricting residential units to no less than 7m
237.42		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend 14.6.2.2 (b) so that the current residential recession plane applies, regardless of height.
237.43		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.3 - Minimum number of loading spaces required	Seek Amendment	Add a rule requiring at least one service bay for multi-unit developments of three or more units

237.44		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Support	[Retain] 14.15.4
237.45		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.6 - Scale and nature of activity	Support	[Retain] 14.15.6 (a-c)
237.46		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.36 - Urban design in the High Density Residential zone within the Central City	Support	[Retain] 14.15.36 re urban design, especially acknowledging 'human scale'
237.47		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.30 - Building height in the High Density Residential Zone within the Central City	Seek Amendment	Consider ways to provide further protection from tall buildings in a residential neighbourhood, by rewriting and expanding the current list.
237.48		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.31 - Daylight recession planes in the High Density Residential zone within the Central City	Seek Amendment	[Delete b. and d.]
237.49		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Seek Amendment	Amend (a)(i) to include commercial/industrial activities as well.
237.50		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Seek Amendment	Apply [6.10A provisions] to commercial/industrial [zones] too.
237.51		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Seek Amendment	Increase cover in (i) to 25%
237.52		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy	Support	[Retain 6.10A.2.1.2]

		– The cost of providing tree canopy cover and financial contributions		
237.53		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Support	[Retain 6.10A.2.1.3]
237.54		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	[For P1 and P2], Clarify that provisions apply everywhere in Christchurch, including the Central City and Hight Density Residential Zones/Precincts
237.55		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Seek Amendment	Re (vii) : Consider how to address [the longevity of the treess] Decrease the maximum percentage in (viii) as much as possible
237.56		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.6 - Design of parking and loading areas	Seek Amendment	add a Rule to all relevant sections of the District Plan encouraging the use of permeable surfaces for drives, parking lots, residential and commercial sites.
237.57		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Rewrite 6.10A.4.2.2 (a) to read “ ..If the tree canopy cover requirements... <u>cannot be met</u> [rather than “are not met”) to make it clearer that maintaining or planting on the same site is the first priority and (ii) increase the amount per tree from \$2037.00 to at least \$4074.

237.58		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 - 6.10A.5 Matters of discretion > 6.10.4.5.1 - 6.10A.5.1 Tree canopy cover and financial contributions	Seek Amendment	Consider how to make the intention of the Matters of Discretion more explicit.
237.59		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.7 - Policy - Entertainment and Hospitality Precinct	Seek Amendment	Delete 15.2.6.7 (a) (ii)

Prue Manji

Submitter 238

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
238.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[T]hat the streets in the Watford Street, College Avenue, Uranga Avenue and Brenchley Avenue blocks remain [Residential Suburban instead of Medium Density Residential Zone]
238.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[T]hat the streets in the Watford Street, College Avenue, Uranga Avenue and Brenchley Avenue blocks remain [Residential Suburban instead of Medium Density Residential Zone]

Andrea Floyd

Submitter 239

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
239.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton	Seek Amendment	[Require on-site carparking for residential units]

		Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required		
239.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Lower the proposed height limit] in the suburbs -2 stories is enough or maybe 3 in certain cases when they don't interfere with the surrounding houses.
239.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Lower the proposed height limit] in the suburbs -2 stories is enough or maybe 3 in certain cases when they don't interfere with the surrounding houses.
239.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	[Retain limited notification] - neighbours should be consulted when multi story units are going in next to them.
239.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain limited notification] - neighbours should be consulted when multi story units are going in next to them.
239.6		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Reduce extent of medium and high density residential zones]
239.7		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Reduce extent of medium and high density residential zones]

Ruth Dyson

Submitter 240

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
240.1		5 - Natural Hazards > 5.6 - Rules - Slope instability > 5.6.1 - Activity status for Slope Instability Management Areas > 5.6.1.2 - Exceptions to Rule 5.6.1.1 - AIFR Certificate	Seek Amendment	[re: Rule 5.6.1.2] All homes in the Port Hills which have had rockfall protection structures erected. There should be an additional overlay in the District Plan identifying that even though these homes are in a rockfall risk area, that these specific homes have rockfall protection structures in place.

Susanne Schade

Submitter 241

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
241.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	[S]eek[s] council to apply the Qualifying Matter Residential Character Area to Scott Street in Sydenham.

Property Council New Zealand

Submitter 242

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
242.1		3 - Strategic Directions > 3.1 - Introduction	Support	In broad terms, we support the overall direction of PC14. However, we are concerned that some practical unintended consequences may result when it comes to implementation.
242.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Property Council supports the proposed 1.2km walkable catchment from the City Centre and the high-density zone precinct surrounding the residential and commercial zones within the city (see Figure 1).
242.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	The Property Council support an increased height limit of 32 metres to areas immediately surrounding the central city. However, we recommend that this wording be changed back to how it was written in last year's consultation document i.e., "an increased height limit of 32 metres within a walkable catchment of 800m or 10 minutes" rather than "an increased height limit of 32 metres to areas immediately surrounding the central city".
242.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	<p>The Property Council note that six storeys are approximately 20 metres in height, and would require a wind test threshold under the current District Plan.</p> <p>Increasing the wind test threshold to 22 metres would remove the risk of adverse outcomes (i.e. discouraging development or donuts of no development within the 1.2km walkable catchment areas), allow for better design outcomes (such as reducing the risk of having a city of flat or smaller angled roofs which anecdotally can cause water tightness issues) and would also simplify the development process for both the Council and applicants.</p>

242.5		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Support an increased height limit of 32 metres to areas immediately surrounding the central city. However, we recommend that this wording be changed back to how it was written in last year's consultation document i.e., "an increased height limit of 32 metres within a walkable catchment of 800m or 10 minutes" rather than "an increased height limit of 32 metres to areas immediately surrounding the central city".
242.6		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support the proposed plan change having minimum subdivision on vacant sites in medium density residential zones as 400m ² , and in high density residential zones as 300m ² .
242.7		15 - Commercial	Support	Support the current commercial centre boundaries or subdivision proposals for status quo.
242.8		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	The current commercial centre subdivision proposal is for status quo which we also support.
242.9		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Council provides consistent and clear guidelines to provide certainty for the development community, particularly given the length of resource and time it takes to establish a project prior to its construction. We urge the Council to work in partnership with the public and private development sectors
242.10		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	Support the proposed adjustments to the requirements for new housing in some of the surrounding Central City Mixed-Use Zone and the Commercial Mixed-Use Zone.
242.11		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	Support the proposed adjustments to the requirements for new housing in some of the surrounding Central City Mixed-Use Zone and the Commercial Mixed-Use Zone.
242.12		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support the proposed amendments that seek to rezone Industrial General Zoned land within proximity of the central city to Commercial Mixed Use.
242.13		19 - Planning Maps > 19.10 - Any other zones	Support	Support the proposed amendments that seek to introduce Brownfield Overlay in the Industrial General Zone for land close to identified commercial centres that enables residential and mixed-use development.
242.14		16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment > 16.2.2.2 - Policy - Brownfield redevelopment	Support	Support the proposed amendments that seek to introduce Brownfield Overlay in the Industrial General Zone for land close to identified commercial centres that enables residential and mixed-use development.
242.15		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Property Council strongly supports density near key transport nodes, especially those that connect larger commercial centres.

				However, we are concerned that Christchurch City Council is establishing public transport as a qualifying matter in order to reject future MDRS or proposed high-density areas. It is important that there be a co-ordinated approach between the delivery of future transport and housing projects.
242.16		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Property Council strongly supports density near key transport nodes, especially those that connect larger commercial centres. However, we are concerned that Christchurch City Council is establishing public transport as a qualifying matter in order to reject future MDRS or proposed high-density areas. It is important that there be a co-ordinated approach between the delivery of future transport and housing projects.
242.17		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Property Council strongly supports density near key transport nodes, especially those that connect larger commercial centres. However, we are concerned that Christchurch City Council is establishing public transport as a qualifying matter in order to reject future MDRS or proposed high-density areas. It is important that there be a co-ordinated approach between the delivery of future transport and housing projects.
242.18		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the proposal for financial contributions for tree canopy which would see anyone wanting to develop land that does not retain 20 per cent tree canopy cover on a site charged a financial contribution. The fee will be used to plant trees on Council-owned land.
242.19		3 - Strategic Directions > 3.3 - Objectives	Seek Amendment	We recommend the Council do not introduce the proposal to use financial contributions as another revenue source if density limits are not reached within greenfield development.
242.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	In broad terms, we are comfortable with the proposed intention of introducing resource consent requirements as a restricted discretionary activity to help protect Character Areas. However, given the scale of the proposal and introduction of 11 new residential heritage areas, we wish to highlight the importance of ensuring that Christchurch has sufficient development capacity. This can be achieved through enabling and encouraging greater height and density within high density zone precincts, town centres and metropolitan centres.
242.21		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	[Support] intention of introducing resource consent requirements as a restricted discretionary activity to help protect Character Areas.

				However, given the scale of the proposal and introduction of 11 new residential heritage areas, we wish to highlight the importance of ensuring that Christchurch has sufficient development capacity. This can be achieved through enabling and encouraging greater height and density within high density zone precincts, town centres and metropolitan centres.
242.22		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Ensure] Christchurch has sufficient development capacity. This can be achieved through enabling and encouraging greater height and density within high density zone precincts, town centres and metropolitan centres.

Ravensdown Limited

Submitter 243

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
243.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the HRZ zoning of the land to the southwest and south of the Christchurch Works (312 Main South Road). Seeks that this land is rezoned to MRZ.
243.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seeks that land to the southwest and south of the Christchurch Works (312 Main South Road) is rezoned from the Industrial Heavy zone to the Medium Density Residential zone.
243.3		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Seek Amendment	Amend proposed Objective 14.2.12 so that it recognises the full suite of potential effects from industrial activities on new residential development, not just noise.
243.4		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Support	Retain Policy 14.2.12.1 as notified.
243.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Seeks the inclusion of a rule whereby permitted residential development within a 'buffer area' between industrial and residential interface, must be the lesser of 7m or 2-storeys and

				include a rule requiring acoustic installation to be installed in all residential developments, within the specified buffer area from industrial zones.
243.6		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Where the Industrial Heavy zone immediately adjoins a residential zone, apply a 240m Industrial Heavy zone / residential interface buffer from the Industrial Heavy zone boundary over adjoining residential zones.

Harvey Armstrong

Submitter 244

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
244.1		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	That the Low Public Transport Qualifying Matter is removed from 75 Alderson Ave.
244.2		14 - Residential > 14.7 - Rules - Residential Hills Zone	Seek Amendment	Allow rezoning of land at 75 Alderson Ave to Living Hills zone or Large Lot Residential (sites 2,500 - 10,000m2).
244.3		14 - Residential > 14.7 - Rules - Residential Hills Zone	Seek Amendment	Provide for site at 75 Alderson Avenue to be rezoned to Residential Hills or Large Lot Residential zoned.
244.4		14 - Residential > 14.7 - Rules - Residential Hills Zone	Not Stated	<p>he submitter owns 75 Alderson Ave, which is 27.759ha of rural zoned land. The land is located between public open space reserves (Montgomery Spur Reserve) and the city urban (LH) boundary. The submitter requests that Council allows rezoning of this to land to Residential Hills zoning or create a special zoning for larger block residential sites of 2500 to 10,000 m2.</p> <p>The submitter requests that Council unbiasedly review all existing vacant land closest to the CBD as to whether it is suitable for residential development. It is concerning to see the residential housing sprawl being carried out on good versatile soils at considerable distance from the CBD. These sites all require expensive extension to city infrastructure and services. The environmental damage is being further accelerated by the creation of significant satellite towns like Lincoln, Rolleston</p>

244.5		14 - Residential > 14.7 - Rules - Residential Hills Zone	Seek Amendment	Allow rezoning of land at 75 Alderson Ave to Residential Hills zone or Large Lot Residential (sites 2,500 - 10,000m2).
244.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Oppose Low Public Transport Qualifying Matter on 75 Alderson Avenue.
244.7		19 - Planning Maps	Seek Amendment	Remove ONL from 75 Aldersons Ave.
244.8		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seeks that 75 Alderson Ave be rezoned to Residential Hills zoning or create a special zoning for larger block residential sites of 2500 to 10,000 m2
244.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seeks that the Council review all existing vacant land closest to the CBD as to whether it is suitable for residential development.
244.11		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seeks that the Council review all existing vacant land closest to the CBD as to whether it is suitable for residential development.

Victoria Berryman

Submitter 245

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
245.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend the Sunlight Access Qualifying Matter to allow for ground floors to have more sun during the winter.

Robert Black

Submitter 246

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
246.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Include the Flood Management Area, or at least that part of the FMA in the Merivale catchment, as a Qualifying Matter to exclude MDRS rules from applying.
246.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Include the Flood Management Area, or at least that part of the FMA in the Merivale catchment, as a Qualifying Matter to exclude MDRS rules from applying.
246.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consider infrastructure limitations, and map areas as qualifying matters where infrastructure is not sufficient for intensive development.
246.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	List TC3 land as a Qualifying Matter. As a default, that land should not be intensively developed. It is appropriate to obtain resource consent to[o]
246.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend the recession planes to 40 degrees or less. Exclude Rule 5.4.1.3 from applying to recession planes under the MDRS.
246.6		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.1 - Activities and earthworks in the Flood Management Area > 5.4.1.3 - Exemptions for daylight recession planes in the Flood Management Area	Seek Amendment	Amend the recession planes to 40 degrees or less. Exclude Rule 5.4.1.3 from applying to recession planes under the MDRS.

Jean-Michel Gelin

Submitter 247

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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247.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Create a character area including Forfar Street to limit the possible height of the new building and the sunlight access for the 1 Storey houses of the street
247.2		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Seek Amendment	Create a character area including Forfar Street to limit the possible height of the new building and the sunlight access for the 1 Storey houses of the street

Annex Developments

Submitter 248

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
248.1		15 - Commercial	Seek Amendment	add a new clause to proposed policy 15.2.3.2 as follows: <u>e. To encourage the redevelopment of areas located within a Brownfield Overlay on the planning maps to allow a mix of commercial and residential activities.</u>
248.2		19 - Planning Maps > 19.10 - Any other zones	Support	Support rezoning the Tannery site at Garlands Road from Industrial General to Mixed Use Zone'
248.3		16 - Industrial > 16.4 - Rules - Industrial General Zone	Support	Support rezoning the Tannery site at Garlands Road from Industrial General to Mixed Use Zone'
248.4		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	Support rezoning the Tannery site at Garlands Road from Industrial General to Mixed Use Zone'

City Salvage

Submitter 249

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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249.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Re-zone the residential portion of 544 Tuam Street and the adjoining land at 102-104 Mathesons Road, to Local Centre .
249.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Re-zone the residential portion of 544 Tuam Street and the adjoining land at 102-104 Mathesons Road, to Local Centre .

Ian Dyson

Submitter 250

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
250.1		20 - All of Plan	Seek Amendment	[A]gree with the goals of densification, but it needs to be done in a controlled manner by releasing designated areas for development. Other areas can then be released as requirements dictate.
250.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Do not apply higher height limits in Cashmere hill suburbs

Daniel McMullan

Submitter 251

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
251.1		20 - All of Plan	Support	
251.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Request the Council encourage more native planting (through appropriate planning methods) between the Port Hills/Banks Peninsula and the central city (i.e., a native tree corridor).

Phil Ainsworth

Submitter 252

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
252.1		19 - Planning Maps	Seek Amendment	[Do not have Medium and High Density Residential Zones in Hornby]
252.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Require off-street carparking for residential units]
252.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Do not have Medium and High Density Residential Zones in Hornby]
252.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Do not have Medium and High Density Residential Zones in Hornby]

John Simpson

Submitter 253

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
253.1		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Support	Support retaining notified building height limit of 8m in Residential Hills Zone.

Emma Besley

Submitter 254

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
254.1		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[S]eek that the council drop this qualifying matter.
254.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter, seek its deletion.
254.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Support enabling 6 to 10 storeys for residential buildings near commercial centers.
254.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport high-density housing near the city and commercial centres.
254.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
254.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan..
254.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
254.8		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.

254.9		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Concern that the 'or the payment of financial contributions in lieu of planting' will essentially mean 'pay a fine so we don't have to plant trees', and that 'as close to the development site as practicable' may in effect lead to areas of intensification without tree cover nearby as it is not 'practicable' and ask this be strictly enforced.
254.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support enabling 6 to 10 storeys for residential buildings near commercial centers.

William Bennett

Submitter 255

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
255.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	<ul style="list-style-type: none"> That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or, If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential.
255.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<ul style="list-style-type: none"> That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay

				<p>Area and be made subject to the rules that apply to Residential Character areas: or,</p> <ul style="list-style-type: none"> • If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential.
255.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	<ul style="list-style-type: none"> • That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or, • If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential.
255.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	<ul style="list-style-type: none"> • That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or, • If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential.
255.5		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Introduce a TC3 land QM.
255.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Introduce a TC3 land QM.

255.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	<ul style="list-style-type: none"> That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules <i>can</i> be notified of the required resource consents and to make submissions.
255.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	<ul style="list-style-type: none"> That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules <i>can</i> be notified of the required resource consents and to make submissions.

Paul Burns

Submitter 256

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
256.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	<u>[O]</u> ppose[s] the changes for buildings to be as high as 12m tall in Cashmere.

Cashmere Developments Ltd

Submitter 257

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
257.1		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	<p>Remove the maximum number of residential allotment standards set out in Rules 8.6.1 and 8.6.11 that apply to the Outline Development Plan 'Cashmere and Worsleys'.</p> <p>Plan Change 14 proposes to continue to apply Rules 8.6.1 and 8.6.11, even though Plan Change 14 rezones the majority of the undeveloped residential land within 'Cashmere and Worsleys' as Future Urban Zone.</p> <p>The standards proposed to be removed are shown with strikethrough below:</p> <p>Rule 6.8.1 Minimum Net Site Area and Dimension, Table 1: Minimum net site area - residential zones, a. Medium Density Residential Zone:</p> <p>Additional Standards:</p> <ul style="list-style-type: none"> ▪ <i>b. In the Cashmere and Worsleys area (shown at Appendix 8.10.7 8.10.6):</i> <ul style="list-style-type: none"> • <i>i. no more than 380 residential allotments shall be created or enabled by subdivision.</i> • <i>ii. No more than 380 residential units shall be created or enabled by subdivision.</i> • <i>c. The historic stonewalled drain shown at Appendix 8.10.6(d) shall be protected.</i> <p>Rule 8.6.11: Additional Standards for the Future Urban Zone, Table 8: Minimum and Maximum net site areas for allotments, c. Within the Cashmere and Worsleys area (Appendix 8.10.6):</p> <p>Net Site Area:</p> <ul style="list-style-type: none"> • <i>a. No more than 380 residential allotments shall be created or enabled by subdivision;</i> • <i>b. No more than 380 residential units shall be created or enabled by subdivision.</i>

				<ul style="list-style-type: none"> c. The historic stonewalled drain shown at Appendix 8.10.6(d) shall be protected.
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Stephen Bryant

Submitter 258

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
258.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Additional traffic impact qualifying matter for developments around small feeder streets in Merivale due to narrowness of existing streets.
258.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Re-designate Merivale a Medium Town Centre.
258.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend recession planes for Christchurch to ensure they meet the Australian standard.
258.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend recession planes for Christchurch to ensure they meet the Australian standard.
258.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend recession planes for Christchurch to ensure they meet the Australian standard.
258.6		14 - Residential	Seek Amendment	Require privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, to be part of the assessment process for ALL developments.
258.7		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Re-designate Merivale a Medium Town Centre.

Ara Poutama Aotearoa

Submitter 259

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
259.1		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Retain the proposed Local Centre Zone for Rāwhiti Community Corrections, 296 Breezes Road, Aranui.
259.2		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Retain the proposed Town Centre Zone for Winston Avenue Community Corrections, 16 Winston Avenue, Papanui.
259.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	<i>[Re: Residential activity]</i> Amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community are provided for.
259.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Seek Amendment	<i>[Re: Sheltered housing]</i> Amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community are provided for.
259.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.5 - E	Seek Amendment	<i>[Re: Emergency and refuge accommodation]</i> Amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community are provided for.
259.6		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Supports the changes to new strategic direction objective 3.3.7 (MDRS objective 1)
259.7		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Supports the amendment of residential objective 14.2.1
259.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	Supports new residential objective 14.2.3 (MDRS objective 2).
259.9		20 - All of Plan	Support	Ara Poutama supports the overall intent of PC14
259.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.
259.11		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.
259.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.

259.13		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.
259.14		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.
259.15		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.
259.16		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.1 - Permitted activities	Seek Amendment	Seeks to amend the residential definitions in the CDP to ensure housing which provides for diverse needs of the community is provided for.

Scentre (New Zealand) Limited

Submitter 260

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
260.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Riccarton should be recognized as a Metropolitan Centre in the District Plan to be inline with the NPS-UD as opposed to a Town Centre.
260.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.4 - Policy - Accommodating growth	Support	[S]upports the notified version of Policy 15.2.2.4 'Accommodating growth'.
260.3		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	Amend Rule 15.4.2.2 of PC14 to allow a maximum building height of 50m for Riccarton as opposed to the 22m proposed.
260.4		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status	Seek Amendment	[Regarding Rule 15.4.1.1(P11)]

		tables - Town Centre Zone > 15.4.1.1 - 15.4.1.1 Permitted activities		Office tenancies of <u>any size</u> in Metropolitan Centers (or the larger Town Centers) should be permitted activities. Opposes office activities over 500m2 being excluded as permitted activities as currently proposed in PC14.
260.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	[Regarding the insertion of a new Sub-chapter 6.10A] Oppose the imposition of additional financial contributions for the development of commercial zone land ingreenfield/brownfield locations resulting in one or more buildings and / or impervious surfaces that do not retain or plant 10 percent tree canopy cover. This provision should be removed.
260.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Regarding the insertion of a new Sub-chapter 6.10A] Amend the sub-chapter to include a financial contributions credit for sites that achieve tree coverage that goes above and beyond the 10% limit.
260.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Regarding the insertion of a new Sub-chapter 6.10A] Seek amendment to [e]nsure that the unit of measurement of "tree canopy coverage" takes into account green / living walls and roofs
260.8		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Riccarton should be recognized as a Metropolitan Centre in the District Plan to be inline with the NPS-UD as opposed to a Town Centre.

Maia Gerard

Submitter 261

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
261.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

261.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
261.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
261.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
261.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
261.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
261.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Opposes the SunlightAccess Qualifying Matter
261.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes the Sunlight Access Qualifying Matter
261.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Opposes the Sunlight Access Qualifying Matter
261.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Opposes the Sunlight Access Qualifying Matter
261.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
261.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.

Alfred Lang

Submitter 262

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
262.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
262.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
262.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
262.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
262.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
262.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
262.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
262.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
262.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
262.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.

Harley Peddie

Submitter 263

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
263.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
263.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
263.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
263.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
263.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
263.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
263.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
263.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
263.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
263.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.
263.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Density is what this city needs, not ever increasing property values.
263.12		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Density is what this city needs, not ever increasing property values.
263.13		20 - All of Plan	Seek Amendment	Density is what this city needs, not ever increasing property values.

Aaron Tily

Submitter 264

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
264.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
264.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
264.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
264.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
264.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
264.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
264.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
264.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
264.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

264.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
264.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
264.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.

John Bryant

Submitter 265

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
265.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
265.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
265.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
265.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
265.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
265.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
265.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

265.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
265.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
265.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
265.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
265.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.

Alex Hobson

Submitter 266

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
266.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
266.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
266.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
266.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
266.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

266.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
266.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
266.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
266.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
266.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
266.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
266.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.

Justin Muirhead

Submitter 267

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
267.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	The council retains the tree canopy requirement and contributions plan.
267.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	The council retains the tree canopy requirement and contributions plan.
267.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	The council retains the tree canopy requirement and contributions plan.

267.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	The council retains the tree canopy requirement and contributions plan.
267.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] The council drop thisqualifying matter.
267.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] The council drop this qualifying matter.
267.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] The council drop this qualifyingmatter.
267.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] The council drop this qualifying matter.
267.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] The council drop this qualifying matter.
267.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] The council drop this qualifying matter.
267.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
267.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.

Clare Marshall

Submitter 268

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
268.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

268.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
268.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
268.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
268.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
268.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
268.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
268.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
268.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
268.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
268.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
268.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.
268.13		1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents > 1.3.4.2 - Long Term Plan, the 3 Year Plan and Annual Plan	Seek Amendment	Plans need to be made with climate change in mind.
268.14		20 - All of Plan	Seek Amendment	Plans need to be made with climate change in mind.

Yvonne Gilmore

Submitter 269

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
269.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
269.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
269.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
269.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
269.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
269.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
269.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
269.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
269.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

269.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
269.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
269.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Rob Harris

Submitter 270

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
270.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
270.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
270.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
270.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
270.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
270.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
270.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

270.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
270.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
270.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
270.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres
270.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	That the council enable 6 to 10 storeys for residential buildings near commercial centres.
270.13		1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents > 1.3.4.2 - Long Term Plan, the 3 Year Plan and Annual Plan	Seek Amendment	Seek amendment [to Chapter 1 to provide a buffer around areas with known heritage value]

Pippa Marshall

Submitter 271

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
271.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]seek[s] that the council retains the tree canopy requirement and contributions plan.
271.2		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]seek[s] that the council retains the tree canopy requirement and contributions plan.
271.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]seek[s] that the council retains the tree canopy requirement and contributions plan.

271.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
271.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the Council drop [the Low Public Transport Accessibility Area] qualifying matter
271.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[S]eek[s] that the council drop this qualifying matter.
271.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[S]eek[s] that the council drop this qualifying matter.
271.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
271.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
271.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
271.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
271.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Caitriona Cameron

Submitter 272

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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272.1		20 - All of Plan	Seek Amendment	The proposal should provide protections for existing property rights. This could be achieved by setting a 'phase in' period (perhaps 5-10 years) for developments under the new regulations
272.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	The proposal should facilitate coherent residential planning, rather than allow a solely market-driven approach (which risks 'lowest common denominator' development). Specifically increase minimum plot sizes for plots with 3+ storey residential buildings
272.3		20 - All of Plan	Seek Amendment	The proposal should facilitate coherent residential planning, rather than allow a solely market-driven approach (which risks 'lowest common denominator' development). Specifically a phase-in period (as suggested in C1 [272.9]) would also ensure more coherent development. It is likely there would be more larger coherent developments, rather than piece-meal development.
272.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	<p>The proposal should increase protection of sunlight access to maximise liveability features in new developments.</p> <ul style="list-style-type: none"> - The recession plane angles should be reduced to provide more sunshine access than in Auckland, not the same, to take account of the colder temperatures in Christchurch. - Recession planes and setbacks should be set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties. Recession plane angles should be reduced for those sites bordering sites narrower than the suggested standard of 15m.
272.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<p>The proposal should increase protection of sunlight access to maximise liveability features in new developments.</p> <ul style="list-style-type: none"> - The recession plane angles should be reduced to provide more sunshine access than in Auckland, not the same, to take account of the colder temperatures in Christchurch. - Recession planes and setbacks should be set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties. Recession plane angles should be reduced for those sites bordering sites narrower than the suggested standard of 15m.

272.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	<p>The proposal should increase protection of sunlight access to maximise liveability features in new developments.</p> <ul style="list-style-type: none"> - The recession plane angles should be reduced to provide more sunshine access than in Auckland, not the same, to take account of the colder temperatures in Christchurch. - Recession planes and setbacks should be set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties. Recession plane angles should be reduced for those sites bordering sites narrower than the suggested standard of 15m.
272.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	<p>The proposal should increase protection of sunlight access to maximise liveability features in new developments.</p> <ul style="list-style-type: none"> - The recession plane angles should be reduced to provide more sunshine access than in Auckland, not the same, to take account of the colder temperatures in Christchurch. - Recession planes and setbacks should be set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties. Recession plane angles should be reduced for those sites bordering sites narrower than the suggested standard of 15m.
272.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	<p>"The proposal should increase minimum protection of green space and canopy cover.</p> <ul style="list-style-type: none"> o All developments should include whatever green space is considered to be the minimum (i.e. no 'buying out'). o The CCC should provide, and consult on, a detailed plan about how greenspace will be provided, particularly in High Density Residential zones, before any changes are made to residential planning regulations."
272.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	<p>The proposal should increase minimum protection of green space and canopy cover.</p> <ul style="list-style-type: none"> o All developments should include whatever green space is considered to be the minimum (i.e. no 'buying out'). o The CCC should provide, and consult on, a detailed plan about how green space will be provided, particularly in High Density Residential zones, before any changes are made to residential planning regulations.

272.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Seek Amendment	The proposal should increase minimum protection of green space and canopy cover. o All developments should include whatever green space is considered to be the minimum (i.e. no 'buying out'). o The CCC should provide, and consult on, a detailed plan about how green space will be provided, particularly in HDR zones, before any changes are made to residential planning regulations.
272.11		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	"Rattray St should be included in the Medium Density Residential zone (i.e. included in the area south and west of the street)."
272.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Rattray St should be included in the MDR zone (i.e. included in the area south and west of the street).
272.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	The proposal should provide protections for existing property rights. This could be achieved by: - increasing minimum plot sizes for plots with 3+ storey residential buildings to minimize the number of affected neighbours - requiring developers to compensate neighbours who will be adversely affected by new developments that significantly reduce sunlight.
272.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	The proposal should provide protections for existing property rights. This could be achieved by: - increasing minimum plot sizes for plots with 3+ storey residential buildings to minimize the number of affected neighbours - requiring developers to compensate neighbours who will be adversely affected by new developments that significantly reduce sunlight
272.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	The proposal should provide protections for existing property rights. This could be achieved by: - increasing minimum plot sizes for plots with 3+ storey residential buildings to minimize the number of affected neighbours - requiring developers to compensate neighbours who will be adversely affected by new developments that significantly reduce sunlight

272.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	<p>The proposal should provide protections for existing property rights. This could be achieved by:</p> <ul style="list-style-type: none"> - increasing minimum plot sizes for plots with 3+ storey residential buildings to minimize the number of affected neighbours - requiring developers to compensate neighbours who will be adversely affected by new developments that significantly reduce sunlight
272.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	<p>The proposal should provide protections for existing property rights. This could be achieved by:</p> <ul style="list-style-type: none"> - increasing minimum plot sizes for plots with 3+ storey residential buildings to minimize the number of affected neighbours - requiring developers to compensate neighbours who will be adversely affected by new developments that significantly reduce sunlight
272.18		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	<p>The proposal should provide protections for existing property rights. This could be achieved by:</p> <ul style="list-style-type: none"> - increasing minimum plot sizes for plots with 3+ storey residential buildings to minimize the number of affected neighbours - requiring developers to compensate neighbours who will be adversely affected by new developments that significantly reduce sunlight

Ian Chesterman

Submitter 273

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
273.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

273.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
273.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
273.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
273.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[S]eek[s] that the council drop [the Low Public Transport Accessibility Area] qualifying matter.
273.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the council drop [the Low Public Transport Accessibility Area] qualifying matter.
273.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
273.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
273.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
273.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
273.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
273.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Robert Fleming

Submitter 274

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
274.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
274.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
274.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
274.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
274.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[S]eek[s] that the Council drop [the Low Public Transport Accessibility Area] qualifying matter.
274.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the council drop [the Low Public Transport Accessibility Area] qualifying matter.
274.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
274.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
274.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
274.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[S]eek[s] that the council drop [the Sunlight Access] qualifying matter.
274.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
274.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

274.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
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Thomas Harrison

Submitter 275

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
275.1		14 - Residential	Seek Amendment	For CCC to add more controls to stop negative impacts on neighboring properties.

Steve Burns

Submitter 276

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
276.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Support	[Retain sunlight access provisions]
276.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[Retain sunlight access provisions]
276.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Retain sunlight access provisions]
276.5		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Support	[Retain sunlight access provisions]
276.6		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Support	[Retain sunlight access provisions]
276.7		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Support	[Retain sunlight access provisions]

276.8		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Support	[Retain sunlight access provisions]
276.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Support	[Retain sunlight access provisions]
276.10		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.2 - Daylight recession planes	Support	[Retain sunlight access provisions]
276.11		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.5 - Sunlight and outlook at boundary with a residential zone	Support	[Retain sunlight access provisions]
276.12		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Support	[Retain sunlight access provisions]
276.13		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.4 - Sunlight and outlook at boundary with a residential zone	Support	[Retain sunlight access provisions]
276.14		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.5 - Sunlight and outlook at boundary with a residential zone or any public space	Support	[Retain sunlight access provisions]
276.15		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.4 - Sunlight and outlook at boundary with a residential zone	Support	[Retain sunlight access provisions]
276.16		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.4 - Sunlight and outlook at boundary with a residential zone	Support	[Retain sunlight access provisions]
276.17		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.4 - Sunlight and outlook at boundary with a residential zone	Support	[Retain sunlight access provisions]
276.18		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	[Retain sunlight access provisions]
276.19		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.6 - Sunlight and outlook at boundary with a residential zone, Open Space Community Parks Zone, Open Space Water and Margins Zone and Avon River Precinct/Te Papa Otakaro Zone	Support	[Retain sunlight access provisions]
276.20		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.3 - Sunlight and outlook	Support	[Retain sunlight access provisions]
276.21		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch

276.22		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.23		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.24		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.25		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.1 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.26		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.27		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.28		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.29		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Seek maximum height of 5 stories in Christchurch
276.30		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.3 - Access	Seek Amendment	That provisions are made for widening main transport routes to enable access.
276.31		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.3 - Access	Seek Amendment	That provisions are made for widening main transport routes to enable access.
276.32		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	That provisions are made for widening main transport routes to enable access.

Eriki Tamihana

Submitter 277

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
277.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Extend MRZ/ MDRS across] the hill suburbs, Belfast, Hoon Hay, Hei Hei, Casebrook, St Albans, Mairehau, Westhaven, Burwood, Parklands, Heathcote, Westmorland, Ilam, and Avonhead
277.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Reduce extent of existing zones: <ul style="list-style-type: none"> Residential Hills and Residential Suburban in the hill suburbs/Westmorland, Residential Suburban in Hoon Hay, Hei Hei, Ilam, Avonhead, Casebrook, Belfast, Mairehau/St Albans, Westhaven, Parklands, Burwood and Heathcote.]
277.3		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Remove QM Low Public Transport Accessibility]
277.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	[Remove QM Low Public Transport Accessibility]

Francine Bills

Submitter 278

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
278.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Mersey Street, which runs south of Westminster Street to Berwick Street, be incorporated in the Severn Residential Character Area <i>[including 1-54 Mersey Street, 11-19 Berwick Street, and 116-136 Westminster Street]</i> .
278.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Mersey Street, which runs south of Westminster Street to Berwick Street, be incorporated in the Severn Residential Character Area <i>[including 1-54 Mersey Street, 11-19 Berwick Street, and 116-136 Westminster Street]</i> .

David Brown

Submitter 280

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
280.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Limit building heights to 14m as per the proposed medium density residential zone.

Mary Crowe

Submitter 281

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
281.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	1. Amend the zoning of Hurley Street from High to Medium density.
281.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Chester Street East should receive heritage protection zoning for the whole length of the street.
281.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	1. Amend the zoning of Hurley Street from High to Medium density.

Brendan McLaughlin

Submitter 282

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
282.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	No suburb should be classified as a High Density Residential Zone

282.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[M]ake tree canopies compulsory in suburbs
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Damon Ross

Submitter 283

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
283.1		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain High Density Residential Zoning in the Papanui area]
283.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Retain HRZ provisions as notified]

Tricia Ede

Submitter 284

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
284.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Not Stated	Seeks three houses on one property be disallowed.
284.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	Seeks three houses on one property be disallowed.

Michael Skinner

Submitter 285

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
285.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Seeks removal of Perry Street and Rayburn Avenue in Papanui as part of the proposed High Density Residential Zone and the Town Centre Intensification Precinct.]

Millie Silvester

Submitter 286

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
286.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Seek to rezone west side of Paparoa Street to Medium Density Residential instead, like the east side. We propose that the demarcation of High Density Residential zone be redrawn much closer to Northlands Mall. This will still allow for more housing without impacting the residents in the area, as stated above, and ruining what makes Paparoa Street a prime example of the Garden City.
286.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek to rezone west side of Paparoa Street to Medium Density Residential instead, like the east side. We propose that the demarcation of High Density Residential zone be redrawn much closer to Northlands Mall. This will still allow for more housing without impacting the residents in the area, as stated above, and ruining what makes Paparoa Street a prime example of the Garden City.

Mark Nichols

Submitter 287

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
287.1		20 - All of Plan	Seek Amendment	Seek densification in a planned and staged way by staging the effective date of the zoning changes in for example rings coming out from the city centre and/or major shopping areas, so that the densification occurs in a structured way over time, rather

				than in a haphazard way across most of the city. This will allow for a more staged build out of the infrastructure required to support the densification.
287.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek densification in a planned and staged way by staging the effective date of the zoning changes in for example rings coming out from the city centre and/or major shopping areas, so that the densification occurs in a structured way over time, rather than in a haphazard way across most of the city. This will allow for a more staged build out of the infrastructure required to support the densification.
287.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek densification in a planned and staged way by staging the effective date of the zoning changes in for example rings coming out from the city centre and/or major shopping areas, so that the densification occurs in a structured way over time, rather than in a haphazard way across most of the city. This will allow for a more staged build out of the infrastructure required to support the densification.
287.4		14 - Residential	Seek Amendment	Seek densification in a planned and staged way by staging the effective date of the zoning changes in for example rings coming out from the city centre and/or major shopping areas, so that the densification occurs in a structured way over time, rather than in a haphazard way across most of the city. This will allow for a more staged build out of the infrastructure required to support the densification.

Waipapa Papanui-Innes-Central Community Board

Submitter 288

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
288.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[S]eeks the advancement of the signalled Qualifying Matters and mechanisms protecting sunlight access.
288.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]eeks the advancement of the signalled Qualifying Matters and mechanisms protecting tree canopy.
288.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	The Board recognisesthat onsite parking is not a provision for residential development,however the Board wants to have

				compulsory provision introduced for loading bays and accessible parking.
288.4		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.3 - Minimum number of loading spaces required	Seek Amendment	The Board recognises that onsite parking is not a provision for residential development, however the Board wants to have compulsory provision introduced for loading bays and accessible parking. The Board believes there is a need to review options whereby residents could request resident-only parking through a permit system
288.5		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Seek Amendment	The Board recommends a residents parking permit system for high density residential development areas.
288.6		18 - Open Space > 18.2 - Objectives and Policies > 18.2.1 - Objectives > 18.2.1.1 - Objective - Provision of open spaces and recreation facilities	Not Stated	The Board having reviewed maps of the Board area considers there are some needs for additional greenspace, particularly around St Albans.
288.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	The Board supports all Qualifying Matters.
288.8		19 - Planning Maps	Support	The Board supports the intensification of the City Centre within the four avenues.
288.9		20 - All of Plan	Seek Amendment	Thoroughly consider the economic and environmental impacts and the social and well-being consequences of the proposed intensification on the community.
288.10		20 - All of Plan	Seek Amendment	Ensure three waters infrastructure is able to appropriately manage and support intensification and development, with flood mitigation projects investigated and implemented where necessary.
288.11		20 - All of Plan	Seek Amendment	To incorporate the goals of the Ōtautahi Christchurch Climate Resilience Strategy and the Ōtautahi Christchurch Urban Forest Plan in the Plan.

Cody Cooper

Submitter 289

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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289.1		20 - All of Plan	Support	[S]upport the intensification in our City and changes to make it more affordable to live in our city, including making it more accessible on foot and by cycling.
289.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Amend the minimum section size to be less than as currently proposed.
289.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Remove Lyttelton as a heritage area and instead pick a specific street or smaller area to designate as heritage.
289.4		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Remove Lyttelton as a heritage area and instead pick a specific street or smaller area to designate as heritage.

Alex Hallatt

Submitter 290

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
290.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Prepare for more heavy rain events and higher tides as predicted by the Intergovernmental Panel on Climate Change.
290.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Amend to require all new builds to provide stormwater collection and storage, either via tanks, or using natural systems such as raingardens.

Sarah van der Burch

Submitter 291

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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291.1		22 - ExternalSubmissions	Not Stated	Support for intensification where stormwater and climate change is considered.
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Julie Farrant

Submitter 292

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
292.1		3 - Strategic Directions > 3.3 - Objectives > 3.3.13 - Objective - Infrastructure	Seek Amendment	Seeks amendments to ensure that existing stormwater infrastructure is competent for [high density accommodation development].
292.2		20 - All of Plan	Support	Seeks amendments to ensure that existing stormwater infrastructure is competent for [high density accommodation development].
292.3		14 - Residential	Seek Amendment	[Amend to enable] separate living quarters where their individual family units can reside separately. Currently; the consent process is very limited for this type of dwelling

Exsto Architecture

Submitter 293

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
293.1		20 - All of Plan	Support	[S]upports the MDRS rule change and the Qualfying Matter proposals.
293.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	That the strike out of the NIL text be removed in table clause iv of provision 14.5.2.7.
293.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Seek Amendment	Amend the wording of clause (ii), provision 14.5.2.12 to 'shall have at least 50% of any ground floorarea as habitable rooms'.

293.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[S]upports the MDRS rule change and the Qualifying Matter proposals.
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Chessa Crow

Submitter 294

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
294.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Seek to retain the 2 storey building height limit - Nothing over two stories should be able to be built between two existing single-level/single-family dwellings/units.
294.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Seek maximum height of two-storey in the New Brighton area.
294.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Seeks to have recession planes made LOWER than currently proposed (way, way lower)....for any builds happening next to any single-story residences.
294.4		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Seek to require on-site carparking for residential developments
294.5		20 - All of Plan	Support	Seek to share all proposed building consents submitted to neighbours so they know of (potential) plans for building and property development on land that directly affects their lives/well-being/investment/living.
294.6		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek to reduce extent / Remove Medium Residential zoning from New Brighton area and amend to be Residential Suburban Transition Zone
294.7		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seek to retain existing residential zones (Residential Suburban and Residential Suburban Density Transition) in New Brighton area.

294.8		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seek to rezone Oram Avenue as Residential Suburban. [Note - Oram Avenue is currently RMD eastern side RSDT western side. PC14 proposes RSDT eastern side and MRZ western side]
294.9		20 - All of Plan	Seek Amendment	Seek to Improve transport links and public transport service to New Brighton area
294.10		20 - All of Plan	Seek Amendment	Seek to provide more infrastructure and facilities in New Brighton
294.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seeks to have recession planes made LOWER than currently proposed (way, way lower)....for any builds happening next to any single-story residences.
294.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Seek to reduce extent / Remove Medium Residential zoning from New Brighton area and amend to be Residential Suburban Transition Zone

Barry Newman

Submitter 295

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
295.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	I w [W]ould like the existing process of council and neighbour consent remain.
295.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	I w [W]ould like the existing process of council and neighbour consent remain.
295.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	I w [W]ould like the existing process of council and neighbour consent remain.
295.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	I w [W]ould like the existing process of council and neighbour consent remain.

295.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Oppose	I w[ould like the existing process of council and neighbour consent remain.
295.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Support	I w[ould like the existing process of council and neighbour consent remain.

Danielle Barwick

Submitter 296

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
296.1		20 - All of Plan	Seek Amendment	Upgrade storm and wastewater infrastructure to better service existing and proposed future needs before allowing increased housing density.

Kate Z

Submitter 297

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
297.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.

297.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.7		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.8		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.9		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.10		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.2 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.11		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.4 - Discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.12		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.2 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.13		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.1 - Activity status tables > 14.10.1.4 - Discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.14		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.15		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.16		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.17		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.3 - 15.4.1.3 Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.

297.18		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.19		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.20		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.21		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.22		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.23		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.1 - Activity status tables - Commercial Banks Peninsula Zone > 15.7.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.24		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.1 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.25		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.1 - Activity status tables - Large Format Retail Zone > 15.8.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.26		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.27		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables - Commercial Office Zone > 15.9.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.28		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.1 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.29		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.30		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.

297.31		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.32		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.33		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.34		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.35		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.36		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.1 - Permitted activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.
297.37		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Seek Amendment	That resource consent to be required for buildings greater than two stories and all subdivisions.

Mason Plato

Submitter 298

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
298.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Seek to remove Medium Density Residential Zone.
298.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Seek to remove Medium Density Residential Zone.
298.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	Seek to remove Medium Density Residential Zone.

298.4		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Seek to remove Medium Density Residential Zone.
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Luke Cairns

Submitter 299

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
299.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[F]or the council to accept PC14, with the proposed sunlight-qualifying matters removed.

Sam Holdaway

Submitter 300

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
300.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Include Kenwyn Ave in Medium Density [or]...introduce a medium zone between the [Residential Suburban Density] and Medium Density.
300.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Include Kenwyn Ave in Medium Density [or]...introduce a medium zone between the [Residential Suburban Density] and Medium Density.
300.3		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Include Kenwyn Ave in Medium Density [or]...introduce a medium zone between the [Residential Suburban Density] and Medium Density.

Shayne Andreasend

Submitter 301

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
301.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Restore the 35 degree southern boundary recession plane in the Medium Density Residential Standards rules, as even 50 degrees is too harsh for the Christchurch winter.
301.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Restrict the High Density Zone to INSIDE the four avenues

Nick Edwards

Submitter 302

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
302.1		20 - All of Plan	Support	Approve the proposed change.

Bron Durdin

Submitter 303

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
303.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.6 - Design of parking and loading areas	Seek Amendment	[Require access and parking areas to use permeable materials] Enforce storm water planning with porous materials in driveway developments.
303.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Reduce extent of the application of the Medium Density Residential Zone to central city, inner city residential suburbs, or within a radius of 2km (example) of the central city.
303.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	[Expand Character Areas to include other areas with established trees and gardens (e.g. lower Cashmere,

				Beckenham, Hillsborough, Cracroft, Somerfield, Opawa))]
303.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend height in relation to boundary rule in Medium Density Residential Zone so that adjacent sites receive year-round access to sunlight.
303.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Change the current Medium Density Residential Zone [only in the outer residential suburbs] building height limit to restrict three storey units and allow up to two storey units.

Julia Mallett

Submitter 304

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
304.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Introduce a qualifying matter to reduced the MDZ around suburban schools
304.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	Increase planting requirements by reducing density/height limits in MDZ.
304.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Increase planting requirements by reducing density/height limits in MDZ.
304.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Require development to be in keeping with the style and sensibility of the existing neighbourhood.

Vickie Hearnshaw

Submitter 305

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
305.1		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.5		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.6		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.7		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.8		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.1 - Activity status tables > 14.10.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.9		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.1 - Activity status tables > 14.11.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]

305.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.11		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.12		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.13		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.14		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.2 - Matters of discretion for activity specific standards > 15.14.2.6 - City Centre and Central City Mixed Use Zones urban design	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.15		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.2 - Matters of discretion for activity specific standards > 15.14.2.11 - Urban Design in the Central City Mixed Use Zone (South Frame)	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.16		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.2 - Matters of discretion for activity specific standards > 15.14.2.14 - Retirement villages	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.17		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Seek Amendment	[S]upport[s] the idea of developing a new town plan. [Seeks more appropriate design outcomes for higher density housing]
305.18		20 - All of Plan	Support	[S]upport[s] the idea of developing a new town plan.

Matty Lovell

Submitter 306

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
306.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] St James Avenue, Papanui [is not zoned] High Density Residential.
306.2		20 - All of Plan	Oppose	[T]hat this intensification change be dismissed entirely and the [District Plan] remains as is.
306.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That] St James Avenue, Papanui [retains its existing zoning]
306.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[That] St James Avenue, Papanui [is not zoned] High Density Residential.

Robert Fletcher

Submitter 307

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
307.1		20 - All of Plan	Support	Support the plan change and would like to see it implemented with no further amendments.
307.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support the creation of Medium-Density Residential rules
307.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Seeks to reduce or remove the number of qualifying matter exceptions added since last year.]
307.4		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Seeks to reduce or remove the number of qualifying matter exceptions added since last year]
307.5		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	[Seeks to reduce or remove the number of qualifying matter exceptions added since last year]

Tony Pennell

Submitter 308

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
308.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible
308.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.3		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.4		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.5		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.6		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.7		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone	Support	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.8		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Support	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.9		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.10		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.11		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.12		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.

308.13		16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.
308.14		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone	Seek Amendment	[New built form standard to require] provision for future solar panel installation unless orientation north is impossible.

Jack van Beynen

Submitter 309

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
309.1		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	[Retain existing height limits in the City Centre Zone]

Sarah Flynn

Submitter 310

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
310.1		8 - Subdivision, Development and Earthworks	Seek Amendment	[Insert provisions to encourage the retention and recycling of materials from demolished buildings]
310.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[That] increased height limits [are not] allowed in residential areas without the need to apply for resource consent.
310.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[That] increased height limits [are not] allowed in residential areas without the need to apply for resource consent.

Barry Newcombe

Submitter 311

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
311.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	To include as a Qualifying Matter area the Opawaho Heathcote River corridor. It is not clear how 'corridor ' is defined but [submitter] expect[s] this will include a distance from the water?

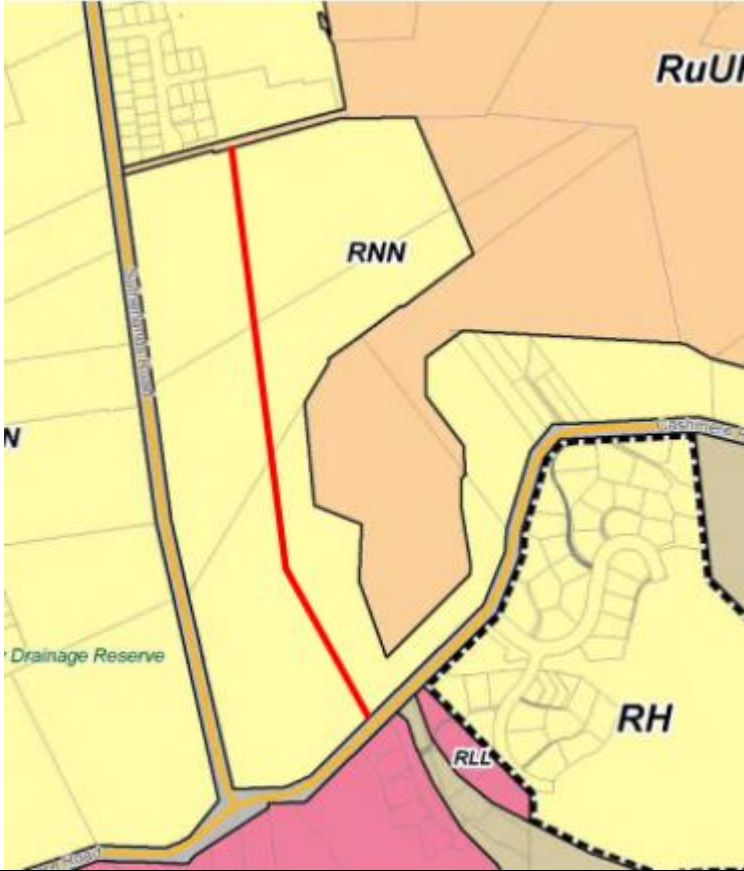
Joyce Fraser

Submitter 312

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
312.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Require] off-street parking as a design requirement for new developments.
312.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Support	[Retain] cycle storage as a design requirement for new developments.
312.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Require provision for] EV charging stations as a design requirement for new developments.
312.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	[Retain the Low Public Transport Accessibility Qualifying Matter]
312.5		19 - Planning Maps > 19.4 - QM - Low PT	Support	[Retain Low Public Transport Accessibility Qualifying Matter]

John Rice

Submitter 313

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
313.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<p>[That] the Residential New Neighbourhood - Rural Urban Fringe zone boundary [on Map 50 in the area to the east of Sutherland's Road and to the north of Cashmere road that includes the new Sutherlands basin and the property at 750 Cashmere Road] be amended to be closer to Sutherlands Road:</p> 

Graham Townsend

Submitter 314

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
314.1		20 - All of Plan	Support	[Retain provisions that enable intensification]
314.2		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Support	[Continue to add to the] growing network of cycle/walking tracks across the city and plan for better public transport options.
314.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Retain proposed financial contributions]
314.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Seek Amendment	[New built form standards to require roofing colours with low reflectivity and] roof-runoff rainwater storage.
314.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	[New built form standards to require roofing colours with low reflectivity and] roof-runoff rainwater storage.
314.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	[Newbuilt form standards to require roofing colours with low reflectivity and]roof-runoff rainwater storage.
314.7		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards	Seek Amendment	[Newbuilt form standards to require roofing colours with low reflectivity and]roof-runoff rainwater storage.
314.8		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards	Seek Amendment	[Newbuilt form standards to require roofing colours with low reflectivity and]roof-runoff rainwater storage.
314.9		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards	Seek Amendment	[Newbuilt form standards to require roofing colours with low reflectivity and]roof-runoff rainwater storage.
314.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Seek Amendment	[Newbuilt form standards to require roofing colours with low reflectivity and]roof-runoff rainwater storage.

314.11		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone	Seek Amendment	[Newbuilt form standards to require roofing colours with low reflectivity and]roof-runoff rainwater storage.
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Denis Morgan

Submitter 315

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
315.1		7 - Transport	Seek Amendment	Given that PC14 emphasises high density within walking distance to key transport routes, HDZ streets (particularly the narrow Merivale streets) should be restricted from all parking to encourage biking and walking, to improve spatial separation around high density residential units, to improve pedestrian and cyclist safety, and reduce emissions to meet the PC14 Objective + Policies. Common sense dictates a proper transport analysis contemporaneously with PC14/MDRS.
315.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	14.6.2.2 Requested Action o Delete the second sentence of Clause 14.6.2.2
315.3		14 - Residential	Support	I have no objection to high(er) density housing. I have no objection to high(er) density in my neighbourhood.
315.4		20 - All of Plan	Seek Amendment	I have a strong objection to. <ul style="list-style-type: none"> • Lack of proper social impact assessment* • Lack of community consultation by the NZ House of Representatives. • Every 300 square metre section in HDZ being a candidate. • Scant references within Sec 32 documents to American and European practices but no science or studies of similar experiences especially at similar latitudes. The reports are opinions without community input or facts.

315.5		20 - All of Plan	Not Stated	<i>I have major concerns about quality of life with PC14 changes.</i>
315.6		7 - Transport	Seek Amendment	<p>Given that PC 14 emphasises high density within walking distance to key transport routes, HDZ streets (particularly the narrow Merivale streets) should be restricted from all parking to encourage biking and walking, to improve spatial separation around high density residential units, to improve pedestrian and cyclist safety, and reduce emissions to meet the PC14 Objective + Policies.</p> <p>Common sense dictates a proper transport analysis contemporaneously with PC14/MDRS.</p>
315.7		8 - Subdivision, Development and Earthworks	Seek Amendment	Any subdivision of Lot 3 DP27773 is restricted to no more than one residential unit accessing easement 192726.
315.8		8 - Subdivision, Development and Earthworks	Seek Amendment	That a subdivision creating 18 residential units is outside the scope of PC14 and not inkeeping with neighbourhood amenity values of 48 Murray Place, Merivale.
315.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	<p>Delete the second sentence [in sub-clause a.] of Rule 14.6.2.2 Height in relation to boundary [... Where the boundary forms part of a legal right of way, entrance strip, access site, or pedestrian access way, the height in relation to boundary applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way.]</p> <p>See over for drawing [on the last page of the submission]</p>
315.10		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Seek Amendment	Any subdivision of Lot 3 DP27773 [should be] restricted to no more than one residential unit accessing easement 192726.
315.11		20 - All of Plan	Seek Amendment	There be no discretion of Council officers to approve development where it breaches rules for stream setbacks, boundary setbacks, recession plane and privacy and outlook spaces; a building fits the envelope, or it doesn't. Nor should there be any discretion regarding additional privacy through outlook spaces.
315.12		22 - External Submissions	Not Stated	<p>Provision: Transport, Subdivision, Development and Earthworks, Chapter 14 - Residential Decision Sought: Chapter 7 Transport</p> <p>o Given that PC 14 emphasises high density within walking distance to key transport routes, HDZ streets (particularly the narrow Merivale streets) should be restricted from all parking to encourage biking and walking, to improve spatial separation around high density residential units, to improve pedestrian and cyclist safety, and reduce emissions to meet the PC14 Objective + Policies.</p>

				<p>o Common sense dictates a proper transport analysis contemporaneously with PC14/MDRS.Chapter 8 Subdivision Aspiration</p> <p>o That a subdivision creating 18 residential units is outside the scope of PC14 and not in keeping with neighbourhood amenity values.Requested Action</p> <p>o Any subdivision of Lot 3 DP27773 is restricted to no more than one residential unit accessing easement 192726.Chapter 14 - High Density 14.6 Discretions</p> <p>Requested Action</p> <p>o There be no discretion regarding stream setbacks, boundary setbacks and recession planes; a building fits the envelope, or it doesn't. Nor should there be any discretion regarding additional privacy through outlook spaces. These are more relevant with such significant changes under PC14. A resident is totally dependent upon officers' experience, objectivity, and fairness with the resident excluded from the consenting process if the application is non-notified.14.6.2.2</p> <p>Requested Action</p> <p>o Delete the second sentence of Clause 14.6.2.2</p>
315.13		7 - Transport	Support	Supports Objective 7.2.1(iv),
315.14		7 - Transport	Support	
315.15		7 - Transport	Support	Supports Policy 7.2.1.6 (iii) Supports Policy 7.2.1.6 (iii)

Jo Jeffery

Submitter 316

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
316.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	<p>[Apply a Residential Character Area to Merivale]</p> <p>Protect Merivale streets from any [multi-storey] development permanently and apply a heritage ruling on Rugby Street, Merivale Lane and surrounding streets.</p>

316.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Lower maximum building heights in Merivale - relates to request for Residential Character Area]
316.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Reduced permitted building height on Rugby Street, Merivale Lane and surrounding streets, especially those with heritage buildings and a tree canopy] [Relates to request for Residential Character Area in Merivale]
316.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Reduce extent of HRZ zone] Keep the height change proposal within the four avenues until such a time that further housing is required outside of that.
316.5		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Remove MRZ] Keep the height change proposal within the four avenues until such a time that further housing is required outside of that.
316.6		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing/operative residential zones outside the four avenues]

Dr Sandy Bond LLC (self)

Submitter 317

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
317.1		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	[Seeks that] the height limits reduced. [Seeks that buildings are limited to] 5-6 storey buildings as the maximum height.

Nicholas Latham

Submitter 318

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
318.1		20 - All of Plan	Seek Amendment	[Seeks] [l]ess restrictions on increasing housing, especially mixed zone areas Support[s] more housing, with an especially in the city centre
318.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[Seeks] [l]ess restrictions on increasing housing, especially mixed zone areas Support[s] more housing, with an especially in the city centre
318.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks] [l]ess restrictions on increasing housing, especially mixed zone areas Support[s] more housing, with an especially in the city centre

Charlotte Smith

Submitter 319

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
319.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Reduce height limit to maximum two storeys

Mark Figgitt

Submitter 320

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
320.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Ensure that all high density is consented and checked for compliance across the Board.
320.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Oppose the High Density Residential Zoning] and ensure that all high density is consented and checked for compliance across the Board.

George Hooft

Submitter 321

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
321.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Reduce extent of MRZ] The sort of medium level intensification that is predicated should be reserved for areas inside or around the four aves or other new designated areas where they are known in advance.
321.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Retain existing residential zones, outside the four aves and other new designated areas]
321.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Retain existing residential zones, outside the four aves and other new designated areas]

Michael Campbell

Submitter 322

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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322.1		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Seeking that the council advise how the designation of Public Transport Accessibility Restriction is decided and how it can be removed as the city grows and outer suburbs need better transport solutions.
322.2		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Seeking a review of the 'Public Transport Accessibility Restriction' to remove any areas within a 10 minute walk to a high frequency bus route or any other bus route that runs to/through the CBD or otherwise across the city and to only be applied in areas where the population numbers do not support public transport investment e.g. Brooklands.

Darryl Swann

Submitter 323

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
323.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Retain the operative District Plan zoning of land outside the Centre City.
323.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Retain the operative District Plan zoning of land outside the Centre City.

Ivan Thomson

Submitter 324

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
324.1		19 - Planning Maps > 19.10 - Any other zones	Support	[T]he Independent Hearings Panel and Council adopt the proposed Residential Suburban Zone for 287 Centaurus Road and areas in the vicinity as per above as denoted on Planning Map 46.
324.2		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Confirm the Waterway Setback that applies to Pope's Drain is 5m.

Michael Galambos

Submitter 325

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
325.1		7 - Transport > 7.5 - Appendices > 7.5.1 - Appendix 7.5.1 Parking space requirements	Seek Amendment	<p>[R]equire:</p> <p>1 - High-Density Residential Zones be required to provide a minimum of one off-street parking space for each unit. These parking spaces should be allocated to a unit and have conduit from the switchboard to the parking space to permit future provision of an EV charger.</p> <p>2 - High-Density Residential Zones be required to provide a lock-up for each unit sufficiently sized to store one e-bike per room. Lock-ups shall have a power supply.</p> <p>3 - Medium-Density Residential Zones be required to provide a single garage for 50% of units.</p> <p>4 - Medium-Density Residential Zones be required to provide a double garage for 25% of units.</p>

Vivienne Boyd

Submitter 326

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
326.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That higher density housing [is not enabled] on narrow, no exit streets.
326.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That higher density housing [is not enabled] on narrow, no exit streets.

Mike Oxloug

Submitter 327

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
327.1		20 - All of Plan	Oppose	Oppose Plan Change 14 in entirety.
327.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	The submitter opposes the Medium Density Residential zone.
327.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	The submitter opposes the High Density Residential Zone.
327.4		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	The submitter opposes the Medium Density Residential zone.

Bruce Taylor

Submitter 328

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
328.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Replace the HDRZ zoning with MDRS for all the properties on the east side of Allister Avenue [Merivale]
328.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the eastern side of Allister Avenue (Merivale) be zoned MRZ

Dominic Mahoney

Submitter 329

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
329.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Remove High Density Residential Zoning from Perry Street [Merivale]
329.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Retain [operative] Residential Suburban zoning on Perry Street [Merivale]

329.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	[That] four streets (St James, Windermere, Dormer and Perry) [are recognised as a Residential Heritage Area]
329.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	[That] four streets (St James, Windermere, Dormer and Perry) [are recognised as a Residential Heritage Area]

John Stackhouse

Submitter 330

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
330.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	The submitter requests that where a high-density zone (HDZ) meets medium density zone (MDZ, the boundary) medium density requirements in terms of heights and recession planes should be applied.
330.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	The submitter requests that where a high-density zone (HDZ) meets medium density zone (MDZ, the boundary) medium density requirements in terms of heights and recession planes should be applied.
330.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	The submitter requests that where a high-density zone (HDZ) meets medium density zone (MDZ, the boundary) ensure at least a 10m natural planting corridor on HDZ areas where the HDZ bounds a MDZ.
330.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Recession planes would be applied to the new boundary 6m from the neighbouring MDZ properties.

clare mackie

Submitter 331

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
331.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter as part of CCC's PC14.
331.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Sunlight Access Qualifying Matter as part of CCC's PC14.

Neil Hodgson

Submitter 332

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
332.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	<p>Amend the sunlight access qualifying matter to ensure new buildings will not reduce the amount of sun a property receives by more than 20% at any time of the year.</p> <p>The submitter seeks to add this amendment to any changes to resource management laws.</p>

Eric Ackroyd

Submitter 333

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
333.1		3 - Strategic Directions > 3.1 - Introduction	Seek Amendment	That higher density housing development be prioritised in the city centre ahead of other residential zones.

333.2		20 - All of Plan	Seek Amendment	That higher density housing development be prioritised in the city centre ahead of other residential zones.
333.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That higher density housing development be prioritised in the city centre ahead of other residential zones.
333.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That higher density housing development be prioritised in the city centre ahead of other residential zones.
333.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.5 - Zone Specific Noise Rules > 6.1.5.2 - Noise Standards > 6.1.5.2.2 - Noise limits in the Central City	Seek Amendment	That higher density residential zones will need strict noise limits.
333.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.6 - Activity Specific Noise Rules > 6.1.6.2 - Activity standards > 6.1.6.2.3 - Temporary activities	Seek Amendment	That higher density residential zones will need strict noise limits.
333.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.5 - Zone Specific Noise Rules > 6.1.5.2 - Noise Standards > 6.1.5.2.1 - Zone noise limits outside the Central City	Seek Amendment	That higher density residential zones will need strict noise limits.

Michael Tyuryutikov

Submitter 334

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
334.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Oppose	Retain existing minimal courtyard area rules for residential properties.
334.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Oppose	Retain existing parking space rules for residential properties.
334.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Retain existing sunlight requirements for residential properties.

334.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Retain existing sunlight requirements for residential properties.
334.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Oppose	Retain existing minimal courtyard area rules for residential properties.

Lorraine Wilmshurst

Submitter 335

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
335.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposes the rezoning of land within suburbs to Medium or High Density Residential proposed in Plan Change 14.
335.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose the rezoning of suburban areas to Medium or High Density Residential
335.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Opposes the building heights in the Medium or High Density Residential zones.
335.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes the building heights in the Medium or High Density Residential zones.
335.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] suburban areas [are not zoned] Medium Density Residential
335.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] suburban areas [are not zoned] High Density Residential
335.7		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That suburban areas retain the existing operative zoning]

John Walker

Submitter 336

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
336.1		20 - All of Plan	Support	[Retain all provisions] - I support the proposed plan change as it is.
336.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[Retain all provisions]

Anna Melling

Submitter 337

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
337.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.5		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.

337.6		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.5 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.7		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.8		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.9		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.10		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	That maximum heights be lowered to account for lower sun height further south.
337.11		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.1 - Maximum building height	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.12		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.5 - Sunlight and outlook at boundary with a residential zone or any public space	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.13		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.14		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.15		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.1 - Maximum building height	Seek Amendment	That maximum heights will be lowered to account

				for lower sun height further south.
337.16		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.17		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.18		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.19		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.20		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.21		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.22		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.6 - Sunlight and outlook at boundary with a residential zone, Open Space Community Parks Zone, Open Space Water and Margins Zone and Avon River Precinct/Te Papa Otakaro Zone	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.23		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.
337.24		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.3 - Sunlight and outlook	Seek Amendment	That maximum heights will be lowered to account for lower sun height further south.

Kate Revell

Submitter 338

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
338.1		20 - All of Plan	Oppose	Restrict building heights to a maximum of 22 metres.
338.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Restrict building heights to a maximum of 22 metres.
338.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Restrict building heights to a maximum of 22 metres
338.6		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.7		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.8		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.9		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.10		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.

338.11		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.12		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.
338.13		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Restrict building heights to a maximum of 22 metres.

Chris Neame

Submitter 339

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
339.1		20 - All of Plan	Oppose	Restrict maximum height for development to 22 metres
339.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	I oppose the increase in building height limits of 22+ metres. This includes suburban and commercial. I believe that the highest building height should be 22 metres in all areas
339.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Restrict maximum height for development to 22 metres
339.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.6		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Support	Restrict maximum height for development to 22 metres

339.7		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.8		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.9		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.10		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.11		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Restrict maximum height for development to 22 metres
339.12		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Restrict maximum height for development to 22 metres
339.13		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Restrict maximum height for development to 22 metres

Kirsten Templeton

Submitter 340

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
340.1		14 - Residential	Seek Amendment	[T]hat neighbours [must] be consulted if a site [is proposed to be] developed in a manner that was reasonably different to the current layout/style/size of a property.

340.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	[Opposes allowance for three units as a permitted activity]
340.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[That three storey height is not permitted]
340.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That Avonhead is not zoned Medium Density Residential]
340.5		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That Avonhead retains Residential Suburban zoning]

Rosemary Baird Williams

Submitter 341

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
341.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain the Evesham Crescent and Bewdley Street Residential Character Area.

Adrien Taylor

Submitter 342

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
342.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
342.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

342.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
342.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
342.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport AccessibilityQualifying Matter] seek[s] that the council drop this qualifying matter.
342.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
342.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
342.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access QualifyingMatter] seek[s] that the council drop this qualifying matter.
342.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of high density residential zones]
342.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain HRZ provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.
342.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

David Mallett

Submitter 343

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
343.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[P]roximity to schools, in particular primary schools, added as another qualifying matter to restrict development around schools and promote the retention of the current housing stock that is ideally suited to young families.

Luke Baker-Garters

Submitter 344

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
344.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Removal of the city-wide sunlight access qualifying matter in its entirety
344.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Removal of the city-wide sunlight access qualifying matter in its entirety
344.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Removal of the city-wide sunlight access qualifying matter in its entirety
344.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Removal of the city-wide sunlight access qualifying matter in its entirety
344.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Removal of the Public transport accessibility restriction qualifying matter in its entirety
344.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Removal of the Public transport accessibility restriction qualifying matter in its entirety
344.7		19 - Planning Maps > 19.10 - Any other zones	Oppose	Removal of all central city maximum building height overlays.
344.8		6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Oppose	Removal of all central city maximum building height overlays.
344.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Removal of all central city maximum building height overlays.
344.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Removal of all central city maximum building height overlays.

344.11		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Oppose	Removal of all central city maximum building height overlays.
344.12		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	Removal of all central city maximum building height overlays.
344.13		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Removal of all central city maximum building height overlays.
344.14		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Removal of all central city maximum building height overlays.
344.15		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Removal of all central city maximum building height overlays.
344.16		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Seek Amendment	Amend plan change 14 to zone all of the central city to mixed use zoning.
344.17		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend plan change 14 to zone all of the central city to mixed use zoning.
344.18		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend plan change 14 to zone all of the central city to mixed use zoning.
344.19		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend plan change 14 to zone all of the central city to mixed use zoning.

Monique Knaggs

Submitter 345

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
345.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
345.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.

345.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
345.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
345.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek that the council drop this qualifying matter.
345.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek that the council drop this qualifying matter.
345.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek that the council drophthis qualifying matter.
345.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
345.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
345.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
345.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
345.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seeks that the council enable 6 to 10 storeys for residential buildingsnear commerical centres.

George Laxton

Submitter 346

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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346.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Seek] that the council retains the tree canopy requirement and contributions plan.
346.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[Seek] that the council retains the tree canopy requirement and contributions plan.
346.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Seek] that the council retains the tree canopy requirement and contributions plan.
346.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[Seek] that the council retains the tree canopy requirement and contributions plan.
346.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
346.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
346.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] I seek that the council dropthis qualifying matter.
346.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
346.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
346.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
346.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
346.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Elena Sharkova

Submitter 347

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
347.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I seek that the council retains the tree canopy requirement and contributions plan.
347.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
347.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
347.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
347.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
347.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
347.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regardingthe Sunlight Access Qualifying Matter] I seek that the council dropthis qualifying matter.
347.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
347.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
347.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
347.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commerical

				centres.
347.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Annette Prior

Submitter 348

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
348.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[Regarding medium density residential standards] [Seeks to] oppose the height of new residential buildings.
348.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Regarding high density residential standards] [Seeks to] oppose the height of new residential buildings.
348.3		14 - Residential	Seek Amendment	[Seeks that] new builds and high rise [dwellings] are building in new subdivisions.

Stephen Deed

Submitter 349

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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349.1		14 - Residential	Seek Amendment	[Seeks that] [i]n Suburban Residential areas a height limit of 2 stories should apply regardless of how close to Suburban Shopping areas.
349.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek to retain a height limit of 2 stories for area near Lacebarks Lane that is closed to local industrial and commercial zones.
349.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Seek to retain a height limit of two-storey near Lacebark Lane close to local industrial and commercial zones.

Felix Harper

Submitter 350

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
350.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
350.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
350.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
350.4		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
350.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
350.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
350.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

350.8		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of high density residential zones]
350.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that enable] 6 to 10 storeys for residential buildings near commercial centres.
350.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
350.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

Jono de Wit

Submitter 351

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
351.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seek to remove or significantly reduce the size of Riccarton Bush Interface Qualifying Matter is removed completely or reduced in size significantly so it is only on the north side of Riccarton bush - furthest away from the public transport corridor and town centre of Riccarton Road.
351.2		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seek to remove or significantly reduce the size of Riccarton Bush Interface Qualifying Matter is removed completely or reduced in size significantly so it is only on the north side of Riccarton bush - furthest away from the public transport corridor and town centre of Riccarton Road.
351.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[D]o[es] not support the sunlight QM
351.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The area north of Riccarton road and west of Straven Road should be HRZ not MRZ
351.5		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	[T]he Airport Noise Influence Area should be moved further back from Riccarton road

351.6		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	[D]o[es] not support the Residential Heritage Area QM south of Shand Crescent in Riccarton
351.7		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[T]he walkable catchment distances from town centres should be increased
351.8		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Seek Amendment	Seek to reduce the Sunlight Gain Qualifying Matter along Riccarton Road where there are dedicated bus lanes and would like the Sunlight Access QM overlay to have the same boundaries as the transport access QM.
351.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	The area north of Riccarton road and west of Straven Road should be HRZ not MRZ

Janice Lavelle

Submitter 352

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
352.1		19 - Planning Maps > 19.1 - MRZ Zoning	Not Stated	Seriously rethink the Medium Density Residential zones across Christchurch.
352.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Not Stated	Seriously rethink the Medium Density Residential zones across Christchurch.
352.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Not Stated	Oppose the ability to pay a financial contribution in lieu of the retention/planting of trees.

Roger Conroy

Submitter 353

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
353.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Seeks to oppose the proposed residential height in relation to boundary standard]
353.2		20 - All of Plan	Oppose	[Seeks to oppose the planning for future growth for Christchurch]

Waimāero Fendalton-Waimairi-Harewood Community Board

Submitter 354

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
354.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[S]trongly supports the proposed recession planes.
354.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[S]trongly supports the proposed recession planes.
354.3		3 - Strategic Directions	Seek Amendment	[Seeks council] to consider the capacity of existing infrastructure to support development.
354.4		3 - Strategic Directions	Seek Amendment	[Seeks council ensures] that there will be requirements for developers to engage with the local community.
354.5		20 - All of Plan	Seek Amendment	[Seeks council] to consider the capacity of existing infrastructure to support development.
354.6		20 - All of Plan	Seek Amendment	[Seeks council ensures] that there will be requirements for developers to engage with the local community.

Elisabeth Stevens

Submitter 355

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
355.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Zone [all of Hawthorne Street Papanui Medium Density Residential].
355.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[Do not permit] 3+ storied apartments
355.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Zone [all of Hawthorne Street Papanui Medium Density Residential].

David Hood

Submitter 356

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
356.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.5 - E	Seek Amendment	[Regarding the definition of 'EDM Walking Distance'] [Seeks clarification on how this is measured and enacted for new buildings]
356.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[Seeks to oppose medium density residential development in existing residential environments]
356.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone)	Seek Amendment	[Require the provision of facilities to charge e-vehicles]
356.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	[Seeks to oppose high density residential development in existing residential environments]

Alexandra Free

Submitter 357

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
357.1		20 - All of Plan	Support	Support plan change 14
357.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support the provisions as notified
357.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support the provisions as notified
357.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Retain all proposed qualifying matters]
357.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Retain proposed financial contributions]

Shona Mcdonald

Submitter 358

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
358.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[Do not permit] 3storey blocks of flats next to single storey homes
358.2		20 - All of Plan	Seek Amendment	[Improve bus services]

Kathryn Higham

Submitter 359

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
359.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[Retain permitted building height of two stories]
359.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Retain permitted building height of two stories outside the central city]

Rebecca West

Submitter 360

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
360.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Increase the minimum setbacks from the front boundary
360.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Increase the minimum land size, and minimum street facing site dimension [in the High Density Residential Zone]
360.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[Require] greater attention to the mitigation of the loss of sunlight to neighboring properties
360.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Require] greater attention to the mitigation of the loss of sunlight to neighboring properties

James Gardner

Submitter 361

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
361.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
361.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
361.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
361.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
361.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
361.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
361.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of of high density residential zones]
361.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.
361.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

Cynthia Roberts

Submitter 362

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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362.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
362.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
362.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
362.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Opposes the Low Public Transport Accessibility Qualifying Matter.
362.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Opposes the Sunlight Access Qualifying Matter.
362.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes the Sunlight Access Qualifying Matter.
362.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Opposes the Sunlight Access Qualifying Matter.
362.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Opposes the Sunlight Access Qualifying Matter.
362.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
362.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the Council enables 6 to 10 storeys for residential buildings near commercial centres
362.11		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	That developers must also provide suitable secure storage for electric bikes.
362.12		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Opposes the Low Public Transport Accessibility Qualifying Matter.
362.13		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the Council retains the tree canopy requirement and contributions plan.

Peter Galbraith

Submitter 363

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
363.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
363.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
363.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
363.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
363.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport AccessibilityQualifying Matter] seek[s] that the council drop this qualifying matter.
363.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
363.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
363.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
363.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

John Reily

Submitter 364

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
364.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
364.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
364.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
364.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
364.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
364.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
364.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
364.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
364.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
364.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
364.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Andrew Douglas-Clifford

Submitter 365

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
365.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
365.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
365.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
365.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
365.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
365.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
365.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
365.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
365.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
365.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.

365.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
365.12		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

Olivia Doyle

Submitter 366

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
366.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
366.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
366.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
366.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
366.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter
366.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
366.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

366.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
366.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
366.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
366.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
366.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

John Bennett

Submitter 367

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
367.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	That the recession plane angles be lowered to allow adequate sunlight into ground floor housing units on adjacent sites during mid winter.
367.2		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Lower height limit in the Central City to be...26m (10 stories).
367.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	[New Qualifying Matter] - Lower Limit height on the North side of [shared zone streets] to 14m (4 stories)
367.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Re-write the MDRS rules to require that all medium and high density developments need to go through an Urban design approval process (like the Urban design Panel) to

				achieve outcomes that will benefit the communities within Christchurch.
367.5		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[That different rules/standards apply to] comprehensive developments that show exemplar Urban design [versus] one off development of individual sites
367.6		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone)	Seek Amendment	Introduce the requirement to provide secure storage and parking on site for e-transport (bicycles, cars, scooters etc) and the charging of them.
367.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Ensure the financial contribution required for not meeting the landscaping requirements is high enough that meeting the requirement will be financially beneficial to the developer.
367.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.9		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.10		15 - Commercial > 15.4 - Rules - Town Centre Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.11		15 - Commercial > 15.5 - Rules – Local Centre Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.12		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.13		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.14		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.15		15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.16		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.
367.17		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Seek Amendment	require all developments to be assessed by a professionally qualified urban design panel.

367.18		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	That the recession plane angles be lowered to allow adequate sunlight into ground floor housing units on adjacent sites during mid winter.
367.19		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	That the recession plane angles be lowered to allow adequate sunlight into ground floor housing units on adjacent sites during mid winter.
367.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Seeks that all new developments in the proposed residential zones are reviewed by an Urban Design Panel.
367.21		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Seeks that all new developments in the proposed residential zones are reviewed by an Urban Design Panel.

Karen Theobald

Submitter 368

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
368.1		5 - Natural Hazards > 5.6 - Rules - Slope instability > 5.6.1 - Activity status for Slope Instability Management Areas > 5.6.1.2 - Exceptions to Rule 5.6.1.1 - AIFR Certificate	Seek Amendment	[Seeks] removal of Point 7, Clause 5.6.1.2 of the District Plan...An alternative solution is to apply a new overlay accounting for a property or part of, that falls within a natural hazard area BUT its rockfall risk (for that particular dwelling) has been mitigated.

Winstone Wallboards Limited (WWB)

Submitter 369

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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369.1		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	[That] Further assessment of the extent [of the Qualifying Matter Tsunami Management Area] is undertaken
369.2		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	[That] Policy 5.2.2.5.2 only appl[ies] to residential development within residential zones.
369.3		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Seek Amendment	[That an additional rule is added to permit] Non-residential activities [within the] Tsunami Management Area Qualifying Matter overlay.

Simon Fitchett

Submitter 370

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
370.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
370.2		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
370.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
370.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan

370.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
370.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
370.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
370.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
370.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
370.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
370.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
370.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres

Nkau Ferguson-spence

Submitter 371

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
371.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

371.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
371.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
371.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
371.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
371.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport AccessibilityQualifying Matter] seek[s] that the council drop this qualifying matter.
371.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of high density residentialzones]
371.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain HRZ provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

Julia Tokumaru

Submitter 372

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
372.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
372.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
372.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

372.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
372.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
372.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
372.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
372.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
372.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
372.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
372.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres
372.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
372.13		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
372.14		19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
372.15		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

372.16		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
372.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Mark Stringer

Submitter 373

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
373.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
373.2		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
373.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
373.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
373.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.

373.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
373.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
373.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
373.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
373.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
373.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
373.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres

Michael Redepenning

Submitter 374

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
374.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s]that the council retains the tree canopy requirement and contributionsplan.
374.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

374.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
374.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
374.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
374.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
374.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
374.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
374.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
374.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
374.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
374.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Aidan Ponsonby

Submitter 375

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
375.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
375.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
375.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
375.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
375.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
375.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
375.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
375.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
375.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
375.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
375.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres. .
375.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Colin Gregg

Submitter 376

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
376.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified [as] a Residential Character Overlay Area
376.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be zoned Medium Density Residential [instead of HRZ]
376.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be be zoned Medium Density Residential [instead of HRZ]
376.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary
376.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	[Retain the ability to notify] neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules
376.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain the ability to notify] neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules

Toka Tū Ake EQC

Submitter 377

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
377.1		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Retain objective and add the following underlined: iv. The benefits of urban environments that support reductions in greenhouse gas emissions; and are resilient to <u>natural hazards</u> and the current and future effects of climate change.
377.2		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.1 - General natural hazards policies > 5.2.2.1.1 - Policy - Avoid new development where there is unacceptable risk	Seek Amendment	Retain the policy, but formulate and add a definition of acceptable level of risk in regard to natural hazards.
377.3		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Seek Amendment	Retain the policy, but formulate and add a definition of acceptable level of risk in regard to coastal hazards.
377.4		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	Retain the policy, but formulate and add a definition of acceptable level of risk in regard to tsunami hazard.
377.5		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Seek Amendment	No change to rules and policies requested, but suggest further explanation given as to how restrictions on development and intensification in coastal hazard zones will affect application of the Medium Density Residential Standards.
377.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support the inclusion of flood, coastal, tsunami and slope hazard management areas as Qualifying Matters to reduce the level of enablement of the MDRS and NPS-UD.
377.7		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Support	Support 8.5.1.2 hazard constraints being included as matters of control of subdivision to create allotments within the Medium and High Density Residential Zones.

377.8		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Consider restricting density of development in the High and Medium Density residential areas which intersect with the Flood Management overlay.
377.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Consider restricting density of development in the High and Medium Density residential areas which intersect with the Flood Management overlay.
377.10		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.2 - Policy for managing risk from flooding > 5.2.2.2.1 - Policy - Flooding	Seek Amendment	Regarding 5.2.2.2.1, remove “b. In the High Flood Hazard Management Area: provide for development of a residential unit on residentially zoned land where the flooding risk is predominantly influenced by sea-level rise and where appropriate mitigation can be provided that protects people’s safety, well-being and property from unacceptable risk”
377.11		14 - Residential > 14.1 - Introduction	Support	Retain 14.1 as notified.
377.12		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	Consider restricting density of development in the High and Medium Density residential areas which intersect with the Flood Management overlay.
377.13		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	Consider restricting density of development in the High and Medium Density residential areas which intersect with the Flood Management overlay.

Marina Steinke

Submitter 378

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
378.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Retain the existing height limits for the central city.
378.2		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Retain the existing height limits for the central city.
378.3		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Retain the existing height limits for the central city.
378.4		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Retain the existing height limits for the central city.

Indiana De Boo

Submitter 379

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
379.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
379.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
379.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
379.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
379.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
379.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
379.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
379.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
379.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
379.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of high density residential zones]

379.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain HRZ provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.
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South Shore Resident's Association (SSRA)

Submitter 380

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
380.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Clarify the interaction and relationship [between Qualifying Matter] coastal hazard areas [and] plan change 12.
380.2		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Seek Amendment	Clarify the interaction and relationship [between Qualifying Matter] coastal hazard areas [and] plan change 12.
380.3		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	[That a more likely scenario than] representative concentration pathway 8.5 (RCP 8.5 and its 83rd percentile derivative RCP 8.5H+) [is used] to predict coastal hazard lines.
380.4		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	[That the Coastal Hazards Qualifying Matters] only apply to residential zoned land, [not rural or other zones that are not subject to Plan Change 14].
380.5		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	[That] "development" and "intensification" [have] clear and robust definition/s.
380.6		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Seek Amendment	Clarify the interaction between the Residential Unit Overlay and the] Qualifying Matter Coastal Hazard Management Areas
380.7		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Seek Amendment	Clarify the interaction between the Residential Unit Overlay and the] Qualifying Matter Coastal Hazard Management Areas.
380.8		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal	Seek Amendment	Ensure that [the Qualifying Matter Tsunami Management Area] does not stop reasonable development.

		Hazard Management Areas and Qualifying Matter Tsunami Management Area		
380.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Delete Qualifying Matter Tsunami Management Area]
380.10		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	[Delete Qualifying Matter Tsunami Management Area]
380.11		20 - All of Plan	Seek Amendment	[Reduce level of regulation and slow down the pace of change]

Kate Gregg

Submitter 381

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
381.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seeks that Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas.
381.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Seeks that Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Plan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas.
381.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas.
381.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, that sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and that neighbours along the southern boundaries of any proposed

				developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
381.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seeks that if Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, rezone to MRZ with additional qualifying matters including amending the sunlight access QM at medium/high density southern boundary recession plane to 45° from 3m at the boundary: and that neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
381.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, that sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and that neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
381.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, that sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and that neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
381.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, that sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and that neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.

381.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	Amend provision 14.5.1.1 in such that the interior conversion of an existing residential unit into two residential units within any Character Area is permitted. For activities outside the Character Area there should be no equivalent rule and density limit.
381.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.2 - Controlled activities	Seek Amendment	Amend provision 14.5.1.2 to the following: In a character area, a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is: i. less than 5 metres in height; and ii. meets the built form standards applicable to the Character Area Overlay within which it is located. b. Any application arising from this rule shall not be limited or publicly notified.
381.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Amend provision 14.5.1.3 to the following: Residential units in Character Areas that do not meet Rule 14.5.3.2.7 – Number of residential units per site – maximum of 2 residential units per site. In addition, no density limits should be restricted discretionary activities outside Character Areas.
381.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	<p>Amend provision 14.5.1.3 to the following:</p> <p>Within a Character Area Overlay:</p> <p>a. The demolition or removal of a building greater than 30m² on the site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development.</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p> <p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that Character Area;</p> <p>iii. to accessory buildings that are less than 30m² and located to the rear of the main residential unit on the site and are less than 5 metres in height; iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p>

				c. Activities that do not meet Built Form standard 14.5.3.2.6. d. Any application arising from this rule shall not be limited or publicly notified.
381.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Include building height controls in provision 14.5.1.3 dependent on the area, but the current Character Areas have 7m and 5.5 height limits proposed. In areas outside Character Areas, building height controls should be set to 11 meters in most places.
381.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables >	Seek Amendment	That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:

		14.5.1.3 - Restricted discretionary activities		<ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street

				<ul style="list-style-type: none"> - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>

381.18		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.19		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street

				<ul style="list-style-type: none"> - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.21		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Seek Amendment	<p>That Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages

				<ul style="list-style-type: none"> - landscaping - setbacks (larger than typical) - building coverage - outdoor living space requirements - minimum glazing facing the street - fencing - garaging and car ports - building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow. If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>
381.22		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	[That the] minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.
381.23		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	[That], for activities located outside a Character Area ,the net site area standards [are] amended to a minimum of 400m2.

Gina McKenzie

Submitter 382

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
382.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Seeks that] Hornby [be removed] from the list of suburbs for high density development.

382.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Seeks that] Hornby [be removed] from the list of suburbs for high density development.
382.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Seeks that] Hornby [be removed] from the list of suburbs for high density development.

Colin Dunn

Submitter 383

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
383.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[That] 2 and 3 level buildings [are required] to be more than 1 meter from the boundary
383.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[That] 2 and 3 level buildings [are required] to be more than 1 meter from the boundary
383.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.7 - Minimum building setbacks from internal boundaries	Seek Amendment	[That] 2 and 3 level buildings [are required] to be more than 1 meter from the boundary.
383.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.5 - Minimum building setbacks from internal boundaries and railway lines	Seek Amendment	[That] 2 and 3 level buildings [are required] to be more than 1 meter from the boundary
383.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Seeks more restrictive recession planes.

Christopher Seay

Submitter 384

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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384.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
384.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
384.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
384.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
384.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
384.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
384.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
384.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
384.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
384.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
384.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
384.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Claire Williams

Submitter 385

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
385.1		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.4 - Policy - Requirements for car parking and loading	Seek Amendment	If further intensification is permitted there must be provision made for adequate parking.
385.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[Seeks that] the recession planes for Christchurch should meet the Australian Standard.
385.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[Seeks that] the recession planes for Christchurch should meet the Australian Standard.
385.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[Seeks that] the recession planes for Christchurch should meet the Australian Standard.
385.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	[Seeks that] privacy issues should be considered for all developments not just when a consent is required
385.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Seek Amendment	[Seeks that] privacy issues should be considered for all developments not just when a consent is required

Balmoral Limited

Submitter 386

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
386.1		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Rezone the sites at 336 and 340 Preston's Road and 427 and 435 Marshland Road Local Centre Zone (Prestons)
386.2		19 - Planning Maps > 19.10 - Any other zones	Oppose	Rezone the sites at 336 and 340 Preston's Road and 427 and 435 Marshland Road Local Centre Zone (Prestons)

Christopher Henderson

Submitter 387

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
387.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
387.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
387.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
387.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
387.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
387.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
387.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
387.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
387.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
387.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

387.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
387.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

M.I.I.G Limited

Submitter 388

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
388.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That] the Rural Urban Fringe zoned land located between QEII Drive south and Prestons Local Centre north, and between Prestons to the east and Marshlands Road to the west, in particular Part Rural Section 1705, [is re-zoned to] Medium Density Residential Zone (Planning Maps 19, 25 and 26)
388.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the Rural Urban Fringe zoned land located between QEII Drive south and Prestons Local Centre north, and between Prestons to the east and Marshlands Road to the west, in particular Part Rural Section 1705, [is re-zoned to] Medium Density Residential Zone (Planning Maps 19, 25 and 26)

Emma Coumbe

Submitter 389

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
389.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

389.2		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
389.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
389.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
389.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
389.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
389.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
389.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
389.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres
389.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
389.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
389.12		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

Mike Singleton

Submitter 390

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
390.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] the area between Deans Ave and the Railway [is zoned] Medium Density Residential [instead of] High Density Residential.
390.2		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Retain recession planes]
390.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the area between Deans Ave and the Railway [is zoned] Medium Density Residential [instead of] High Density Residential.
390.4		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Allow high density/mixed commercial use and development on [the] old sale yard site [at Canterbury Agricultural Park].
390.5		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That the] old sale yard site [at Canterbury Agricultural Park is re-zoned to enable] high density/mixed commercial use and development.

Ezra Holder

Submitter 391

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
391.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
391.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
391.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
391.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

391.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
391.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
391.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
391.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
391.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
391.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
391.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
391.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Ella McFarlane

Submitter 392

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
392.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
392.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

392.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
392.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
392.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
392.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
392.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
392.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
392.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
392.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
392.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
392.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Sarah Laxton

Submitter 393

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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393.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
393.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
393.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
393.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
393.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
393.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
393.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
393.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
393.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
393.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
393.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
393.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Lesley Kettle

Submitter 394

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
394.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
394.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
394.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
394.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
394.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
394.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
394.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
394.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
394.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
394.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
394.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Emily Lane

Submitter 395

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
395.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
395.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
395.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
395.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
395.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
395.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
395.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
395.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
395.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

395.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
395.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
395.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Craig Gilmore

Submitter 396

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
396.1		7 - Transport	Seek Amendment	We are keen to work with the council to provide and get feedback on what can be done to improve the bike parking in order to make it more secure in the central city and promote useage of bikes in the city by medium density city dwellers and others
396.2		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Seek Amendment	We are keen to work with the council to provide and get feedback on what can be done to improve the bike parking in order to make it more secure in the central city and promote useage of bikes in the city by medium density city dwellers and others.
396.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	We are keen to work with the council to provide and get feedback on what can be done to improve the bike parking in order to make it more secure in the central city and promote useage of bikes in the city by medium density city dwellers and others.

Jane Katie Carter

Submitter 397

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
397.1		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Oppose	Removal from the District Plan of a Significant tree at 83 North Avon Road Richmond Christchurch.

Jan Mitchell

Submitter 398

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
398.1		8 - Subdivision, Development and Earthworks	Seek Amendment	Limiting incorporation of new rules to new subdivisions. Where existing properties are to be subdivided /redeveloped/ intensified the affected neighbouring properties must have the right to decline consent.
398.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek amendment to only apply new intensification rules to new subdivisions.
398.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek amendment to only apply new intensification rules to new subdivisions.
398.4		8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Seek Amendment	Where existing properties are to be subdivided /redeveloped/ intensified the affected neighbouring properties must have the right to decline consent.
398.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Where existing properties are to be subdivided /redeveloped/ intensified the affected neighbouring properties must have the right to decline consent.
398.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Where existing properties are to be subdivided /redeveloped/ intensified the affected neighbouring properties must have the right to decline consent.

Peter Earl

Submitter 399

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
399.1		20 - All of Plan	Oppose	Oppose the whole plan change
399.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Oppose	Oppose the minimum 20% tree canopy cover standards
399.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose the Industrial Interface Qualifying Matter Area height standard.
399.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose the Industrial Interface Qualifying Matter Area height standard.

Rebecca McCullough

Submitter 400

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
400.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the High Density Residential Zone to exclude Richmond.

Max Stewart

Submitter 401

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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401.1		14 - Residential	Support	[Retain all provisions as proposed] - No amendments
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Justin Avi

Submitter 402

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
402.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove Antonio Hall from the heritage list and upzone it to high density residential zone.
402.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Remove Antonio Hall from the heritage list and upzone it to high density residential zone.
402.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Upzone the Future Urban Zone near the new North Halswell town centre to high density.
402.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Upzone the Future Urban Zone near the new North Halswell town centre to high density.
402.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Remove Antonio Hall from the heritage list and upzone it to high density residential zone [265 Riccarton Road].
402.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Upzone the areas close to University and Riccarton Road.
402.7		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Upgrade all the areas near the main bus routes (1,3,5,7 Orbiter) to High Density Residential Zone.
402.8		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.9 - Additional matters - Future Urban Zone > 8.8.9.3 - Movement networks	Not Stated	Protect the areas on both sides of the Christchurch Southern and Northern motorway for future mass rapid transit like the Auckland Northern busway [road widths are governed by the Infrastructure Design Standards, which are not be changed under PC14].
402.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Remove Antonio Hall from the heritage list and upzone it to high density residential zone [265 Riccarton Road].

David Krauth

Submitter 403

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
403.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	The submitter seeks that the existing building height restriction not be increased to 12 meters and that resource consents be required for all developments.
403.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	Oppose constructing new residential units complying with rules in the plan change to be permitted activities,

Lawrence Kiesanowsk

Submitter 404

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
404.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support plan change provisions to protect historic heritage

Blake Quartly

Submitter 405

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
405.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Reduce as much as possible the adjustments to the Government's original plan.

Michael Andrews

Submitter 406

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
406.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support the sunlight access qualifying matter.
406.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Seek amendment to the height in relation to boundary rules to ensure ground floors get sunlight all year round.
406.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seek amendment to the height in relation to boundary rules to ensure ground floors get sunlight all year round.
406.4		20 - All of Plan	Oppose	[Relating to water charges] Oppose all water changes.

Paul May

Submitter 407

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
407.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose the building height standard. Seek that height is restricted to two storeys.

William Menzel

Submitter 408

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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408.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Oppose] the [proposed height rules]. [Seeks an unspecified] limit to height.
408.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the change to allow taller buildings and resultant limited sun access. [No change specified].
408.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Generally oppose High Density Residential Zone (in Durham Street North).

Brett Morell

Submitter 409

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
409.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Oppose proposed MDZ height. Seeks to retain single storey housing in Belfast area (Planning Map 11)
409.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Retain access to sunlight in Belfast area (Planning Map 11), through restricting height of residential to single storey housing.
409.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Oppose proposed MDZ height. Seeks to retain single storey housing in Belfast area (Planning Map 11)

Teresa Parker

Submitter 410

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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410.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[O]pposes allowing three storey buildings to be built in residential areas that will block sun for such significant parts of the year.
410.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]pposes allowing three storey buildings to be built in residential areas that will block sun for such significant parts of the year.
410.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[O]pposes allowing three storey buildings to be built in residential areas that will block sun for such significant parts of the year.
410.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]pposes allowing three storey buildings to be built in residential areas that will block sun for such significant parts of the year.

Ruth Parker

Submitter 411

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
411.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Supports retaining Residential Suburban Zoning
411.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Supports retaining Residential Suburban Zoning
411.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Supports tree canopy cover provisions in that they promote the positive effects of trees

Luke Gane

Submitter 412

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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412.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose the Local Centre Intensification Precinct additional height at 8 Bletsoe Avenue. Retain as Medium Density Residential Zone only.
412.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose the Local Centre Intensification Precinct provisions at 8 Bletsoe Avenue. Retain as Medium Density Residential Zone only.

Caroline May

Submitter 413

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
413.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Opposes zoning that enables 3 storey buildings.
413.2		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	Provision: Chapter 14 - Residential Decision Sought: Inner city living or new subdivisions on the city outskirts is where these new 3-4story houses should be built. Not in existing suburbs where it is unfair to everyone else
413.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Increased density / building height be located in the inner city and outer suburbs, not existing suburbs.
413.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Increased density / building height be located in the inner city and outer suburbs, not existing suburbs.
413.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Increased density / building height be located in the inner city and outer suburbs, not existing suburbs.
413.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Increased density / building height be located in the inner city and outer suburbs, not existing suburbs.

Jenene Parker

Submitter 414

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
414.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Reduce maximum] height limits for residential homes
414.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Reduce maximum] height limits for residential homes
414.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Maximum height limits for residential homes not interfere with sunlight access for neighbours.
414.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Maximum height limits for residential homes not interfere with sunlight access for neighbours.

Blake Thomas

Submitter 415

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
415.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
415.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
415.3		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council

				enable 6 to 10 storeys for residential buildings near commerical centres.
415.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
415.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
415.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
415.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan
415.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres
415.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
415.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
415.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.

Anake Goodall

Submitter 416

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
416.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
416.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
416.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
416.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
416.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
416.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
416.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
416.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
416.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
416.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

416.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
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Viso NZ Limited

Submitter 417

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
417.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Seek amendment to 4m 60° recession plane.
417.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek amendment to 4m 60° recession plane.
417.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seek amendment to 4m 60° recession plane
417.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seek amendment to 4m 60° recession plane

Zoe McLaren

Submitter 418

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
418.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	[S]upport[s] the changes to increase height limits.
418.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[S]upport[s] the changes to increase height limits.

418.3		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] the changes to replace zones with medium/high density zones.
418.4		19 - Planning Maps > 19.1 - MRZ Zoning	Support	[S]upport[s] the changes to replace zones with medium/high density zones.

James Thomas

Submitter 419

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
419.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Allow further intensification on the Port Hills
419.2		14 - Residential > 14.7 - Rules - Residential Hills Zone	Seek Amendment	Allow further intensification on the Port Hills
419.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Allow further intensification on the Port Hills

Ritchie Stewart

Submitter 420

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
420.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Seeks that buildings are restricted to two storeys in cul de sacs.

Kane Lacey

Submitter 421

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
421.1		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	The public transport qualifying matter overlay is removed from the top of Hackthorne Road and surrounding areas that are walking distance to the Hackthorne Road bus stops.

Peter Troon

Submitter 422

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
422.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Reduce] the height and density of inner city dwellings.
422.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	[Reduce] the density of inner city dwellings.
422.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.16 - Minimum unit size	Seek Amendment	[Reduce] the density of inner city dwellings.
422.4		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	[Reduce] the height and density of inner city dwellings.
422.5		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Seek Amendment	[Reduce] the density of inner city dwellings.
422.6		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Seek Amendment	[Reduce] the density of inner city dwellings.
422.7		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	[Reduce] the height and density of inner city dwellings.

422.8		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	[Reduce] the density of inner city dwellings.
422.9		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	[Reduce] the height and density of inner city dwellings.

Mark Aneil

Submitter 423

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
423.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the planning maps to remove Pitt Place, St Albans from High Density Residential.
423.2		15 - Commercial	Seek Amendment	Seeks to extend differential rating on Central City Vacant land to commercially zoned areas of New Brighton, Lyttelton, Sydenham and Linwood Village from 1 July 2024, as well as the inner city within the 4 Avenues.

Dragon Fly

Submitter 424

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
424.1		20 - All of Plan	Oppose	Oppose the entire plan change.

Tom King

Submitter 425

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
425.1		20 - All of Plan	Support	[S]upport[s] changes to manage and set controls/requirements around increasing housing density, particularly in suburban area's.
425.2		19 - Planning Maps > 19.1 - MRZ Zoning	Support	[S]upport[s] changes to manage and set controls/requirements around increasing housing density, particularly in suburban area's.
425.3		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] changes to manage and set controls/requirements around increasing housing density, particularly in suburban area's.
425.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Consideration needs to be given and requirements increased for developers, as to the impact that high densityhousing and increased height will have on existing houses/ neighbours to minimise loss of privacy, sunlight and road congestion.
425.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Consideration needs to be given and requirements increased for developers, as to the impact that high density housing and increased height will have on existing houses/ neighbours to minimise loss of privacy, sunlight and road congestion.
425.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Consideration needs to be given and requirements increased for developers, as to the impact that high density housing and increased height will have on existing houses/ neighbours to minimise loss of privacy, sunlight and road congestion.
425.7		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Consideration needs to be given and requirements increased for developers, as to the impact that high density housing and increased height will have on existing houses/ neighbours to minimise loss of privacy, sunlight and road congestion.
425.8		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Oppose	Oppose constructing dwellings without garages to be permitted activities.
425.9		20 - All of Plan	Seek Amendment	Consideration needs to be given and requirements increased for developers, as to the impact that high

				density housing and increased height will have on existing houses/ neighbours to minimise loss of privacy, sunlight and road congestion.
425.10		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	Consideration needs to be given and requirements increased for developers, as to the impact that high density housing and increased height will have on [...] road congestion.

Pat Mason

Submitter 426

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
426.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the] existing suburbs [are not zoned for High Density]

Michelle Warburton

Submitter 427

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
427.1		20 - All of Plan	Oppose	Oppose intensification in existing suburbs
427.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Amend standard to only allow two storeys
427.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend standard to only allow two storeys
427.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	[Amend P1.c. to a] Maximum of two dwellings per site in areas where neighbours are currently only one or two stories.

427.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Seek Amendment	[Amend P1.e to allow a] Maximum of two dwellings per site in areas where neighbours are currently only one or two stories.
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Sarah Wylie

Submitter 428

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
428.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support the changes to this standard
428.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support the changes to this standard
428.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support the protection of heritage areas

Bob Hou

Submitter 429

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
429.1		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Increase maximum building height in the central city

Tracey Berry

Submitter 430

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
430.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	[Delete] the Airport Noise Qualifying Matter
430.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Delete the Airport Noise Qualifying Matter]
430.3		19 - Planning Maps > 19.10 - Any other zones	Oppose	[That all of Westall Lane, Avonhead is zoned to enable residential development instead of Rural Urban Fringe].
430.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That Avonhead, including Westall Lane, is zoned Medium Density Residential] [Relates to request to remove Airport Noise QM and RuUF zoning on Westall Lane]

Sonia Bell

Submitter 431

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
431.1		15 - Commercial > 15.11 - Rules - City Centre Zone	Oppose	Many commercial properties around Christchurch remain unleased, keep inner city commercial area as is.
431.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	To re-access the existing council flats such as at the beginning of Main South Road and better utilize the land for low-cost housing here and on other Council rental properties.
431.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	1m in from side and rear boundary is too small.
431.4		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Seek Amendment	[Concerned with lack of affordability enabling higher buildings and multi-units]
431.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree	Seek Amendment	[Concerned with potential for flooding due to provision of trees]

		Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions		
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Anton Barbarich

Submitter 432

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
432.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose the application of medium density zone to existing suburbs

John Dunford

Submitter 433

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
433.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the whole zoning is restricted to the CBD areas within the four avenues.
433.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That the whole zoning is restricted to the CBD areas within the four avenues.
433.3		20 - All of Plan	Oppose	[O]pse[s] the new zoning plan.
433.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Oppose MRZ as it applies to 81 Fendalton Road

Vincent Laughton

Submitter 434

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
434.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose height standard allowing more than two storeys.
434.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose height standard for anything over two storeys.

Madeleine Thompson

Submitter 435

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
435.1		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	Focus the development on the rebuild of housing in the green zone and further out of the city centre.
435.2		20 - All of Plan	Oppose	[Oppose change to the Christchurch District Plan]
435.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Oppose Medium Density Residential height in relation to boundary provisions]
435.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Oppose High Density Residential Height in relation to boundary provisions]
435.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Oppose Height in Relation to Boundary Provisions]
435.6		19 - Planning Maps	Seek Amendment	Focus the development on the rebuild of housing in the green zone and further out of the city centre.

Johnny Phelan

Submitter 436

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
436.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	That Roker Street West of Selwyn street not be included in a character area.

David Allan

Submitter 437

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
437.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Reduce extent of MRZ] Medium density housing should only be permitted in the central city and in large tracts of land that were designed for that purpose.
437.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Reduce extent of HRZ] High ...density housing should only be permitted in the central city and in large tracts of land that were designed for that purpose.
437.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain current zoning outside the central city]
437.4		20 - All of Plan	Seek Amendment	[Oppose High and Medium Density Housing]
437.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[Supports] the character areas [qualifying matter]
437.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	[Supports] the preservation of character areas
437.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Support the] preservation of tree canopies

Brendon Lee

Submitter 438

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
438.1		20 - All of Plan	Oppose	The whole plan change is declined

Jeff Vesey

Submitter 439

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
439.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	The Avonhead shops on the corner of Withells Road and Merrin Street should be rezoned Local Centre Zone and the surrounding area be subject to housing intensification rules as per other LocalCentres such as Prestons in Burwood.
439.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the area proposed to be Residential Suburban Zone under the Airport Noise Influence Area in Avonhead/Ilam be zoned Medium Density Residential Zone in line with the surrounding area and the National Policy Statement for Urban Development.
439.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	That the area proposed to be Residential Suburban Zone under the Airport Noise Influence Area in Avonhead/Ilam be zoned Medium Density Residential Zone in line with the surrounding area and the National Policy Statement for Urban Development.

Sandi Singh

Submitter 440

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
440.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose the application of Medium Density Residential Zone across the city.
440.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seek amendment to standard so that new recession planes apply for new builds, but existing recession planes apply to existing housing.
440.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support the location of high density residential zone near the centre city.
440.4		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low PT qualifying matter
440.5		5 - Natural Hazards	Not Stated	Neutral - seeks that the Technical Category 3 and 2 land is considered.
440.6		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support the location of high density residential zone near the centre city.
440.7		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose the application of Medium Density Residential Zone across the city.

Robin Watson

Submitter 441

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
441.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	Oppose changes to the Medium Density Residential Zone, retain the existing density standards.
441.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Oppose changes to the Medium Density Residential Zone, retain the existing height standards.
441.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Oppose changes to the Medium Density Residential Zone, concerned regarding loss of access to sunlight.

Logan Simpson

Submitter 442

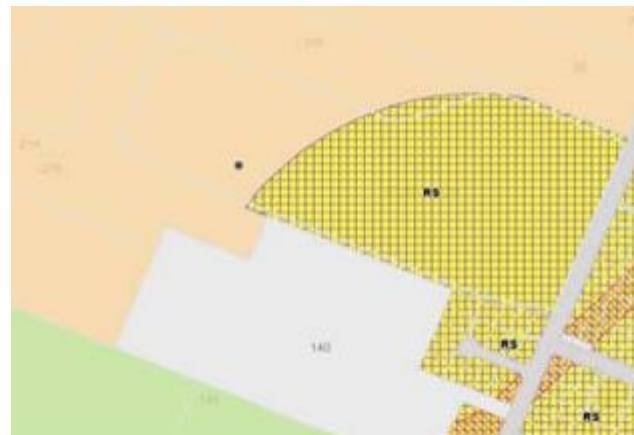
Original Submission Number	Further Submission No	Provision	Position	Decision Requested
442.1		20 - All of Plan	Oppose	Oppose the plan change, housing density needs to reduce.
442.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	Oppose the plan change, housing density needs to reduce.
442.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose the plan change, housing density needs to reduce.

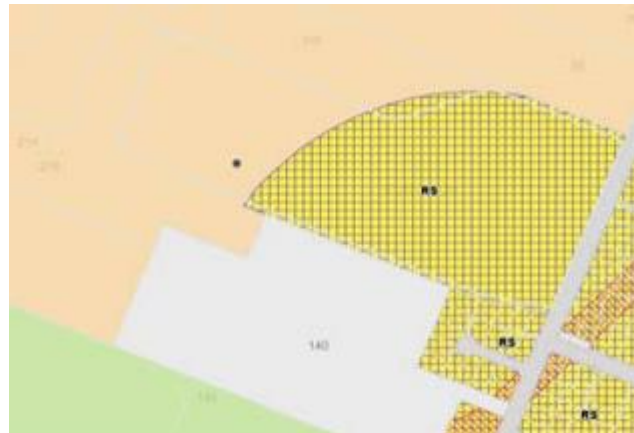
Summerset Group Holdings Limited

Submitter 443

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
443.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Seek Amendment	amend 14.4.2.2 as follows: ... b. For single and/or multi residential unit developments, other than multi-unit residential complexes and social housing complexes, <u>excluding retirement villages</u> a minimum tree canopy cover of 20% of the development site area must be provided in accordance with the Chapter 6.10A rules. The tree canopy cover planting area may be combined with the landscaping area in whole or in part, may be located on any part of the development site, and does not have to be associated with each residential unit.....

443.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	<p>amend 14.5.2.2 Tree and garden planting Landscaped area and tree canopy cover as follows:</p> <p>...</p> <p>c. For single and/or multi residential unit developments, <u>excluding retirement villages</u>, a minimum tree canopy cover of 20% of the development site area must be provided ...</p> <p>f. All other sites shall include the minimum tree and garden planting as set out in the below table: For all non-residential activities <u>and retirement villages</u>, except permitted commercial activities in the Sumner Master plan Overlay...</p>
443.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	<p>amend 14.6.2.7 as follows:</p> <p>...</p> <p>d. For single and/or multi residential unit developments, <u>excluding retirement villages</u> a minimum tree canopy cover of 20% of the development site area must be provided in accordance with the Chapter 6.10A rules. The tree canopy cover planting area may be combined with the landscaping area in whole or in part, may be located on any part of the development site, and does not have to be associated with each residential unit..</p>
443.5		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.13 - Tree canopy cover and financial contributions	Seek Amendment	<p>amend 14.7.2.13 as follows:</p> <p>a. For single and/or multi residential unit developments, <u>excluding retirement villages</u> a minimum tree canopy cover of 20% of the development site area must be provided in accordance with the Chapter 6.10A rules. The tree canopy cover planting area may be combined with the landscaping area in whole or in part, may be located on any part of the development site, and does not have to be associated with each residential unit.</p>
443.6		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.13 - Tree and garden planting	Seek Amendment	<p>amend 14.9.2.13 as follows:</p> <p>a. Within the Rural Hamlet Precinct, for multi-unit residential complexes and social housing complexes only <u>and excluding retirement villages</u>, development sites shall include the following minimum tree and garden planting:.....</p> <p>b. For single and/or multi residential unit developments, other than multi-unit residential complexes and social housing complexes, <u>and excluding retirement villages</u> a minimum tree canopy cover of 20% of the development site area must be provided in accordance with the Chapter 6.10A rules. The tree canopy cover planting area may be combined with the landscaping area in whole or in</p>

				part, may be located on any part of the development site, and does not have to be associated with each residential unit.
443.7		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.8 - Landscaped areas and trees	Seek Amendment	amend 14.11.2.8 to exclude retirement villages
443.8		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Seek Amendment	amend 14.12.2.7 as follows: d.For single and/or multi residential unit developments, <u>excluding retirement villages</u> a minimum tree canopy cover of 20% of the development site area must be provided in accordance with the Chapter 6.10A rules. The tree canopy cover planting area may be combined with the landscaping area in whole or in part, may be located on any part of the development site, and does not have to be associated with each residential unit.
443.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	Amend the rules in relation to retirement villages and delete rule RD2, replacing this instead with a new controlled activity status provision (C3). Amend all references to matters of control for retirement village within the zone to 14.15.10. With the activity reverting to Restricted Discretionary Activity if the relevant performance standards cannot be met.
443.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Extend the MDRZ zoning to the entire Summerseton Cavendish village (147 Cavendish Road,Casebrook, Christchurch) , and legally described asLot 1 DP 519380 (record of title 815809). 

443.11		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<p>[Remove the Future Urban Zone at] Summerseton Cavendish village (147 Cavendish Road,Casebrook, Christchurch) , and legally described asLot 1 DP 519380 (record of title 815809).</p> 
443.12		19 - Planning Maps > 19.9 - Any other QMs	Oppose	[Remove the WaterBody Setback QM overlay from the Summerseton Cavendish village site at 147 Cavendish Road,Casebrook, Christchurch].
443.13		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Amend the air noise contour identified in relationto the Summerset on Avonhead village (120Hawthornden Road, Avonhead, Christchurch),Avonhead, and legally described as Lot 1 DP516385 and Lots 1 and 2 DP 486786 (records oftitle 804889 and 802079) on all related planningmaps in accordance with that shown on existingzoning maps forming part of the ChristchurchDistrict Plan
443.14		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Delete chapter 6.10A [as an alternative to the other submission points that relate to Tree Canopy Cover and Financial Contributions, Summerset Grup Holdings supports the position of the Retirement Villages Association]
443.16		19 - Planning Maps > 19.10 - Any other zones	Oppose	[Remove the Future Urban Zone at] Summerset on Cavendish village (147 Cavendish Road, Casebrook, Christchurch) , and legally described as Lot 1 DP 519380 (record of title 815809).

Joseph Corbett-Davies

Submitter 444

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
444.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Apply the local/large local intensification zone to more areas surrounding neighbourhood centres, such as streets adjacent to Colombo / Strickland shops.
444.2		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Provide exemptions from Height in relation to boundary rules for multi-unit residential buildings on the front portion of the site in the Mixed Use Zone, as in the High Density Residential Zone and Local Centre Intensification precincts
444.3		19 - Planning Maps > 19.3 - Commercial Zoning	Support	I support the mixed use rezoning of Sydneham/South City and laneway plan.
444.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Consider allowing more local retail and commercial in medium density residential zones, for example by allowing corner retail automatically in all such zones
444.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Delete the sunlight access qualifying matter
444.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	I do not support the [Low Public Transport] access QM - delete the [Low Public Transport] QM

Alison Dockery

Submitter 445

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
445.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose the application of High Density Residential Zone to any areas beyond 3kms of the central city.
445.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Seek Amendment	Seek that density is restricted to three units per site.

		standards > 14.5.2.1 - Site density and servicing		
445.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Seek Amendment	Seeks that the standard requires significant outdoor space for each apartment/ flat or unit.
445.4		20 - All of Plan	Seek Amendment	Seeks that adequate infrastructure is provided (health care, protection of open space, parking, public transport, hospitals, emergency services) to cater for intensification.
445.5		16 - Industrial	Oppose	Oppose the concentration of high polluting industries in one area.
445.6		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the application of High Density Residential Zone to any areas beyond 3kms of the central city.
445.7		19 - Planning Maps	Oppose	Oppose the zoning of fertile land as development areas.
445.8		17 - Rural > 17.8 - Rules - Rural Quarry Zone	Seek Amendment	Oppose quarry activities with 10km of residential activities or schools.
445.9		17 - Rural > 17.9 - Rules - Rural Quarry Templeton Zone	Seek Amendment	Oppose quarry activities with 10km of residential activities or schools.

Sarah Lovell

Submitter 446

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
446.1		20 - All of Plan	Seek Amendment	[That Council] undertakes further consultation due to the unacceptability of the current plan to the public.
446.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] Council [retain the existing zones in] the bulk of the city's suburbs e.g. St Martins, Hillsborough and not rezone to medium density
446.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That the Council retain the current zoning in] the bulk of the city's suburbs e.g. St Martins, Hillsborough etc...and not rezone to medium density.
446.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards >	Oppose	[Do not permit] three story buildings

		14.5.2.3 - Building height and maximum number of storeys		
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Alex Lowings

Submitter 447

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
447.1		20 - All of Plan	Oppose	A halt to the high density housing requirement.
447.2		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	That all new properties have a requirement for a minimum of two off-road parking spaces per property.
447.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	No increase in the maximum building height in residential zones.
447.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	No increase in the maximum building height in residential zones.
447.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	No increase in the maximum building height in residential zones.
447.6		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Oppose	No increase in the maximum building height in residential zones.
447.7		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.2 - Building height	Oppose	No increase in the maximum building height in residential zones.
447.8		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.2 - Building height	Oppose	No increase in the maximum building height in residential zones.

447.9		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.2 - Building height	Oppose	No increase in the maximum building height in residential zones.
447.10		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Oppose	No increase in the maximum building height in residential zones.
447.11		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Oppose	No increase in the maximum building height in residential zones.
447.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	All planning applications to be subject to review by all residents impacted by the applications (e.g. neighbours), with all statements of objection or support to be included in the planning application process.
447.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	All planning applications to be subject to review by all residents impacted by the applications (e.g. neighbours), with all statements of objection or support to be included in the planning application process.
447.14		3 - Strategic Directions > 3.1 - Introduction	Oppose	There does not appear to be provisions for infrastructure improvements in terms of wastewater, power, etc.

David Robb

Submitter 448

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
448.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Oppose an increased height limit above two storeys.

Mark Paston

Submitter 449

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
449.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose height limit above two storeys.
449.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose height change in residential areas, retain existing height standard.

Lee Houghton

Submitter 450

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
450.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Do not allow] 6 story housing [in Hornby]

Sam Newton

Submitter 451

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
451.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[O]ppose[s] the decision to allow 'medium density areas' to have multiple buildings built up to 12m on empty sections where once a single storey house existed.
451.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	[O]ppose[s] the decision to allow 'medium density areas' to have multiple buildings built up to 12m on

				empty sections where once a single storey house existed.
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Carolyn Mulholland

Submitter 452

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
452.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Opposes Medium and/or High Density Residential zoning in Amyes Road, Hornby
452.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Opposes Medium and/or High Density Residential zoning in Amyes Road, Hornby
452.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Opposes Medium and/or High Density Residential zoning in Amyes Road, Hornby
452.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes Medium and/or High Density Residential zoning in Amyes Road, Hornby

Luke Hansby

Submitter 453

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
453.1		3 - Strategic Directions > 3.1 - Introduction	Support	Supports the Medium Density Residential Standards
453.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Support	Supports the Medium Density Residential Standards
453.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Opposes Qualifying Matters as proposed.

Steve Hanson

Submitter 454

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
454.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That 3-6 story buildings are enabled in the CBD only.
454.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.3		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.6		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.7		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.8		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.9		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.10		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.6 - Daylight recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.11		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.

454.12		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.
454.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Opposes [height and height in relation to boundary rules] and [effects on] sunlight access.

Nick Scott

Submitter 455

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
455.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[Retain MRZ provisions as proposed]
455.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Retain HRZ provisions as proposed]
455.3		14 - Residential > 14.12 - Rules - Future Urban Zone	Support	[Retain FUZ provisions as proposed]
455.4		19 - Planning Maps	Support	[Retain all residential zones as proposed]

Michelle Alexandre

Submitter 456

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
456.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose all 2nd story up redevelopments
456.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose all 2nd story up redevelopments
456.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support more greenery, more trees

456.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support more greenery, more trees
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Michael Harrow

Submitter 457

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
457.1		20 - All of Plan	Oppose	Oppose any increase in density and height in all residential zones.

Toby Williamson

Submitter 458

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
458.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[S]eek[s] the qualifying matter for sunlight to be withdrawn.
458.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	The low public transport qualifying matter to be withdrawn in full or in part.

Joseph Bray

Submitter 459

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
459.1		20 - All of Plan	Support	I am seeking that the council passes all proposed amendments to PC13 and PC14.

Golden Section Property

Submitter 460

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
460.1		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Oppose	[Retain operative subdivision rules] - No change to the subdivision rules to residential areas.
460.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards	Oppose	[Retain operative standards] - No change to the subdivision rules to residential areas.
460.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Retain existing building height limits for residential zones
460.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Retain the existing height limits for Residential zones
460.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	No change to the notification of neighbours for residential areas.
460.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	No change to the notification of neighbours for residential areas.

Andrew Congalton

Submitter 461

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
461.1		14 - Residential	Seek Amendment	Seek amendment to the application of residential zones which increase density.

Mark Hazeldine

Submitter 462

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
462.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[That] the maximum height without requiring a Resource Consent in the Medium Density Zone be lowered from 3 storeys/12 metres to 2 storeys/8 metres .

David Pottinger

Submitter 463

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
463.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Do not expand to 'hill areas' for Medium Density residential.
463.2		19 - Planning Maps > 19.10 - Any other zones	Oppose	Do not expand to 'hill areas' for Medium Density residential.

Sarah Pezaro

Submitter 464

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
464.1		20 - All of Plan	Support	Supports the plan change in entirety

Stuart Roberts

Submitter 465

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
465.1		22 - ExternalSubmissions	Not Stated	Provision:Subdivision, Development and Earthworks,Chapter 14 - Residential,Planning Maps,All Decision Sought:I wish to see the MRZ and HRZ zoning left as it is currently not changed so as proposed. Minimum subdivisible section size at 450 sqm for MRZ and current (not proposed) size for HRZ
465.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Reduce extent of MRZ - limit to central city]
465.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Limit extent of HRZ to within the four avenues]
465.4		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain current zones outside the central city]
465.5		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	[Do not allow 400m2 for MRZ (a)] - Minimum subdivisible section size at 450 sqm for MRZ and current (not proposed) size for HRZ
465.6		8 - Subdivision, Development and Earthworks	Oppose	Minimum subdivisible section size at 450 sqm for MRZ and current (not proposed) size for HRZ
465.7		20 - All of Plan	Oppose	Provision:Subdivision, Development and Earthworks,Chapter 14 - Residential,Planning Maps,All Decision Sought:I wish to see the MRZ and HRZ zoning left as it is currently not changed so as proposed. Minimum subdivisible section size at 450 sqm for MRZ and current (not proposed) size for HRZ

Sarah Inglewood

Submitter 466

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
466.1		20 - All of Plan	Support	Approve the plan change that provides for more high density housing

Jillian Schofield

Submitter 467

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
467.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.
467.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.
467.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.
467.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.
467.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.
467.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.
467.7		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.

David Fisher

Submitter 468

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
468.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	Oppose increasing building height and density... amend rule to allow 2 houses per section where the section is small and maybe 3 houses on a larger section.
468.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Oppose increasing building height and density... amend rule to reduce height from 3 storeys down to two.
468.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Support	Oppose increasing building height and density... amend rule to increase outside garden space to attract more families back to these areas.
468.4		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Oppose increasing building height and density... amend rule to increase parking etc this will potentially attract more families back to these areas.

Beverley Nelson

Submitter 469

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
469.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form	Seek Amendment	Amend rule to increase 1m setback from boundary to

		standards > 14.4.2.7 - Minimum building setbacks from internal boundaries		increase sunlight access and privacy.
469.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.7		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.8		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.5 - Minimum building setback from internal boundaries	Seek Amendment	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.9		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.4 - Minimum building setback from side and rear internal boundaries and railway lines	Seek Amendment	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.10		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.11		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.12		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.5 - Minimum building setbacks from internal boundaries	Support	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.13		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Support	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.14		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.5 - Minimum building setbacks from internal boundaries	Support	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.

469.15		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.5 - Minimum internal boundary setbacks	Support	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.16		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.6 - Daylight recession planes	Support	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.
469.17		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.5 - Minimum internal boundary setbacks	Support	Amend rule to increase 1m setback from boundary to increase sunlight access and privacy.
469.18		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Seek Amendment	Amend the Sunlight Access rule to [ensure more sunlight is available] to homes.

Dew & Associates (Academic Publishers) PO Box 10-110 Phillipstown Chch 8145

Submitter 470

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
470.1		22 - External Submissions	Not Stated	Provision: Subdivision, Development and Earthworks Decision Sought: For Chapter 8 and generally in relation to the RMA (and its successors), I recommend CCC impose an obligation on developers to either retain trees and similar oxygenators or provide them as part of the build permit. AND prosper all land-owners or users to institute a planting or shrub placement regime . Consider offering once in a lifetime at the time of taking up land or building ownership a one-off per site one-month-rate-holiday to an appropriate recipient.
470.2		8 - Subdivision, Development and Earthworks	Seek Amendment	Decision Sought: For Chapter 8 and generally in relation to the RMA (and its successors), I recommend CCC impose an obligation on developers to either retain trees and similar oxygenators or provide them as part of the build permit. AND prosper all land-owners or users to institute a planting or shrub placement regime . Consider offering once in a lifetime at the time of taking up land or building

				ownership a one-off per site one-month-rate-holiday to an appropriate recipient.
470.3		8 - Subdivision, Development and Earthworks	Seek Amendment	Decision Sought:For Chapter 8 and generally in relation to the RMA (and its successors), I recommend CCC impose an obligation on developers to either retain trees and similar oxygenators or provide them as part of the build permit. AND prosper all land-owners or users to institute a planting or shrub placement regime . Consider offering once in a lifetime at the time of taking up land or building ownership a one-off per site one-month-rate-holiday to an appropriate recipient.
470.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I recommend CCC impose an obligation on developers to either retain trees and similar oxygenators or provide them as part of the build permit. AND prosper all land-owners or users to institute a planting or shrub placement regime . Consider offering once in a lifetime at the time of taking up land or building ownership a one-off per site one-month-rate-holiday to an appropriate recipient.

Kem Wah Tan

Submitter 471

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
471.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.

471.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.7		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.1 - Site density	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.8		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.9		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.1 - Site density	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.10		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.2 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.11		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.1 - Site and precinct density	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.12		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.2 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.13		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.1 - Site density	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.14		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.2 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.15		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.2 - Maximum site coverage	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.16		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.17		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.18		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.2 - Site coverage	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.
471.19		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Seek Amendment	Allow only a maximum of 2 stories buildings and less density per suburb.

471.20		3 - Strategic Directions > 3.1 - Introduction	Oppose	[Enable satellite towns connected with good public transport rather than intensification of the existing city]
471.21		20 - All of Plan	Oppose	[Enable satellite towns connected with good public transport rather than intensification of the existing city]
471.22		19 - Planning Maps > 19.1 - MRZ Zoning	Not Stated	[Retain operative plan zoning for postcode area 8053, including Aorangi Road]
471.23		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[Oppose increased height limits in residential zones]

John Glennie

Submitter 472

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
472.1		8 - Subdivision, Development and Earthworks	Seek Amendment	That the impact of increased traffic on a shared long driveway be added to the list of Qualifying Matters and that the owners of existing houses on the driveway be able to object to the effects.
472.2		7 - Transport	Seek Amendment	That the impact of increased traffic on a shared long driveway be added to the list of Qualifying Matters and that the owners of existing houses on the driveway be able to object to the effects.
472.3		6 - General Rules and Procedures	Seek Amendment	That the impact of increased traffic on a shared long driveway be added to the list of Qualifying Matters and that the owners of existing houses on the driveway be able to object to the effects.

Nicole Cawood

Submitter 473

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
473.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[Do not increase height limits in residential areas]
473.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Do not increase height limits in residential areas]

Heather Tate

Submitter 474

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
474.1		20 - All of Plan	Oppose	To not add more on to height gains for commercial and residential
474.2		14 - Residential	Oppose	To not add more on to height gains for commercial and residential
474.3		15 - Commercial	Oppose	To not add more on to height gains for commercial and residential

Rachel Sanders

Submitter 475

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
475.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	We would like the Council to uphold PC14 in relation to Mount Pleasant, and similar areas in the Port Hills, remaining Residential Hills zone rather than being redesignated MDRS, for the reasons detailed in our submission. Not upholding it will increase risk to people's safety and increased environmental harm.
475.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities	Support	We also support Council's plan to increase focus on the urban hubs

475.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>We would like to express agreement with the council about the proposed qualifying matters, specifically, that it is appropriate for Mount Pleasant and similar areas in the Port Hills area to remain Residential Hills zone as proposed in PC14 due to low public transport accessibility, as well as other factors.</p> <p>The Residential Hills areas are inappropriate for Medium Density Residential Standards zoning for several reasons, most notably:</p> <p>The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Low public transport accessibility Emergency egress Emergency service access Pedestrian Safety Cyclist Safety Lack of Amenities Sewerage and Storm Water Drainage Significance of Port Hills Aesthetics</p>
475.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	We are also in support of the Council's revision to the recession plane due to sunlight differences from Auckland arising from the different latitude.
475.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Emergency service access
475.6		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Pedestrian Safety Cyclist Safety
475.7		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Lack of Amenities
475.8		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Sewerage and Storm Water Drainage
475.9		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Significance of Port Hills Aesthetics
475.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	The attached document captures the details why we believe it is correct to retain Mount Pleasant as Residential Hills rather than MDRS. Notable topics are: Emergency egress

Rob Seddon-Smith

Submitter 476

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
476.1		19 - Planning Maps > 19.1 - MRZ Zoning	Support	[S]upport[s] the planned areas of intensification.
476.2		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] the planned areas of intensification.
476.3		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Not Stated	That Council should guarantee quality public transport options with direct bus routes to all major destinations.
476.4		3 - Strategic Directions > 3.1 - Introduction	Seek Amendment	[Seeks] that Council should guarantee quality public transport options with direct bus routes to all major destinations.
476.5		20 - All of Plan	Support	Supports the planned areas of intensification in areas where excellent public transport is available.
476.6		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lytelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Consideration should be given to prohibiting on-street parking for residents of larger developments.
476.7		7 - Transport	Seek Amendment	Consideration should be given to prohibiting on-street parking for residents of larger developments.
476.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Supports the planned areas of intensification in areas where excellent public transport is available.
476.9		3 - Strategic Directions > 3.1 - Introduction	Not Stated	That Council should guarantee quality public transport options with direct bus routes to all major destinations.

Di Noble

Submitter 477

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
477.1		14 - Residential	Oppose	Oppose PC14 changes to the Residential zones in general. Requests Council to stop allowing 2 and 3 story units or restrict areas in which they are permitted.
477.2		8 - Subdivision, Development and Earthworks	Oppose	Oppose PC14 changes to the earthworks rules in general.
477.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose changes to building height in the Residential Zones.
477.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Not Stated	Oppose changes to building height in the Residential Zones.
477.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose changes to height [and height in relation to boundary] limits in the residential zones.
477.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose changes to height [and height in relation to boundary] limits in the residential zones.

Mark Siddall

Submitter 478

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
478.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]estrict the MRZ to areas surrounding the CBD and suburban shopping areas.
478.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing residential zoning in all suburbs except for] areas surrounding the CBD and suburban shopping areas.
478.3		20 - All of Plan	Seek Amendment	[That] public transport [is] in place for the CBD and suburban shopping centres.

Karelia Levin

Submitter 479

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
479.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Approve PC14 in respect of the Airport Noise Influence Area.
479.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Approve PC14 in respect of the Airport Noise Influence Area.
479.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Approve PC14 in respect of the Airport Noise Influence Area.

Selma Claridge

Submitter 480

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
480.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That] Harris Crescent [Papanui, retains its operative Residential Suburban zoning].
480.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] Harris Crescent [Papanui, retains its operative zoning instead of Medium Density Residential]
480.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] Harris Crescent [Papanui, retains its operative zoning instead of High Density Residential]
480.4		20 - All of Plan	Seek Amendment	Fix the stormwater drains before rezoning occurs

Cindy Gibb

Submitter 481

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
481.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Limit the height of any building in Christchurch to a maximum of 4 stories.
481.2		12 - Papakainga/Kainga Nohoanga Zone > 12.5 - Rules- Matters of discretion-Maori Land > 12.5.3 - Building height	Seek Amendment	
481.3		15 - Commercial	Support	Limit the height of any building in Christchurch to a maximum of 4 storeys.
481.4		16 - Industrial	Seek Amendment	Limit the height of any building in Christchurch to a maximum of 4 storeys.

richard scarf

Submitter 482

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
482.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[S]upport[s] the reduction of the Character Area that includes Hanmer and Gilby street.

Ian Drew

Submitter 483

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
483.1		20 - All of Plan	Oppose	Oppose plan change that supports infill housing or light rail.

Louise Tweedy

Submitter 484

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
484.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Provision: Chapter 14 - Residential, Open Space, All Decision Sought: Properties that share boundaries with parks and schools in medium density housing zone should not be allowed to be higher than two stories for privacy/the protection of children using them. The height limits in for properties sharing borders/boundaries with public parks and with schools in medium-density residential zones should have lower/reduced height allowances.

John Buckler

Submitter 485

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
485.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change 45 St. Albans Street to a Medium Density Residential zone or preserve current sunlight.
485.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change 45 St. Albans Street to a Medium Density Residential zone or preserve current sunlight.
485.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose height in relation to boundary rules, seeks to preserve current sunlight.
485.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose height in relation to boundary rules, seeks to preserve current sunlight.
485.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Change 45 St. Albans Street to a Medium Density Residential zone or preserve current sunlight.

485.6		7 - Transport > 7.4 - Rules - Transport > 7.4.2 - Activity status tables - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.2.3 - Restricted discretionary activities	Seek Amendment	Change parking on St. Albans Street to residents only parking.
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Brian Reynolds

Submitter 486

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
486.1		14 - Residential	Oppose	Retain existing height limits and reduce infill housing in residential zones.
486.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Retain existing height limits in residential zones.
486.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Reduce infill development in residential zones
486.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Reduce infill development in residential zones
486.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Retain existing height limits in residential zones.

Joy Reynolds

Submitter 487

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
487.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[S]top highrise and infill housing
487.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	[S]top highrise and infill housing

487.3		20 - All of Plan	Oppose	[S]top highrise and infill housing
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Luke Morreau

Submitter 488

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
488.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Requests that Council reviews the method of calculating site coverage/non landscaped areas.
488.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Requests that Council reviews the method of calculating site coverage/non landscaped areas.
488.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Requests that Council reviews the method of calculating site coverage/non landscaped areas.

Chris Baddock

Submitter 489

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
489.1		20 - All of Plan	Support	Seeks that intensification occurs provided that necessary infrastructure should be built before intensifying the housing, regarding public transport
489.2		3 - Strategic Directions > 3.1 - Introduction	Seek Amendment	That necessary infrastructure should be built before intensifying the housing regarding public transport
489.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.13 - Objective - Infrastructure	Not Stated	That necessary infrastructure should be built before intensifying the housing regarding public transport

Nina Ferguson

Submitter 490

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
490.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[That the maximum height is limited to two stories]
490.2		20 - All of Plan	Seek Amendment	A fairer District Plan for the people of Christchurch [that] support[s] current homeowners.
490.3		20 - All of Plan	Seek Amendment	Financial compensation to existing homeowners / Large buy outs of existing properties

Juliet Kim

Submitter 491

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
491.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[S]upport[s] the application of Christchurch-specific sunlight access rules, but wants Christchurch to also have a maximum of 3 months/year of no sunlight to ground floor.
491.2		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[S]upport[s] the application of Christchurch-specific sunlight access rules, but wants Christchurch to also have a maximum of 3 months/year of no sunlight to ground floor.

Hamish Paice

Submitter 492

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
492.1		19 - Planning Maps > 19.3 - Commercial Zoning	Support	[P]articularly like the mixed use zone proposed in Sydenham as it will mean people can live near where they work and shop.
492.2		18 - Open Space	Seek Amendment	No specific amendments, but more public green space please!

Tasha Tan

Submitter 493

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
493.1		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Seek Amendment	Provision: Natural Hazards, Subdivision, Development and Earthworks, Designations and Heritage Orders, Chapter 14 - Residential, Open Space, Planning Maps Decision Sought: More public green spaces allocated within areas zoned for mixed use development.
493.2		19 - Planning Maps	Support	Support mixed use zoning between Moorhouse Ave and Rrougham Street.
493.3		18 - Open Space	Seek Amendment	Decision Sought: More public green spaces allocated within areas zoned for mixed use development.

Ann Kennedy

Submitter 494

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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494.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Amend zoning for Paparoa Street and Perry Street from High Density Residential to Medium Density Residential Zone.
494.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Amend zoning for Paparoa Street and Perry Street from High Density Residential to Medium Density Residential Zone.

Janice Hitchon

Submitter 495

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
495.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	That the Ashfield Place, Maidstone Road should not be changed from its present designation...[o]ppose the changes to height limits in the Ilam residential areas.
495.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the Ashfield Place, Maidstone Road should not be changed from its present designation...[o]ppose the changes to height limits in the Ilam residential areas.
495.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That the Ashfield Place, Maidstone Road should not be changed from its present designation...[o]ppose the changes to height limits in the Ilam residential areas.

Chris Rennie

Submitter 496

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
496.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Provision: Chapter 14 - Residential Decision Sought: Reject proposal to allow building of four or six level dwellings

496.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Provision: Chapter 14 - Residential Decision Sought: Reject proposal to allow building of four or six level dwellings
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Sydney John Kennedy

Submitter 497

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
497.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[Require] All Papanui apartment building sites to have at least 1 car park per apartment on site.
497.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	[Additional requirement:] Papanui zone building heights that exceed 4 storeys should have a specified minimum distance from school buildings, hospital buildings, or rest home buildings of 10m
497.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[Additional requirement:] Papanui zone building heights that exceed 4 storeys should have a specified minimum distance from school buildings, hospital buildings, or rest home buildings of 10m

Hone Johnson

Submitter 498

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
498.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose all higher density zoning changes

498.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose all higher density zoning changes
498.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose all higher density zoning changes
498.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose all higher density zoning changes

Daniel John Rutherford

Submitter 499

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
499.1		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Seek Amendment	Please remove our Tasmanian blue gum (at 20 Macmillan Ave) from the significant tree register.
499.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Please don't go ahead with considering the significant trees to be a qualifying matter.
499.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Please remove both titles of our property at 20 Macmillan ave/20b Macmillan ave from the residential character area.

Hamish West

Submitter 500

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
500.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	1 - Remove all qualifying matters.

				2 - Deliver MDRS in its original form
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Kyri Kotzikas

Submitter 502

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
502.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the zoning of High Density Residential for Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street), and seek that it be Medium Density Residential zone.
502.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Seeks that Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas.
502.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend the height in relation to boundary recession plane to 45 degrees from 3m at the southern boundary. Allow non-compliances with this standard to be notified to adjacent properties.
502.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend the height in relation to boundary recession plane to 45 degrees from 3m at the southern boundary. Allow non-compliances with this standard to be notified to adjacent properties.
502.5		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose the zoning of High Density Residential for Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street), and seek that it be Medium Density Residential zone.

Jamie Lang

Submitter 503

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
503.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
503.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
503.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
503.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
503.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
503.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
503.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter seeks that the council drop this qualifying matter.
503.8		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter seeks that the council drop this qualifying matter.
503.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
503.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
503.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
503.12		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4	Support	Seeks that the council retains the tree canopy requirement and contributions plan.

		- 6.10A Tree Canopy Cover and Financial contributions		
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Diane Gray

Submitter 504

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
504.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Seek amendment to the proposed increased height of residential buildings in suburbs close to the city ie 3 story heigh
504.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Seek amendment to the proposed increased height of residential buildings in suburbs close to the city ie 3 story heigh
504.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Seek amendment to the proposed increased height of residential buildings in suburbs close to the city ie 3 story heigh
504.4		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Seek amendment to the proposed increased height of residential buildings in suburbs close to the city ie 3 story heigh
504.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Seek Amendment	Seek amendment to the proposed residential setbacks to keep the existing setbacks as they are.
504.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seek amendment to the proposed residential setbacks to keep the existing setbacks as they are.
504.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Seek amendment to the proposed residential setbacks to keep the existing setbacks as they are.

Jarred Bowden

Submitter 505

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
505.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
505.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
505.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
505.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
505.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
505.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
505.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
505.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
505.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree

				canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
505.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
505.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

Alex McMahon

Submitter 506

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
506.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. I seek that the council retains the tree canopy requirement and contributions plan.
506.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop the qualifying matter.
506.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop the qualifying matter.
506.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
506.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

506.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
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Paul Young

Submitter 507

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
507.1		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
507.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
507.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
507.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
507.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
507.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
507.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

507.8		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
507.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Michael Case

Submitter 508

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
508.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend part of the Future Urban Zone for 60 Croziers Road and 340 Cranford Road, Mairehau. Seek that part of these properties are zoned MRZ.
508.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend part of the Future Urban Zone for 60 Croziers Road and 340 Cranford Road, Mairehau. Seek that part of these properties are zoned MRZ.
508.3		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.23 - Appendix - East Papanui Outline Development Plan	Seek Amendment	Amend Appendix 8.10.23 East Papanui Outline Development Plan (Area 5), and remove 8.10.23.D (2)(d) provision.

Geoffrey Rice

Submitter 509

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
509.1		14 - Residential	Oppose	Abandon the HRZ designation along Papanui Road.
509.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	That the High-Density Residential Zone designation along Papanui Road will be abandoned.

Ewan McLennan

Submitter 510

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
510.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
510.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
510.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
510.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
510.5		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
510.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
510.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
510.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
510.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

510.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
510.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
510.12		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

R.J Crozier

Submitter 511

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
511.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend part of the Future Urban Zone for 60 Croziers Road and 340 Cranford Road, Mairehau. Seek that part of these properties are zoned Medium Density Residential.
511.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend part of the Future Urban Zone for 60 Croziers Road and 340 Cranford Road, Mairehau. Seek that part of these properties are zoned Medium Density Residential.
511.3		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.23 - Appendix - East Papanui Outline Development Plan	Seek Amendment	Amend Area 5 of 8.10.23 East Papanui Outline Development Plan to remove 8.10.23.D (2)(d) as it relates to Area 5.

Harrison McEvoy

Submitter 512

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
512.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

512.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
512.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
512.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
512.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
512.6		14 - Residential	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
512.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
512.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
512.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
512.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
512.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
512.12		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
512.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Tales Azevedo Alves

Submitter 513

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
513.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
513.2		14 - Residential	Seek Amendment	The Council enable 6-10 storey residential buildings near commercial centres.
513.3		15 - Commercial	Seek Amendment	The Council enable 6-10 storey residential buildings near commercial centres

Ann Vanschevensteen

Submitter 514

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
514.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	The council retains the tree canopy requirement and contributions plan.
514.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	The council drop the Low Public Transport Accessibility Area Qualifying Matter.
514.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	The council drop the Low Public Transport Accessibility Qualifying Matter.
514.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	The council drop the Sunlight Access Qualifying Matter.
514.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	The council drop the Sunlight Access Qualifying Matter.

514.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	The council drop the Sunlight Access Qualifying Matter.
514.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	The council drop the Sunlight Access Qualifying Matter.
514.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	The council retains the tree canopy requirement and contributions plan.
514.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	The council retains the tree canopy requirement and contributions plan.
514.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	The council retains the tree canopy requirement and contributions plan.
514.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	The CCC should legislate to make at least 50% of newly-built homes accessible / suitable for people with disabilities, or people who cannot use stairs. Furthermore, all new builds should have solar or wind power generators, grey water toilets and proper soundproofing. That would be properly building for the future.
514.12		20 - All of Plan	Seek Amendment	The CCC should legislate to make at least 50% of newly-built homes accessible / suitable for people with disabilities, or people who cannot use stairs. Furthermore, all new builds should have solar or wind power generators, grey water toilets and proper soundproofing. That would be properly building for the future.
514.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	The CCC should legislate to make at least 50% of newly-built homes accessible / suitable for people with disabilities, or people who cannot use stairs. Furthermore, all new builds should have solar or wind power generators, grey water toilets and proper soundproofing. That would be properly building for the future.

Zachary Freiberg

Submitter 515

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
515.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Seek that the council retains the tree canopy requirement and contributions plan.
515.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
515.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
515.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
515.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seek that the council to drop Low Public Transport Accessibility Area Qualifying Matter.
515.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Seek that the council to drop Low Public Transport Accessibility Area Qualifying Matter.
515.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
515.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
515.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.

515.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
515.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
515.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Jessica Nimmo

Submitter 516

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
516.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
516.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
516.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
516.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
516.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter seeks that the council drop this qualifying matter.
516.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter seeks that the council drop this qualifying matter.

516.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
516.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
516.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
516.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Regarding the Sunlight Access Qualifying Matter seeks that the council drop this qualifying matter.
516.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
516.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Alex McNeill

Submitter 517

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
517.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
517.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
517.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

		standards > 14.6.2.7 - Landscaped area and tree canopy cover		
517.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
517.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
517.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
517.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
517.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
517.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
517.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
517.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
517.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Sarah Meikle

Submitter 518

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
518.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
518.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
518.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
518.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
518.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
518.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
518.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[That the Sunlight Access Qualifying Matter only applies to developments within the 4 Avenues]
518.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[That the Sunlight Access Qualifying Matter only applies to developments within the 4 Avenues].
518.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[That the Sunlight Access Qualifying Matter only applies to developments within the 4 Avenues].
518.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[That the Sunlight Access Qualifying Matter only applies to developments within the 4 Avenues].

James Carr

Submitter 519

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
519.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek that the council retains the tree canopy requirement and contributions plan.
519.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
519.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
519.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
519.5		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Seek Amendment	It might be worthwhile requiring new houses in areas at risk from sea level rise or increasing flood risk to be designed to be easily relocated (not necessarily in one piece). Again this is likely to require a wood foundation, but given that these areas typically have soft soils this would not be a bad thing.
519.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	A better solution than retaining the current height limit and recession plane rules in heritage areas might be to adopt the MDRS rules in these areas, but apply much stricter limits on site coverage, especially hard site coverage, as well as front (and maybe side) setbacks to work with the existing streetscape.
519.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	A better solution than retaining the current height limit and recession plane rules in heritage areas might be to adopt the MDRS rules in these areas, but apply much stricter limits on site coverage, especially hard site coverage, as well as front (and maybe side) setbacks to work with the existing streetscape.

519.8		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Seek Amendment	seeks to amend the height limits in the Central City zones to allow exemptions for spires, domes, sculptural caphouses or other architectural features [etc.] that add visual interest to the skyline without adding bulk or significant shading.
519.9		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Seek Amendment	<p>Seeks the minimum lot size in Central City Mixed Use Zone is reduced.</p> <p>A minimum lot size of 500 square metres in the Central City Mixed Use Zone is big and is likely to discourage smaller developers from creating more interesting smaller buildings. For example, [submitter has] been working with a developer on a proposal for a rather loud building on a 250 square metre site on High Street, with a retail ground floor and perhaps five stories of apartments above. There is no good reason why such things should be discouraged. This is probably getting close to the lower size limit for a medium rise building with a single stair and lift to be economic, but it still seems to be viable, and a smaller building is a smaller financial commitment (and risk) if the developer wants to do something more daring architecturally or conceptually.</p>
519.10		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seeks a new mixed use zoning.
519.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	The new height limits and recession planes are still a considerable improvement over the current rules, it is still a watering-down of the MDRS.
519.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	The new height limits and recession planes are still a considerable improvement over the current rules, it is still a watering-down of the MDRS.
519.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Seeks a visual connection rule be added to the zone.
519.14		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules	Support	Trees - especially big street trees are really important, especially for energy savings, mental health and also for encouraging active transport modes.

		of significant trees (Christchurch City and Banks Peninsula)		
519.15		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
519.16		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
519.17		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
519.18		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
519.19		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek that the council retains the tree canopy requirement and contributions plan.
519.20		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek that the council retains the tree canopy requirement and contributions plan.
519.21		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek that the council retains the tree canopy requirement and contributions plan.
519.22		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	A better solution than retaining the current height limit and recession plane rules in heritage areas might be to adopt the MDRS rules in these areas, but apply much stricter limits on site coverage, especially hard site coverage, as well as front (and maybe side) setbacks to work with the existing streetscape.
519.23		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	A better solution than retaining the current height limit and recession plane rules in heritage areas might be to adopt the MDRS rules in these areas, but apply much stricter limits on site coverage, especially hard site

				coverage, as well as front (and maybe side) setbacks to work with the existing streetscape.
519.24		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	A better solution than retaining the current height limit and recession plane rules in heritage areas might be to adopt the MDRS rules in these areas, but apply much stricter limits on site coverage, especially hard site coverage, as well as front (and maybe side) setbacks to work with the existing streetscape.
519.25		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	seeks to amend the height limits in the Central City zones to allow exemptions for spires, domes, sculptural caphouses or other architectural features [etc.] that add visual interest to the skyline without adding bulk or significant shading.
519.26		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	A better solution than retaining the current height limit and recession plane rules in heritage areas might be to adopt the MDRS rules in these areas, but apply much stricter limits on site coverage, especially hard site coverage, as well as front (and maybe side) setbacks to work with the existing streetscape.
519.27		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	It would be good to have a limit on hard site coverage (and enforce it).
519.28		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	It would be good to have a limit on hard site coverage (and enforce it).

Amelie Harris

Submitter 520

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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520.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I seek that the council retains the tree canopy requirement and contributions plan.
520.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
520.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
520.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
520.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
520.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
520.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] I seek that the council drophthis qualifying matter.
520.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
520.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
520.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
520.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
520.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Submitter 521

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
521.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I seek that the council retains the tree canopy requirement and contributions plan.
521.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
521.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
521.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
521.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
521.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
521.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] I seek that the council drophthis qualifying matter.
521.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
521.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
521.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
521.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.

521.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
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Lisa Smailes

Submitter 522

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
522.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I seek that the council retains the tree canopy requirement and contributions plan.
522.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
522.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
522.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I seek that the council retains the tree canopy requirement and contributions plan.
522.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
522.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] I seek that the council drop this qualifying matter.
522.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] I seek that the council dropthis qualifying matter.
522.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.

522.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
522.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
522.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
522.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Adam Currie

Submitter 523

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
523.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
523.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
523.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
523.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres..seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
523.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres..seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

523.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
523.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
523.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
523.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
523.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
523.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

Daniel Tredinnick

Submitter 524

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
524.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
524.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
524.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

524.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
524.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
524.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
524.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
524.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
524.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
524.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
524.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
524.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seeks that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Gideon Hodge

Submitter 525

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
525.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	S]eek[s] that the council retains the tree canopy requirement and contributions plan.

525.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	S]eek[s] that the council retains the tree canopy requirement and contributions plan.
525.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seeks that Council retains the tree canopy requirement and contributions plan.
525.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	S]eek[s] that the council retains the tree canopy requirement and contributions plan.
525.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	That the Council drops [the Low Public Transport Access Areas] qualifying matter.
525.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
525.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	That Council drops [the Sunlight Access] qualifying matter.
525.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	That Council drops [the Sunlight Access] qualifying matter.
525.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	That Council drops [the Sunlight Access] qualifying matter.
525.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	That Council drops [the Sunlight Access] qualifying matter.
525.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain] high density [zoning] near the city and commercial centres.
525.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[Retain provisions that enable] high density housing near the city and commercial centres.
525.13		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[Retain provisions that enable] high density housing near the city and commercial centres.

Philippa Wadsworth

Submitter 526

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
526.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	S]eek[s] that the council retains the tree canopy requirement and contributions plan.
526.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
526.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	In high density areas, there should be more single storey housing options.

Kaden Adlington

Submitter 527

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
527.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
527.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
527.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
527.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
527.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

527.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
527.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
527.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
527.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
527.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
527.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
527.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

Kelsey Clousgon

Submitter 528

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
528.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
528.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter... seek[s] that the council drop this qualifying matter.

528.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
528.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
528.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
528.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
528.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
528.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
528.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

Daniel Carter

Submitter 529

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
529.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
529.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

529.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
529.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
529.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
529.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
529.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
529.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
529.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
529.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
529.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
529.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Chris Wilison

Submitter 530

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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530.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	[Seeks that the area identified as] Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) to be identified as Residential Character area, as it was under the operative plan.
530.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Seeks that the area identified as] Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street), be rezoned as Medium Density Residential Zone as opposed to the proposed High Density Residential Zone under PC14.
530.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks that the area identified as] Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street), be rezoned as Medium Density Residential Zone as opposed to the proposed High Density Residential Zone under PC14.

Claire Cox

Submitter 531

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
531.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
531.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
531.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
531.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
531.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

531.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
531.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
531.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
531.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
531.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
531.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

Albert Nisbet

Submitter 532

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
532.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
532.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
532.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

532.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
532.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
532.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
532.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
532.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
532.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
532.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of high density residential zones]
532.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain HRZ provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

Frederick Markwell

Submitter 533

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
533.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
533.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

533.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
533.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
533.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
533.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
533.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
533.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
533.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
533.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
533.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.
533.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Donna Barber

Submitter 534

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
534.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
534.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter]. [S]eek[s] that the council drop this qualifying matter.
534.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter]. [S]eek[s] that the council drop this qualifying matter.
534.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[S]upport high-density housing near the city and commercial centres.

PRUDENCE MORRALL

Submitter 535

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
535.1		14 - Residential	Seek Amendment	Seek amendment to the MRZ area - Exclude Therese Street.
535.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Change MRZ to not apply to Therese Street

Hannah Blair

Submitter 536

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
536.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
536.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

Matt Johnston

Submitter 537

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
537.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
537.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
537.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
537.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan
537.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
537.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

537.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
537.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
537.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
537.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that enable] 6 to 10 storeys for residential buildings near commercial centres.

Barnaba Auia

Submitter 538

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
538.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
538.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
538.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
538.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.

Lucy Hayes

Submitter 539

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
539.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
539.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
539.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
539.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Ben Close

Submitter 540

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
540.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
540.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
540.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] I seek that the council drop this qualifying matter.
540.4		20 - All of Plan	Support	More frequent buses and safer cycle ways are an absolute must all across the city.

Amelia Hamlin

Submitter 541

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
541.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
541.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
541.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter]. [S]eek[s] that the council drop this qualifying matter.
541.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres

Ben Helliwell

Submitter 542

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
542.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
542.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
542.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
542.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Peter Hobill

Submitter 543

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
543.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	That the property at 46A Creyke Road (Lot 1 DP 18659 and Lot 2 DP 397744) be zoned as RSDT and any other necessary or further amendments that are required to achieve the outcome sought by this submission or any required as a consequence of the relief [sought]

David Davidson

Submitter 544

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
544.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
544.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
544.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
544.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

James Hoare

Submitter 545

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
545.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
545.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter]. [S]eek[s] that the council drop this qualifying matter.
545.3		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Benjamin Maher

Submitter 546

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
546.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eeks that the council retains the tree canopy requirement and contributions plan.
546.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
546.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek[s] that the council drop this qualifying matter.
546.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support High Density housing.

Amanda Ng

Submitter 547

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
547.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
547.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
547.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter]. [S]eek that the council drop this qualifying matter.
547.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport high-density housing near the city and commercial centres.

Ethan Gullery

Submitter 548

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
548.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan..
548.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter}

				[S]eek that the council drop this qualifying matter.
548.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
548.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport high-density housing near the city and commercial centres.

Tineek Corin

Submitter 549

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
549.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
549.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter]. [S]eek that the council drop this qualifying matter.
549.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter]. [S]eek that the council drop this qualifying matter.
549.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport high-density housing near the city and commercial centres.

Sam Mills

Submitter 550

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
550.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
550.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
550.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter]. [S]eek that the council drop this qualifying matter.
550.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
550.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Henry Seed

Submitter 551

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
551.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

551.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
551.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
551.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
551.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
551.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
551.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
551.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
551.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
551.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
551.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
551.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
551.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres..

		tables > 14.6.1.3 - Restricted discretionary activities		
551.14		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

David Moore

Submitter 552

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
552.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
552.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
552.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
552.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
552.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
552.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

552.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
552.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
552.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
552.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
552.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
552.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
552.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Josh Flores

Submitter 553

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
553.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
553.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

553.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
553.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
553.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
553.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
553.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
553.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
553.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
553.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
553.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
553.12		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
553.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
553.14		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Submitter 554

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
554.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
554.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
554.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
554.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
554.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
554.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
554.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
554.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
554.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.

554.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
554.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
554.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
554.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

James Cunniffe

Submitter 555

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
555.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
555.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
555.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek that the Council remove the Sunlight Access Qualifying Matter
555.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
555.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek

		standards > 14.5.2.2 - Landscaped area and tree canopy cover		that the council retains the tree canopy requirement and contributions plan.
555.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
555.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
555.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
555.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
555.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
555.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
555.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
555.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

Winton Land Limited

Submitter 556

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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556.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	<p>That the definition of height be amended as follows:</p> <p>Within the Medium Density Residential zone and High Density Residential zone only, means the vertical distance between a specified reference point and the highest part of any feature, structure or building above that point. <u>In Flood Management Areas, height shall be measured from the FFL recorded in a minimum finished floor level certificate</u></p>
556.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	<p>That objective 3.3.7 be amended as follows:</p> <p>3.3.7 Objective - Well-functioning urban environment</p> <p>a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for;</p> <p>i. Within commercial and residential zones, a distinctive, legible urban form and strong sense of place, expressed through:</p> <p>A. Contrasting building clusters within the cityscape and the wider perspective of the Te Poho o Tamatea/the Port Hills and Canterbury plains; and</p> <p>B. Appropriate scale, form and location of buildings when viewed in context of the city's natural environment and significant open spaces, providing for;</p> <p>I. Larger scale development where it can be visually absorbed within the environment; and</p> <p>II. Lower heights and design controls for development located in more sensitive environments;</p> <p>C. The pre-eminence of the city centre built form, supported by enabling the highest buildings;</p> <p>D. The clustering, scale and massing of development in and around commercial centres, commensurate with the role of the centre and the extent of commercial and community services provided;</p>

				<p>E. The largest scale and density of development outside of the city centre, provided within and around town centres, and lessening scale for centres lower in the hierarchy;</p> <p>ii. Development and change over time, including amenity values, in response to the diverse and changing needs of people, communities and future generations;</p> <p>iii. The cultural traditions and norms of Ngai Tahu manawhenua; and</p> <p>iv. The benefit of urban environments that support reductions in greenhouse gas emissions; and are resilient to the current and future effects of climate change.</p> <p>-</p> <p>-</p>
556.3		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Seek Amendment	<p>Amend 14.2.3.6 as follows:</p> <p>14.2.3.6 Framework for building heights in medium and high density areas:</p> <p>a. Enable building heights in accordance with the planned urban built character for medium and high density areas, whilst also enabling increased building heights under specific conditions. <u>This includes building heights of at least three stories in the Medium Density Residential Zone and of at least six stores</u></p>

				<p><u>in the High Density Residential Zone where the site is located within a walkable catchment of; existing and planned rapid transit; the edge of the City Centre Zone; or the edge of the Metropolitan Centre Zone</u></p>
556.4		<p>14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights</p>	<p>Seek Amendment</p>	<p>amend Policy 14.2.3.7 as follows:</p> <p>14.2.3.7 Management of increased building heights</p> <p>a. Within medium and high density zoned areas, only provide for increased building heights beyond those enabled in the zone, <u>being three and six stories respectively</u> or precinct where the following is achieved:</p> <p>i. the development provides for a greater variety of housing types, price points, and sizes, when compared to what is provided in the surrounding area;</p> <p>ii. the development is consistent with the built form outcomes anticipated by the underlying zone or precinct; <u>being three stories in the medium density and six stories in the high density zone.</u></p> <p>iii. the site is located within walking distance of public or active transport corridors; community facilities or commercial activities; and public open space;</p> <p>iv. building design features are used to reduce:</p> <p>A. significant shading, dominance and privacy effects caused by increased height, <u>above three (MDR) or six (HDR) stories</u> on adjacent residential properties and public spaces; and</p> <p>B. the effects of dominance and shading on historic heritage, significant trees, or character areas;</p> <p>v. When considering height increases within 1.2km from the city centre, the economic impacts on the city centre from an increase in height</p>

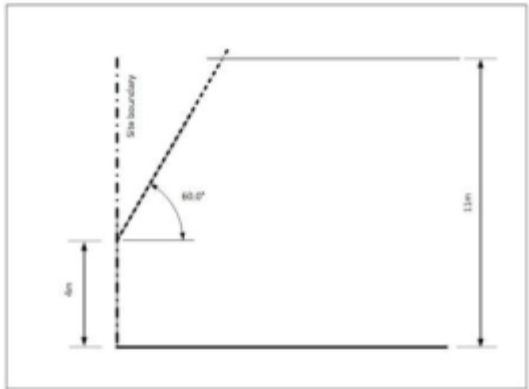
556.5		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Seek Amendment	<p>Amend Policy 14.2.5.5 as follows:</p> <p>14.2.5.5 Assessment of wind effects</p> <p>a. Maintain the comfort and safety of public and private space users by assessing and appropriately managing the adverse wind effects of tall buildings <u>exceeding six stories in the High Density Residential zone</u> to ensure:</p> <p>i. there is a low risk of harm to people;</p> <p>ii. the building and site design incorporates effective measures to reduce wind speeds; and</p> <p>iii. the comfort of private outdoor living spaces and public spaces is prioritised.</p>
556.6		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Support	Retain policy 14.2.7.3 as notified
556.7		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Seek Amendment	<p>Amend policy 14.2.7.5 as follows:</p> <p>14.2.7.5 Policy – High Density Residential Precinct</p> <p>a. Enable the development of 6-story multi-storey flats and apartments in, <u>residential buildings,</u> and restrict development to solely within, the High Density Residential Precinct to manage intensification around the City Centre zone.</p>
556.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Retain 14.6.1.3 RD5 as notified
556.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status	Seek Amendment	Amend 14.6.1.3 RD7 as follows:

		tables > 14.6.1.3 - Restricted discretionary activities		<p>a. Any building between 14-20 metres in height above ground level, when the following standards are met:</p> <p>i. A ground level communal outdoor living space shall be provided at a ratio of 50m²per 10 residential units. The number of units shall be rounded to the nearest 10, in accordance with the Swedish rounding system. This ratio shall be calculated on the number of residential units on the 4th floor of the building and any subsequent floors above, with the maximum required area being 20% of the site area. Any communal outdoor living space shall have a minimum dimension of no less than 8 metres.</p> <p>b. a Any building exceeding <u>six stories</u> 20<u>3</u> metres in height up to 32 metres in height above ground level (except within the High Density Residential Precinct, Large Local Centre Intensification Precinct, or Town Centre Intensification Precinct), where the following standards are met:</p> <p>i. The standards in RD7.a. i.;</p> <p>ii. The building is set back at least 6 metres from all internal boundaries; and</p> <p>iii. The building is set back at least 3 metres from any road boundary</p> <p><u>b. Any application arising from this rule, shall not be publicly or limited notified</u></p>
556.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	<p>Amend 14.6.1.3 RD8 as follows:</p> <p>a. Any building over 32 metres in height above ground level.</p> <p>b. Any building over 20 metres in height above ground level within the High Density Residential Precinct, Large Local Centre Intensification Precinct, or Town Centre Intensification Precinct.</p>
556.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	<p>amend 14.6.1.3 RD17 as follows:</p> <p>a. New buildings, structures or additions greater than 20<u>3</u> metres in height from ground level that do not result in wind conditions that exceed the following cumulative standards (Gust Equivalent Mean) more than 5% annually</p>

				<p>at ground level, within 100 metres of the site based on modelling:</p> <p>i. 4m/s at the any boundary of any site, if that boundary adjoins public open spaces, private outdoor living spaces, and footpath; or</p> <p>ii. 6m/s within any carriageway or car parking areas provided within or outside the site.</p> <p>b. New buildings, structures or additions greater than 20<u>3</u> metres in height that do not result in wind speeds exceeding 15 MUZ wind speeds more than 0.3% annually at ground level.</p> <p>c. The requirement of a. and b. shall be demonstrated by a suitably qualified professional.</p>
556.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	<p>Amend 14.6.2.1 as follows:</p> <p>14.6.2.1 Building height</p> <p>a. Buildings must not exceed 14<u>23</u> metres in height above ground level. The maximum height of any buildings shall be as shown on the Central City Maximum Building Height planning map, except that the Central City Maximum Building Height planning map does not apply to the following land where a maximum building height of 20 metres shall apply to buildings for a retirement village:</p> <p>i. Lot 1 DP 77997 CT CB46D/74;</p> <p>ii. Town Section 118 DP 3780; and</p> <p>iii. Town Section 119 DP 3780.</p> <p>b. Residential units shall not be less than 7 metres in height above ground level.</p> <p>c. Buildings for a residential activity within the Industrial Interface Qualifying Matter Area must not exceed 7 metres in height above ground level or two storey, whichever is the lesser.</p>
556.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	<p>Amend 14.6.2.2 as follows:</p> <p>14.6.2.2 Height in relation to boundary</p> <p>. No part of any building below a height of 12m shall project beyond a <u>60o</u> building envelope constructed by recession planes shown in Appendix 14.16.2 Diagram D <u>measured</u> from points <u>34m vertically</u> above ground level along all boundaries. Where the boundary forms part of a legal right of way, entrance strip, access site, or pedestrian access way, the height in relation to boundary</p>

				<p>applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way.</p> <p>b. For any part of a building above 12m in height, the recession plane under a. shall apply, unless that part of the building above 12m in height is set back from the relevant boundary of a development site as set out below:</p> <ul style="list-style-type: none"> i. northern boundary: 6 metres; ii. southern boundary: 8 metres; and iii. eastern and western boundaries: 7 metres where the boundary orientation is as identified in Appendix 14.16.2 Diagram D, in which case there shall be no recession plane requirement for that part of the building above 12m in height. <p>c. This standard does not apply to—</p> <ul style="list-style-type: none"> i. a boundary with a road: ii. existing or proposed internal boundaries within a site: iii. site boundaries where there is an existing common wall between 2 buildings on adjacent sites or where a common wall is proposed. iv. the construction of three or more residential units of a maximum of 14 <u>23</u> metres in height from ground level, to any part of a building: <ul style="list-style-type: none"> A. along the first 20 metres of a side boundary measured from the road boundary; or B. within 60% of the site depth, measured from the road boundary, whichever is lesser. <p>For corner sites, depth is measured from the internal boundaries, that are perpendicular to the road boundary. See Figure 1, below.</p> <p>Delete figure 1 and replace with new figure as per the submission</p>
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Insert new diagram:



556.14

14 - Residential > 14.16 -
Appendices > 14.16.2 -
Appendix - Recession planes

Seek
Amendment

Delete 14.16.2 Appendix recession planes, insert the following:

Appendix 14.16.2

No part of any building below a height of 12m shall project beyond a 60° recession planes measured from points 34m vertically above ground level along all boundaries. Where the boundary forms part of a legal right of way, entrance strip, access site, or pedestrian access way, the height in relation to boundary applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way.

b. For any part of a building above 12m in height, the recession plane under a. shall apply, unless that part of the building above 12m in height is set back from the relevant boundary of a development site as set out below:

i. northern boundary: 6 metres;

ii. southern boundary: 8 metres; and

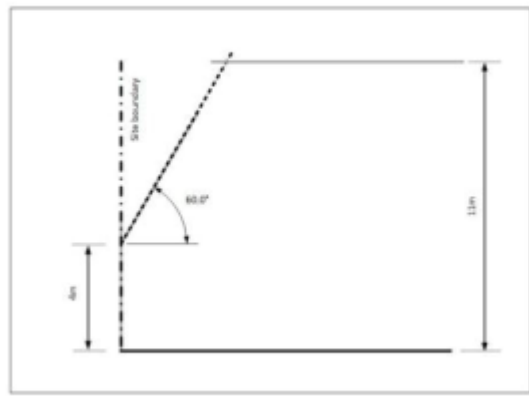
iii. eastern and western boundaries: 7 metres where the boundary orientation is as identified in Appendix 14.16.2 Diagram D, in which case there shall be no recession plane requirement for that part of the building above 12m in height.

c. This standard does not apply to—

- i. a boundary with a road:
 - ii. existing or proposed internal boundaries within a site:
 - iii. site boundaries where there is an existing common wall between 2 buildings on adjacent sites or where a common wall is proposed.
 - iv. the construction of three or more residential units of a maximum of 14-23 metres in height from ground level, to any part of a building:
 - A. along the first 20 metres of a side boundary measured from the road boundary; or
 - B. within 60% of the site depth, measured from the road boundary, whichever is lesser.
- For corner sites, depth is measured from the internal boundaries, that are perpendicular to the road boundary. See Figure 1, below

insert new figure 1 as per submission

Insert new diagram:



556.15		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Delete rule 14.6.2.12 in its entirety.
556.16		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	<p>Delete 14.15.3 delete and replace with the following:</p> <p><u>a. Whether the increased height or reduced setbacks would result in buildings that do not compromise the planned urban built character taking into account:</u></p> <p><u>(i) building bulk and dominance effects on surrounding neighbours;</u></p> <p><u>(ii) privacy and shading effects on surrounding neighbours, including on habitable rooms or outdoor living spaces;</u></p> <p><u>(iii) modulation or design features of the building facade and roof-form to reduce its visual impact;</u></p> <p><u>(iv) the extent to which an increased height is necessary to enable more efficient, cost effective and/or practical use of the site, or the long term protection of significant trees or natural features on the site;</u></p> <p><u>(v) whether development on the adjoining site, such as large building setbacks, location of outdoor living spaces, or separation by land used for vehicle access, reduces the need for protection of adjoining sites from overshadowing; and</u></p> <p><u>(vi) the ability to mitigate any adverse effects of increased height breaches through increased separation distances between the building and adjoining sites, the provision of screening or any other methods.</u></p>

Peter Beswick

Submitter 557

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
557.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
557.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	delete low Public Transport Accessibility Area Qualifying Matter
557.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
557.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
557.5		14 - Residential	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
557.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Delete sunlight access qualifying matter
557.7		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	Delete sunlight access qualifying matter - Diagram D
557.8		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
557.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
557.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.

557.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
557.12		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter
557.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
557.14		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
557.15		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
557.16		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.

Jan-Yves Ruzicka

Submitter 558

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
558.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
558.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
558.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable

		tables > 14.6.1.3 - Restricted discretionary activities		6 to 10 storeys for residential buildings near commercial centres.
558.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
558.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan
558.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
558.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
558.8		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
558.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
558.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Mitchell Tobin

Submitter 559

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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559.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
559.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
559.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
559.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
559.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
559.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
559.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
559.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
559.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
559.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
559.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
559.12		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6

				to 10 storeys for residential buildings near commercial centres.
559.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres. and play.
559.14		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Reece Pomeroy

Submitter 560

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
560.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
560.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
560.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
560.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
560.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
560.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek

		standards > 14.6.2.7 - Landscaped area and tree canopy cover		that the council retains the tree canopy requirement and contributions plan.
560.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
560.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
560.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
560.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
560.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
560.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
560.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
560.14		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Deidre Rance

Submitter 561

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
561.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	No medium [density zone in the Strowan area]

561.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[No high density zone in the Strowan area]
561.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing zones in the Strowan area]
561.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	No medium [density zone in the Strowan area]
561.5		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[No high density zone in the Strowan area]
561.6		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	[Retain existing zones in the Strowan area]

Rob McNeur

Submitter 562

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
562.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
562.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
562.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
562.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
562.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

562.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
562.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
562.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
562.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
562.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
562.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
562.12		19 - Planning Maps	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
562.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
562.14		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Peter Cross

Submitter 563

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
563.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
563.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
563.3		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
563.4		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
563.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
563.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
563.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
563.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
563.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
563.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
563.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

563.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
563.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

Rachel Hu

Submitter 564

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
564.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<i>[Standardise the MRZ and HRZ zones]</i> e.g., choose for developers to have a clear guideline for 3-storeys or 6-storeys. Or at least make it more standard per suburb than every street block.
564.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	<i>[Standardise the MRZ and HRZ zones]</i> e.g., choose for developers to have a clear guideline for 3-storeys or 6-storeys. Or at least make it more standard per suburb than every street block.
564.3		3 - Strategic Directions > 3.1 - Introduction	Oppose	[Opposes the Plan Change process]
564.4		3 - Strategic Directions > 3.1 - Introduction	Oppose	[Opposes the Plan Change process]
564.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	<i>[Standardise the MRZ and HRZ zones]</i> e.g., choose for developers to have a clear guideline for 3-storeys or 6-storeys. Or at least make it more standard per suburb than every street block.
564.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	<i>[Standardise the MRZ and HRZ zones]</i> e.g., choose for developers to have a clear guideline for 3-storeys or 6-storeys. Or at least make it more standard per suburb than every street block.

Angela Nathan

Submitter 565

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
565.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
565.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
565.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
565.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
565.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
565.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
565.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
565.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
565.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
565.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
565.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.

Bruce Chen

Submitter 566

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
566.1		14 - Residential	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
566.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
566.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
566.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
566.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
566.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
566.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
566.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
566.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seek that the council to drop Sunlight Access Qualifying Matter.
566.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
566.11		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seek that the council to drop Low Public Transport Accessibility Qualifying Matter.

566.12		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Seek that the council to drop Low Public Transport Accessibility Qualifying Matter.
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Mark Mayo

Submitter 567

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
567.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
567.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
567.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
567.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
567.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
567.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
567.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
567.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
567.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

567.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
567.11		19 - Planning Maps	Support	[Supports] high-density housing near the city and commercial centres.
567.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that enable] 6 to 10 storeys for residential buildings near commerical centres.
567.13		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Hazel Shanks

Submitter 568

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
568.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
568.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
568.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
568.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
568.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
568.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.

568.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
568.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
568.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
568.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
568.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centers.
568.12		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Marcus Devine

Submitter 569

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
569.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
569.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
569.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
569.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.

569.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
569.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.

Christine Albertson

Submitter 570

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
570.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
570.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
570.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
570.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
570.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
570.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
570.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
570.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.

570.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
570.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
570.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.

James Harwood

Submitter 571

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
571.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
571.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
571.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
571.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
571.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
571.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
571.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.

571.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
571.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
571.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
571.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.
571.12		2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan includes associated definitions
571.13		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.14		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.15		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.16		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.17		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.5 - Additional matters - industrial zones	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.18		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.19		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

571.20		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.13 - Tree canopy cover and financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.21		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.13 - Tree and garden planting	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.22		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.9 - Landscaping and tree planting	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.23		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.6 - Landscaping and trees	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.24		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.25		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.4 - Street scene, landscaping and open space	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
571.26		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Seek[s] that the council delete the reference to qualifying matter for Low Public Transport Accessibility.
571.27		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Seeks to retain high density housing near the city and commercial centres.
571.28		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.4 - Location qualifying standards	Support	Seeks that rules relating to Higher-density housing near the city and commercial centres be supported.
571.29		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.4 - Location qualifying standards	Support	Seeks that higher density housing near the city and commercial centres be supported.
571.30		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.7 - Residential activity in Town and Local centres	Support	High-density housing near the city and commercial centres supported.
571.31		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Support	I support high-density housing near the city and commercial centres.

571.32		15 - Commercial > 15.2 - Objectives and policies > 15.2.10 - Objective - Built form and amenity in the South Frame > 15.2.10.2 - Policy - Residential development	Support	I support high-density housing near the city and commercial centres.
571.33		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.

Yu Kai Lim

Submitter 572

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
572.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
572.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
572.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
572.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
572.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
572.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
572.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
572.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

572.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
572.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
572.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.

Jeff Louttit

Submitter 573

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
573.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
573.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
573.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
573.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
573.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
573.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
573.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.

573.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
573.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
573.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
573.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Seeks] high-density housing near the city and commercial centres[be retained].

Henry Bersani

Submitter 574

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
574.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
574.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
574.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
574.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
574.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seek that Council to drop Low Public Transport Accessibility Area Qualifying Matter .
574.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Seek[s] that the council to drop Low Public Transport Accessibility Area Qualifying Matter.

574.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter.
574.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter.
574.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter.
574.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter.
574.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Seeks] high-density housing near the city and commercial centres [be retained].

Jeremy Ditzel

Submitter 575

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
575.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
575.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
575.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
575.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
575.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

575.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter
575.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
575.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
575.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
575.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
575.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Seeks high-density housing near the city and commercial centres [be retained].
575.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Juliette Sargeant

Submitter 576

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
576.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
576.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
576.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.

576.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
576.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
576.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
576.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Retain high-density housing near the city and commercial centres.
576.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	The council enable 6 to 10 storeys for residential buildings near commercial centres.
576.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
576.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
576.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
576.12		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

James Robinson

Submitter 577

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
577.1		14 - Residential	Support	
577.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

577.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
577.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
577.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
577.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
577.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
577.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
577.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
577.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
577.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
577.12		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
577.13		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Jamie Dawson

Submitter 578

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
578.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
578.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
578.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
578.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
578.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
578.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
578.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
578.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter
578.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter
578.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
578.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
578.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Gareth Bailey

Submitter 579

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
579.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Exclude properties within waterway setbacks from MDRZ classification.
579.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Exclude properties within waterway setbacks from MDRZ classification.

Darin Cusack

Submitter 580

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
580.1		20 - All of Plan	Seek Amendment	That a proper and in-depth social impact assessment [is] completed.
580.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	That the Sunlight Qualifying Matter be more conservative than proposed.
580.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	That the Sunlight Qualifying Matter be more conservative than proposed.
580.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	That the Sunlight Qualifying Matter be more conservative than proposed.

580.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	That the Sunlight Qualifying Matter be more conservative than proposed.
580.6		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	That further densification in areas where flooding is frequent and serious(and there is no immediate plan to mitigate) should be prevented by making those areas a qualifying matter.
580.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	That further densification in areas where flooding is frequent and serious(and there is no immediate plan to mitigate) should be prevented by making those areas a qualifying matter.
580.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	That both sides of Matai Street West (including Nikau Place) from Straven Road east to the railway line, including the area north to the north Avon, should be a qualifying matter restricting further residential intensification.
580.9		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	That both sides of Matai Street West (including Nikau Place) from Straven Road east to the railway line, including the area north to the north Avon, should be a qualifying matter restricting further residential intensification.
580.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Retain] protections for trees, and incentives for planting more trees
580.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	[That] more green space [is] provided if there are any changes in additional housing density.
580.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	[That] more green space [is] provided if there are any changes in additional housing density.
580.13		20 - All of Plan	Oppose	[Reject plan change]

Joanne Nikolaou

Submitter 581

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
581.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	[Seeks] [t]hat council agrees the Cashmere View Somerfield Area [be] designated a Suburban Character Area.

Andrew Hill

Submitter 582

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
582.1		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Seek Amendment	<p>Following changes to provisions are requested</p> <ul style="list-style-type: none"> - 32m high limit in CCMU South Frame, 20m step back. - Greater flexibility with how the buildings are leased/used. Ie different forms of retail/office. - Allow for larger much larger office tenancy sizes than the current 450sqm Max, allow for one company to lease many tenancies. IE a co working space company that might want to lease a 800sqm floor. A easier rule would be max open plan areas of 450sqm. - Allow for up to 70% of building to be commercial activities/services, if residential units are included in the development. - Allow for greater retail size. - For apartments above ground level, allow for only shared outdoor areas, or areas not attached to unit. Ie rooftop garden. - Restrict/reduce balcony sizes for non-ground units. - If building is a mixed development including apartments, not be restricted by setback rules till 20m. - For living area, 3 by 6 meter is far easier to achieve than 4 by 4 meter living area outlined in the changes. Alternatively a min width on the entire residential units of 4meter could also achieve similar results. <p>The street facing area is very narrow in Christchurch, making many sites very hard to develop, while meeting fire requirements, enough daylight area and be able to offer reasonable priced housing.</p>

Jaimita de Jongh

Submitter 583

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
583.1		20 - All of Plan	Seek Amendment	Seek that the plan change takes a systems approach, provides for housing choice and flexibility for a declining population
583.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Seeks that Fairview and Cashmere View Streets be included in a character area.
583.3		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	Seek that increased density is not allowed in areas that drain into the mid-Heathcote Ōpāwaho
583.4		20 - All of Plan	Oppose	Oppose increased density where there is no public transport (specifically without light rail).
583.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Supports Beckenham Loop Character Area
583.6		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seek that increased density is not allowed in areas that drain into the mid-Heathcote Ōpāwaho
583.7		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek that increased density is not allowed in areas that drain into the mid-Heathcote Ōpāwaho

Claudia M Staudt

Submitter 584

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
584.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	<p>Oppose High Density zoning of property at 21 Helmores Lane, and surrounding area bounded by, Holmwood Road, Rossall Street, Hagley Park and Fendalton Road (Planning Map 31 and CC)</p> <p>Seeks this to be rezoned Medium Density, and/or to also be regarded as a new QM Residential Character Area (as per pervious SAM 8)</p>
584.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	<p>Oppose High Density zoning of property at 21 Helmores Lane, and surrounding area bounded by, Holmwood Road, Rossall Street, Hagley Park and Fendalton Road (Planning Map 31 and CC)</p> <p>Seeks this to be rezoned Medium Density, and/or to also be regarded as a new QM Residential Character Area (as per pervious SAM 8)</p>
584.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	New QM Residential Character Area (as per pervious SAM 8) for the area bounded by, Holmwood Road, Rossall Street, Hagley Park and Fendalton Road (Planning Map 31 and CC)
584.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	<p>RD14 and RD 16:</p> <p>That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.</p>
584.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
584.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
584.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Diagram D - That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary

584.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	That sunlight access be better protected by further amending the medium/highdensity southern boundary recession plane to 45° from 3m at the boundary: and, That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.
584.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	RD9 and RD7: That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.

Nick Brown

Submitter 585

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
585.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That the area of Strowan between] Heaton Street/Innes Road and Blighs Road [be zoned MRZ instead of HRZ]
585.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the area of Strowan between] Heaton Street/Innes Road and Blighs Road [be zoned MRZ instead of HRZ]
585.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	[That on-site parking is required to be provided] for new residential housing developments
585.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	[That the area of Strowan between] Heaton Street/Innes Road and Blighs Road [be zoned MRZ instead of HRZ]
585.5		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[That the area of Strowan between] Heaton Street/Innes Road

				and Blighs Road [be zoned MRZ instead of HRZ]
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Joe Clowes

Submitter 586

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
586.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
586.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
586.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
586.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
586.5		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres.
586.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Ciaran Mee

Submitter 587

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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587.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
587.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
587.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
587.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
587.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
587.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
587.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
587.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
587.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
587.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
587.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
587.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

David Lee

Submitter 588

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
588.1		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
588.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
588.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
588.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
588.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
588.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
588.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
588.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
588.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
588.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
588.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.

588.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
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Krystal Boland

Submitter 589

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
589.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
589.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
589.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
589.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
589.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
589.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
589.7		14 - Residential > 14.16 - Appendices	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
589.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
589.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

589.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
589.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
589.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Todd Hartshorn

Submitter 590

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
590.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
590.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
590.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
590.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
590.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
590.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
590.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.

590.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter
590.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter
590.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
590.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
590.12		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Helen Jacka

Submitter 591

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
591.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
591.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
591.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
591.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
591.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.

591.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
591.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
591.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
591.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
591.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
591.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
591.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Northwood Residents' Association

Submitter 592

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
592.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	To not proceed with the rezoning of part of Northwood subdivision [from Residential Suburban to Medium Density Residential].
592.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	To not proceed with the rezoning of part of Northwood subdivision [from Residential Suburban to Medium Density Residential].
592.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	To not proceed with the rezoning of part of Northwood subdivision [from Residential Suburban to Medium Density Residential].

Cashmere Park Ltd, Hartward Investment Trust and Robert Brown

Submitter 593

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
593.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone site in Hendersons Basin ODP to Medium Density Residential
593.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<p>Rezone land at:</p> <p>126 Sparks Road (Lot 1 DP 412488) - Rural Urban Fringe to Medium Density</p> <p>17 Northaw Street (Lot 2 DP 412488) - Rural Urban Fringe to Medium Density</p> <p>36 Leistrella Road (Lot 3 DP 412488) - Rural Urban Fringe and Residential New Neighbourhood to Medium Density</p> <p>240 Cashmere Road (Lot 23 DP 3217) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>236 Cashmere Road (RS 41613) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>200 Cashmere Road (Lot 1 DP 547021) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>As show on Planning Map 45</p>
593.3		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	<p>Rezone land at:</p> <p>126 Sparks Road (Lot 1 DP 412488) - Rural Urban Fringe to Medium Density</p> <p>17 Northaw Street (Lot 2 DP 412488) - Rural Urban Fringe to Medium Density</p>

				<p>36 Leistrella Road (Lot 3 DP 412488) - Rural Urban Fringe and Residential New Neighbourhood to Medium Density</p> <p>240 Cashmere Road (Lot 23 DP 3217) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>236 Cashmere Road (RS 41613) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>200 Cashmere Road (Lot 1 DP 547021) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>As show on Planning Map 45</p>
593.4		17 - Rural > 17.5 - Rules - Rural Urban Fringe Zone	Seek Amendment	<p>Rezone land at:</p> <p>126 Sparks Road (Lot 1 DP 412488) - Rural Urban Fringe to Medium Density</p> <p>17 Northaw Street (Lot 2 DP 412488) - Rural Urban Fringe to Medium Density</p> <p>36 Leistrella Road (Lot 3 DP 412488) - Rural Urban Fringe and Residential New Neighbourhood to Medium Density</p> <p>240 Cashmere Road (Lot 23 DP 3217) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>236 Cashmere Road (RS 41613) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>200 Cashmere Road (Lot 1 DP 547021) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>As show on Planning Map 45</p>
593.5		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	<p>Rezone land at:</p> <p>126 Sparks Road (Lot 1 DP 412488) - Rural Urban Fringe to Medium Density</p>

				<p>17 Northaw Street (Lot 2 DP 412488) - Rural Urban Fringe to Medium Density</p> <p>36 Leistrella Road (Lot 3 DP 412488) - Rural Urban Fringe and Residential New Neighbourhood to Medium Density</p> <p>240 Cashmere Road (Lot 23 DP 3217) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>236 Cashmere Road (RS 41613) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>200 Cashmere Road (Lot 1 DP 547021) - Rural Urban Fringe and proposed Future Urban Zone, to Medium Density</p> <p>As show on Planning Map 45</p>
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Hao Ning Tan

Submitter 594

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
594.1		14 - Residential	Oppose	Seeks that the Council drops the Low Public Transport Accessibility Qualifying Matter.
594.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Seeks that the Council retains the tree canopy requirement and contributions plan
594.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek that the Council enables 6 to 10 storeys for residential buildings near commercial centres.
594.4		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seeks that the Council drops the Low Public Transport Accessibility Qualifying Matter.

594.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seeks that the Council drops the Sunlight Access Qualifying Matter
594.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seeks that the Council retains the tree canopy requirement and contributions plan
594.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seeks that the Council retains the tree canopy requirement and contributions plan
594.8		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seeks that the Council retains the tree canopy requirement and contributions plan
594.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Seek that the Council enables 6 to 10 storeys for residential buildings near commercial centres.
594.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Seek that the Council enables 6 to 10 storeys for residential buildings near commercial centres.

Logan Sanko

Submitter 595

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
595.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
595.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter [S]eek that the council drop this qualifying matter.
595.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter}

				[S]eek that the council drop this qualifying matter.
595.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres
595.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
595.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
595.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
595.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres
595.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres

Hayley Woods

Submitter 596

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
596.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
596.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.

596.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
596.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
596.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
596.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
596.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
596.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
596.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Karl Moffatt-Vallance

Submitter 597

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
597.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 -	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.

		6.10A Tree Canopy Cover and Financial contributions		
597.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
597.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
597.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
597.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
597.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 -	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.

		Landscaped area and tree canopy cover		
597.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seeks that the Council retains the tree canopy requirement and contributions plan <div></div>
597.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
597.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Caleb Sixtus

Submitter 598

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
598.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
598.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.

598.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter.] [S]eek that the council drop this qualifying matter.
598.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
598.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
598.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
598.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
598.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
598.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

David Townshend

Submitter 599

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
599.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Delete Sunlight Access Qualifying Matter]

599.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Delete Sunlight Access Qualifying Matter]
599.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Delete Sunlight Access Qualifying Matter]
599.4		20 - All of Plan	Seek Amendment	<ol style="list-style-type: none"> 1. 'CCC' publicly clarify that 'MDRS' has immediate legal effect to all medium and high density residential zones. 2. 'CCC' remove any biased information [regarding the Sunlight Access Qualifying Matter] they have put in the public domain and replace it with objective and impartial information regarding the proposed problem and its likely effect on the whole community. This includes the removal of any emotive dialogue around Christchurch residents missing out, when compared to the residents of Auckland which has zero relevance to the legislation.

Maggie Lawson

Submitter 600

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
600.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopyrequirement and contributions plan.
600.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopyrequirement and contributions plan.
600.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopyrequirement and contributions plan.

600.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
600.5		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of high density residential zones]
600.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain HRZ provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.
600.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[Retain HRZ provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

Jack Hobern

Submitter 601

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
601.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
601.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
601.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
601.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
601.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.

601.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
601.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
601.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
601.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Devanh Patel

Submitter 602

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
602.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
602.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
602.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
602.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[S]uggest council to push 35 stories instead of 10 in city centre.

602.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
602.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
602.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
602.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]uggest council to push 35 stories instead of 10 in city centre.
602.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]uggest council to push 35 stories instead of 10 in city centre.

Evan Ross

Submitter 603

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
603.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
603.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
603.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
603.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

603.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
603.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
603.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
603.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
603.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Daniel Morris

Submitter 604

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
604.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
604.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
604.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.

604.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
604.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
604.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
604.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
604.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
604.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Benjamin Wilton

Submitter 605

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
605.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
605.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
605.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

		standards > 14.6.2.7 - Landscaped area and tree canopy cover		
605.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
605.5		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Limit intensification as described to within a 1.2km radius of the Christchurch CBD.
605.6		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Limit intensification as described to only within a 1.2km radius of the Christchurch CBD.

Alanna Reid

Submitter 606

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
606.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
606.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek that the council drop this qualifying matter.
606.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek that the council drop this qualifying matter.
606.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
606.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.

606.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
606.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
606.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.
606.9		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Mathew Cairns

Submitter 607

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
607.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek that the council retains the tree canopy requirement and contributions plan.
607.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
607.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
607.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Denisa Dumitrescu

Submitter 608

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
608.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
608.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
608.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
608.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Morgan Patterson

Submitter 609

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
609.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
609.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
609.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Alexia Katisipis

Submitter 610

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
610.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
610.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
610.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
610.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Ailbhe Redmile

Submitter 611

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
611.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
611.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.

611.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
611.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seek[s] that the council retains the tree canopy requirement and contributions plan.
611.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
611.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
611.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
611.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
611.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Hamish McLeod

Submitter 612

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
612.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
612.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.

612.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
612.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.
612.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
612.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
612.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
612.8		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of High Density Residential zones]

Noah Simmonds

Submitter 613

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
613.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
613.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
613.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
613.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.

613.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
613.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
613.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
613.8		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain proposed extent of High Density Residential zones]

Matthew Coulthurst

Submitter 614

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
614.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]ee[s]k that the council retains the tree canopy requirement and contributions plan.
614.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
614.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
614.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
614.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Analijia Thomas

Submitter 615

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
615.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
615.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
615.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
615.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.8		2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Seek that the council retains the tree canopy requirement and contributions plan [as it relates to the associated definitions]
615.9		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.10		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.11		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.12		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Seek that the council retains the tree canopy requirement and contributions plan.

615.13		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.5 - Additional matters - industrial zones	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.14		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.15		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.16		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.13 - Tree canopy cover and financial contributions	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.17		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.9 - Landscaping and tree planting	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.18		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.6 - Landscaping and trees	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.19		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.20		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.4 - Street scene, landscaping and open space	Support	Seek that the council retains the tree canopy requirement and contributions plan.
615.21		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
615.22		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council remove references to this qualifying matter.
615.23		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

615.24		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
615.25		19 - Planning Maps	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
615.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Elizabeth Oquist

Submitter 616

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
616.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
616.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
616.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
616.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Tegan Mays

Submitter 617

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
617.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
617.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
617.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
617.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
617.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Lance Woods

Submitter 618

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
618.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
618.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.

618.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
618.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Oscar Templeton

Submitter 619

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
619.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
619.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
619.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
619.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Izak Dobbs

Submitter 620

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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620.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
620.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
620.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
620.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Loren Kennedy

Submitter 621

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
621.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
621.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
621.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
621.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

621.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
621.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.

Ella Herriot

Submitter 622

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
622.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
622.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
622.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
622.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
622.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
622.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.

622.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
622.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Peter Dobbs

Submitter 623

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
623.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.
623.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility AreaQualifying Matter. Seek that the council drop this qualifying matter.
623.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter. Seek that the council drop this qualifying matter.
623.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Sunlight Access Qualifying Matter. Seek that the council drop this qualifying matter.
623.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility AreaQualifying Matter. Seek that the council drop this qualifying matter.
623.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.

623.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.
623.8		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.
623.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
623.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Daniel Scott

Submitter 624

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
624.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Support] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.
624.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Opposes] the Low Public Transport Accessibility Area Qualifying Matter. Seek that the council drop this qualifying matter.
624.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Opposes] the Sunlight Access Qualifying Matter. Seek that the council drop this qualifying matter.
624.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Supports] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.

624.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[Supports] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.
624.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Opposes] the Low Public Transport Accessibility Area Qualifying Matter. Seek that the council drop this qualifying matter.
624.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Opposes] the Sunlight Access Qualifying Matter. Seek that the council drop this qualifying matter.
624.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Opposes] the Sunlight Access Qualifying Matter. Seek that the council drop this qualifying matter.
624.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Opposes] the Sunlight Access Qualifying Matter. Seek that the council drop this qualifying matter.
624.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
624.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[Supports] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy. Seek that the council retains the tree canopy requirement and contributions plan.
624.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[Supports] high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Pamela-Jayne Cooper

Submitter 625

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
625.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and	Seek Amendment	Amend Policy 6.10A.2.1.1 to maintain the existing tree canopy cover if it is over 20%, new builds should achieve 30%

		Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover		canopy cover and seeks no removal of existing mature trees.
625.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Seek Amendment	Amend 6.10A.4.2.1 (b) for more provision to locate tree canopy to individual residences wherever feasible.
625.3		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Seek Amendment	Amend Objective 7.2.1 (a)(i) and (ii) as they are too vague.
625.4		14 - Residential > 14.14 - DELETE Rules - Community Housing Redevelopment Mechanism	Oppose	Oppose [proposed deletion of 14.14]
625.5		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Oppose	Oppose car centric objective.
625.6		20 - All of Plan	Oppose	Seeks clarification on numbers of new houses required
625.7		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Seek amendment to a maximum height of 60m (with consent).
625.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Seeks to retain objective 14.2.1 (a) (i) as notified (about providing a range of housing types and sizes).
625.9		20 - All of Plan	Support	Support the goal to provide additional housing options and urban intensification generally.
625.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[That b. is deleted]
625.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[That b. is deleted]

Carol Shu

Submitter 626

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
626.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Keep Hyde Park and Avonhead area all RS zoning.
626.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Keep Hyde Park and Avonhead area all RS zoning.

Plain and Simple Ltd

Submitter 627

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
627.1		3 - Strategic Directions > 3.3 - Objectives	Seek Amendment	[T]hat the objectives within PC 14 are amended to explicitly include recognition of the role of housing in fostering social cohesion and a sense of community belonging.
627.2		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies	Seek Amendment	[T]hat the objectives within PC 14 are amended to explicitly include recognition of the role of housing in fostering social cohesion and a sense of community belonging.
627.3		14 - Residential > 14.2 - Objectives and Policies	Seek Amendment	[T]hat the objectives within PC 14 are amended to explicitly include recognition of the role of housing in fostering social cohesion and a sense of community belonging.
627.4		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	[T]hat the objectives within PC 14 are amended to explicitly include recognition of the role of housing in fostering social cohesion and a sense of community belonging.
627.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Seek Amendment	<p>[New standards for] accessibility and environmentally responsible design, [such as]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets

				<ul style="list-style-type: none"> • Alternative energy sources • Green roofs • Porous hardscaping
627.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.8		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.9		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping

627.10		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.11		14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.12		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.13		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.14		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources

				<ul style="list-style-type: none"> • Green roofs • Porous hardscaping
627.15		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.16		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.17		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.18		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.19		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources

				<ul style="list-style-type: none"> • Green roofs • Porous hardscaping
627.20		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.21		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Seek Amendment	<p>[Newstandards for] accessibility and environmentally responsible design, [suchas]:</p> <ul style="list-style-type: none"> • Rain and grey water harvesting / recycling • Composting / incinerating toilets • Alternative energy sources • Green roofs • Porous hardscaping
627.22		14 - Residential	Seek Amendment	<p>[New provisions to] ensure the [delivery of]:</p> <ul style="list-style-type: none"> • mainstream alternative housing options with accessible green space and appropriate amenity values. • integrat[ed] social and affordable housing in mixed communities • prototyping zones with rules and aligned support that facilitates innovation and prototyping of new choices of housing
627.23		15 - Commercial	Seek Amendment	<p>[Newprovisions to] ensure the [delivery of]:</p> <ul style="list-style-type: none"> • mainstream alternative housing options with accessible green space and appropriate amenity values. • integrat[ed] social and affordable housing in mixed communities • prototyping zones with rules and aligned support that facilitates innovation and prototyping of new choices of housing
627.24		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[New] prototypingzones

627.25		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	[New provisions to enable] Temporary, modular lightweight housing / buildings [in natural hazard areas]
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Tom Crawford

Submitter 628

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
628.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
628.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
628.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
628.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
628.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
628.6		19 - Planning Maps > 19.1 - MRZ Zoning	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
628.7		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter. I oppose the Sunlight Access Qualifying Matter. There are many cities in the Northern Hemisphere that are further away from the equator and have a higher level of housing intensification than Christchurch. With a mix of medium and high density housing, these cities are considered some of the most

				livable cities in the world. This qualifying matter would restrict medium density housing height and size in such a way that would create a less efficient usage of land and limit future housing.
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James Broadbent

Submitter 629

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
629.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[Reduce permitted building height] Prevent unconsented 3 story development in residential suburbs. Specifically... Beckenham

Murray Cullen

Submitter 630

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
630.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Retainthe Sunlight Access Qualifying Matter]
630.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[RetainCharacter Areas]
630.3		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[RetainCharacter Areas]
630.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Support	[Retain]the proposed Area-specific built form standards that apply to theBeckenham Character Area.

630.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	[Consider]some fine tuning of the development rules for the Character Area.
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Matt Pont

Submitter 631

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
631.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
631.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
631.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
631.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Aimee Harper

Submitter 632

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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632.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
632.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
632.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
632.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

James Dunne

Submitter 633

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
633.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
633.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
633.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
633.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
633.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Georgia Palmer

Submitter 634

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
634.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
634.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
634.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
634.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
634.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
634.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Suzi Chisholm

Submitter 635

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
635.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

		Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions		
635.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose Low Public Transport Accessibility Area Qualifying Matter.
635.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose Sunlight Access Qualifying Matter
635.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Supports high density housing near the city and commercial centres. Seek that the Council enable 6 to 10 storeys for residential buildings near commercial centres.
635.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose Low Public Transport Accessibility Area Qualifying Matter.
635.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose Sunlight Access Qualifying Matter
635.7		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Support	Support 6 to 10 storey residential buildings near commercial centres.

Rod Corbett

Submitter 636

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
636.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	The submitter requests that the current zoning for the block bounded by Riccarton Rd, Harakeke St, Kilmarnock St and the railway line be retained as it is currently: Suburban Residential Transitional Zone.

636.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	The submitter requests that the current zoning for the block bounded by Riccarton Rd, Harakeke St, Kilmarnock St and the railway line be retained as it is currently: Suburban Residential Transitional Zone.
636.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	The submitter requests that the existing War Memorial within the Jane Deans Close cul-de-sac be preserved as a heritage item in memory of the members of the NZ 20th Battalion & 20th Regiment who lost their lives in support of New Zealand's freedom.

James Ballantine

Submitter 637

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
637.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Seeks to retain] the tree canopy cover and financial contributions provisions as notified.
637.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Seeks that building height in the High Density Zone allows for 6 to 10 storeys for residential buildings near commercial centres.
637.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Sunlight Access Qualifying Matter.
637.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter.
637.5		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support High Density Zone near city and commercial centres.
637.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support High Density Zone near city and commercial centres.

Central Riccarton Residents' Association Inc

Submitter 638

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
638.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	[That Riccarton is not classified as a Town Centre]
638.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[That Riccarton is not classified as a Town Centre]
638.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[Amend recession planes to provide more sunlight]
638.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That intensification is only enabled] in the CentralCity, defined as The Core and The Frame.
638.5		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That current zoning is retained outside of] the CentralCity, defined as The Core and The Frame.
638.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[Delete b.ii exemption for internal access accessory buildings or garages]
638.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	[Remove] exemptions for street-facing glazing
638.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	[Delete a.ii, allowance for 60% site coverage]
638.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Delete b. minimum height for residential units]
638.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.16 - Minimum unit size	Seek Amendment	[Increase minimum unit sizes]
638.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[Remove exemptions and amend recession plane to provide more sunlight access]
638.12		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Strengthen tree canopy cover requirements]

Rory Evans Fee

Submitter 639

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
639.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
639.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
639.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
639.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
639.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
639.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
639.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
639.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
639.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree

				canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
639.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
639.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

Steven Watson

Submitter 640

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
640.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
640.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
640.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
640.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Andrew Treadwell

Submitter 641

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
641.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Seek that the council retains the tree canopy requirement and contributions plan.
641.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seek[s] that the council drop Low Public Transport Accessibility Area qualifying matter.
641.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek[s] that the council drop the Sunlight Gain qualifying matter.
641.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Sophie Harre

Submitter 642

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
642.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
642.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
642.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
642.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Keegan Phipps

Submitter 643

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
643.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Seek[s] that the council retains the tree canopy requirement and contributions plan.
643.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[Seek[s] that the council retains the tree canopy requirement and contributions plan.
643.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Seek[s] that the council retains the tree canopy requirement and contributions plan.
643.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[Seek[s] that the council retains the tree canopy requirement and contributions plan.
643.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
643.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
643.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifying matter.
643.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifying matter.
643.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifying matter.
643.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifying matter.

643.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
643.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Fay Brorens

Submitter 644

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
644.1		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	[Retain] precautions around Natural Hazards including, flooding, liquefaction and sea level rise.
644.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Seeks protection of tree canopy and natural spaces]
644.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	<p>The submitter makes the following suggestions on density:</p> <ul style="list-style-type: none"> - precaution around Natural Hazards including, flooding, liquefaction and sea level rise. - Warm, dry and suitable homes are required. For the new dwelling a 'sunshine factor', is like a 'quality factor' or an 'outlook factor'. - If an existing home adjoining a new development site was to not have sunshine for 5 months of the year a one off payment could be made by the developer. - developments should consider infrastructure, especially sewer.

				- quality development in places such as Casebrook and South Halswell could provide better outcomes as Christchurch transitions to more localised communities and neighbourhoods.
644.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	The submitter supports higher density with no specific residential zone identified.
644.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	The submitter supports higher density with no specific residential zone identified
644.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	The submitter supports higher density with no specific residential zone identified.
644.7		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies	Not Stated	The submitter supports precautions around Natural Hazards including, flooding, liquefaction and sea level rise.

Laura McGill

Submitter 645

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
645.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
645.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
645.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

645.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
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Archie Manur

Submitter 646

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
646.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
646.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
646.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
646.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
646.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
646.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
646.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
646.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.

646.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
646.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
646.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres.
646.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seeks that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Michael Palmer

Submitter 647

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
647.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Limit extent of MRZ / intensification to the inner] suburbs surrounding the city centre including St Albans, Linwood, Philipstown, Addington and Merrivale.
647.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Limit HRZ to the city centre and inner] suburbs surrounding the city centre.
647.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing zoning in the outer suburbs]
647.4		20 - All of Plan	Seek Amendment	[Amend the plan change to reflect the character of Christchurch].

Brennan Hawkins

Submitter 648

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
648.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
648.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
648.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
648.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Peter Stanger

Submitter 649

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
649.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
649.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
649.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
649.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Charlie Lane

Submitter 650

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
650.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
650.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
650.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
650.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Jess Green

Submitter 651

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
651.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
651.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.

651.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
651.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.

Declan Cruickshank

Submitter 652

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
652.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
652.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek that the council drop this qualifying matter.
652.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
652.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
652.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
652.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
652.7		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

652.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek that the council drop this qualifying matter.
652.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
652.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.
652.11		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek that the council drop this qualifying matter.

David McLauchlan

Submitter 653

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
653.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Have a building setback of 11.5m from the road centre line.
653.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Have a building setback of 11.5m from the road centre line.
653.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Have narrow streets with cycleways a Qualifying Matter for exemption from development.
653.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Review the recession plane angle to preserve the morning sun.
653.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Review the recession plane angle to preserve the morning sun.
653.6		1 - Introduction	Seek Amendment	Have the outer areas zoned RMDZ deferred.

653.7		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Set a minimum net site area standard for developments [e.g., 2,000m2] that allows for permanent and larger green space areas.
653.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Set a minimum net site area standard for developments [e.g., 2,000m2] that allows for permanent and larger green space areas.
653.9		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Set a minimum net site area standard for developments that allows for permanent and larger green space areas.
653.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Make Flooding on Palmside Street a Qualifying Matter for exemption from development.

Wendy Fergusson

Submitter 654

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
654.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Please ensure there is off street parking for every residential building/block
654.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Strengthen the requirements for trees
654.3		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules	Seek Amendment	Strengthen the requirements for trees
654.4		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Reduce extent of HRZ] Walkable catchment should be 10mins max.
654.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[H]ave a steeper pyramid shape of reducing heights out to the edges of the walkable catchment.
654.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Reduce all the building height allowances a bit

654.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Reduce all the building height allowances a bit
654.8		20 - All of Plan	Seek Amendment	Population should be kept to the 10-30 year term.
654.9		3 - Strategic Directions > 3.1 - Introduction	Seek Amendment	Development in rural areas should be restricted if you are going to intensify the city
654.10		20 - All of Plan	Seek Amendment	Development in rural areas should be restricted if you are going to intensify the city

Daymian Johnson

Submitter 655

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
655.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
655.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
655.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
655.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
655.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Seek[s] that the council to drop Low Public Transport Accessibility Qualifying Matter

655.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Seek[s] that the council to drop Low Public Transport Accessibility Qualifying Matter
655.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter
655.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter.
655.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Seek[s] that the council to drop Sunlight Access Qualifying Matter.
655.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Seek[s] that the council to drop Regarding the Sunlight Access Qualifying Matter.
655.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
655.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Francesca Teague-Wytenburg

Submitter 656

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
656.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
656.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.

656.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
656.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Seeks that the council retains the tree canopy requirement and contributions plan.
656.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove the Low Public Transport Accessibility Qualifying Matter
656.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Remove the Low Public Transport Accessibility Qualifying Matter
656.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council [remove] this qualifying matter.
656.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council [remove] this qualifying matter.
656.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council [remove] this qualifying matter.
656.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council [remove] this qualifying matter.
656.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	High-density residential buildings near the city and commercial centers.
656.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Enable 6 to 10 storeys for residential buildings near commercial centres.
656.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Enable 6 to 10 storeys for residential buildings near commercial centres.

Clair Higginson

Submitter 657

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
657.1		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.2 - Matters of discretion for activity specific standards > 15.14.2.6 - City Centre and Central City Mixed Use Zones urban design	Seek Amendment	<p>Add new point (viii) to 15.13.14.2.6 Commercial Central City Business City Centre and Central City Mixed Use Zones urban design:</p> <p>Whether the increased height, or reduced setbacks, or recession plane intrusion would result in that do not compromise the amenity of adjacent properties planned urban built, taking into account the following matters of discretion apply:</p> <ul style="list-style-type: none"> i. Building bulk and dominance effects on surrounding neighbours; ii. Privacy and shading effects on surrounding neighbours, including on habitable rooms or outdoor living spaces
657.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[D]ecisions on plan change 12 should precede/preempt those of plan change 14
657.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.1 - Objective - Enabling recovery and facilitating the future enhancement of the district	Seek Amendment	Add a point (iv) to objective 3.3.1: Considers sustainability and potential effects of Climate Change (to be overarching matters and considered in any and all decisions)
657.4		3 - Strategic Directions > 3.3 - Objectives > 3.3.5 - Objective - Business and economic prosperity	Seek Amendment	<p>Change objective 3.3.5 as follows:</p> <p>'The critical importance of business and economic wellbeing prosperity to Christchurch's recovery'</p>
657.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Tree canopy and open space for inner city living, and focus on landscaped laneways and small park areas.
657.6		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Include a clause from '14.15.3 Impacts on neighbouring property' in relation to the change in maximum building height in the Central City Mixed Use Zone

Ben Thorpe

Submitter 658

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
658.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
658.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
658.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
658.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
658.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres
658.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
658.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
658.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
658.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree

				canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
658.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
658.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

Lucy Wingrove

Submitter 659

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
659.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
659.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
659.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
659.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

Bray Cooke

Submitter 660

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
660.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
660.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
660.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
660.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
660.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
660.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
660.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
660.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.

Edward Parkes

Submitter 661

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
661.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
661.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
661.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
661.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
661.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
661.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
661.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
661.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
661.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
661.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.

661.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
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Bryce Harwood

Submitter 662

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
662.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.
662.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.
662.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
662.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
662.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
662.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
662.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.

662.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter... seek[s] that the council drop this qualifying matter.
662.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.
662.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.
662.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.

Williams Corporation Limited

Submitter 663

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
663.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.10 - Objective - Redevelopment of brownfield sites > 14.2.10.1 - Policy - Redevelopment of brownfield sites	Seek Amendment	Amendment to Policy 14.2.10.1(iii) to read Redevelopment does not give rise to significant reverse effects on existing industrial areas;
663.2		16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment > 16.2.2.2 - Policy - Brownfield redevelopment	Seek Amendment	Seeks amendments to Policy 16.2.2.2(i) to read as any redevelopment will not give rise to <u>significant</u> reverse sensitivity effects on existing industrial activities

663.3		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Seek that the Low Public Transport Accessibility Qualifying Matter overlay is removed from 9 Patten Street.
663.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seek that the Low Public Transport Accessibility Qualifying Matter overlay is removed from 9 Patten Street.

Catherine & Peter Morrison

Submitter 664

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
664.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Zone area as SAM8 type of zoning in order to retain its character. The closest outcome looks like the Residential Character overlay.
664.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Rezone to Residential Special Character
664.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Require minimum tree cover. Oppose financial contributions as mitigation.
664.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Seeks residential special character overlay in Desmond Street and the close surrounding streets of Helmores Lane and Rhodes Street up to Rossall Street.

Lawrence & Denise May

Submitter 665

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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665.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	<ul style="list-style-type: none">That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas:						
665.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential						
665.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary						
665.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules <i>can</i> be notified of the required resource consents and to make submissions						
665.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	<div>[That the following proposed changes are adopted]:</div> <div>Proposed Rules (Medium Density Residential Zone)</div> <table><tr><th>Activity Status</th><th>Activity within a Character Area Overlay</th><th>Activity if not in a Character Area Overlay</th></tr><tr><td>Permitted</td><td>Within any Character Area Overlay, the interior conversion of an existing residential</td><td>No equivalent rule – no density limit</td></tr></table>	Activity Status	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay	Permitted	Within any Character Area Overlay, the interior conversion of an existing residential	No equivalent rule – no density limit
Activity Status	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay								
Permitted	Within any Character Area Overlay, the interior conversion of an existing residential	No equivalent rule – no density limit								

					unit into two residential units.		
				Controlled	<p>In a Character Area Overlay,</p> <p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p> <p>i. less than 5 metres in height; and</p> <p>ii. meets the built form standards applicable to the Character Area Overlay within which it is located.</p> <p>b. Any application arising from</p>		

					this rule shall not be limited or publicly notified.		
				Restricted Discretionary	Residential units in the Character Area Overlay that do not meet Rule 14.5.3.2.7 – Number of residential units per site – maximum of 2 residential units per site.	No density limit.	
				Restricted Discretionary	<p>Within a Character Area Overlay:</p> <p>a. The demolition or removal of a building greater than 30m² on the site, relocation of a building onto the site, erection of new buildings and alterations or</p>		

					<p>additions to existing buildings, accessory buildings, fences and walls associated with that development .</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p> <p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that Character Area;</p> <p>iii. to accessory buildings that are less than 30m² and located</p>		
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					<p>to the rear of the main residential unit on the site and are less than 5 metres in height; iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p> <p>c. Activities that do not meet Built Form standard 14.5.3.2.6. d. Any application arising from this rule shall not be limited or publicly notified.</p>		
					Building height controls	In most places, 11 metres	

					(dependent on the area, but the current Character Areas have 7m and 5.5 height limits proposed)		
					<p>Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none">- the width of building frontages- landscaping- setbacks (larger than typical)- building coverage- outdoor living space		

					<p>requirements</p> <ul style="list-style-type: none">- minimum glazing facing the street- fencing- garaging and car ports- building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow.</p> <p>If these rules are not met, resource consent is needed (restricted discretionary activity status).</p>		

665.6		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards	Seek Amendment	<div>[That the following proposed changes are adopted]:</div> <div>Proposed Subdivision Rules</div> <table><thead><tr><th>Activity within a Character Area Overlay</th><th>Activity if not in a Character Area Overlay</th></tr></thead><tbody><tr><td>Minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.</td><td>400m2 proposed for the Medium Density Residential Zone or</td></tr><tr><td></td><td>300m2 proposed for the High Density Residential Zone</td></tr><tr><td>In High Density Zone – 400m2.</td><td></td></tr></tbody></table>	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay	Minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.	400m2 proposed for the Medium Density Residential Zone or		300m2 proposed for the High Density Residential Zone	In High Density Zone – 400m2.	
Activity within a Character Area Overlay	Activity if not in a Character Area Overlay											
Minimum net site area for subdivision varies between Character Areas in the Medium Density Zone, but is generally larger than the underlying Zone requirement.	400m2 proposed for the Medium Density Residential Zone or											
	300m2 proposed for the High Density Residential Zone											
In High Density Zone – 400m2.												

Cooper Mallett

Submitter 666

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
666.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Make all the tall buildings in the middle of the city.
666.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Make all the tall buildings in the middle of the city
666.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Make all the tall buildings in the middle of the city.
666.4		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Make all the tall buildings in the middle of the city.
666.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Make all the tall buildings in the middle of the city.

Liz Oliver

Submitter 667

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
667.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Reduce proposed extent of MRZ] The MRZ should be concentrated closer to commercial areas.
667.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Retain existing zoning in the outer suburbs] the boundaries for MRZ should be closer to the city centre

Keri Murison

Submitter 668

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
668.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the zoning of Strowan from HRZ to MRZ

668.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the zoning of Strowan from HRZ to MRZ
668.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Seek Amendment	Require new residential housing development to provide on-site carparking.
668.4		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Strowan, particularly those blocks in the vicinity of St Andrews College, should be subject to a qualifying matter.

Edward Jolly

Submitter 669

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
669.1		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.1 - Urban design	Seek Amendment	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... <i>[developed as a separate process by]</i> CCC under its Te Tiriti o Waitangi obligations <i>[with]</i> Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."
669.2		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.1 - Urban design	Seek Amendment	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... <i>[developed as a separate process by]</i> CCC under its Te Tiriti o Waitangi obligations <i>[with]</i> Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."
669.3		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.2 - Controlled activities	Seek Amendment	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... <i>[developed as a separate process by]</i> CCC under its Te Tiriti o Waitangi obligations <i>[with]</i> Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."

669.4		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Seek Amendment	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... [developed as a separate process by] CCC under its Te Tiriti o Waitangi obligations [with] Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."
669.5		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... [developed as a separate process by] CCC under its Te Tiriti o Waitangi obligations [with] Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."
669.6		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.2 - Controlled activities	Seek Amendment	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... [developed as a separate process by] CCC under its Te Tiriti o Waitangi obligations [with] Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."
669.7		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Support	Seek amendment to Urban Design Certification Pathway and Mana Whenua engagement method to remove requirement from this rule and include "a new section of the plan... that... provide[s] this mechanism... [developed as a separate process by] CCC under its Te Tiriti o Waitangi obligations [with] Mana Whenua to a level negotiated between these parties whom jointly develop associated mechanisms within the plan."

Mary-Louise Hoskins

Submitter 670

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
670.1		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Oppose	[Reduce] the 92m height limit for the central city [or ensure done with great architectural merit].
670.2		15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	Contain the super high-rise [buildings] to the central area, [restrain its area] [and] review [the city center zone area] every 5 years.

670.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the sunlight access qualifying matter [and seeks greater sunlight for Christchurch].
670.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Seeks] that the financial contributions are significant [to ensure developers do not ride roughshot over it].
670.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	[Seeks removal of] the minimum two-storey requirement for dwellings
670.6		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[Regarding the minimum two-storey requirement for dwellings] lifts should be required
670.7		20 - All of Plan	Seek Amendment	Review how Christchurch is enacting the Enabling Housing Supply Amendment bill.

Larissa Lilley

Submitter 671

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
671.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Retain existing low density zoning in Hornby and Her-Hei.
671.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Support	Support high density in city centre
671.3		13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone	Support	Support high density housing in the Red Zone
671.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Support high density in New Brighton.

Debra August-Jordan

Submitter 672

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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672.1		20 - All of Plan	Oppose	Opposes the intensification plan change and seeks that it not be approved.
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Anne Ott

Submitter 673

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
673.1		7 - Transport	Seek Amendment	Add a new qualifying matter "traffic impact" - to enable assessment of additional traffic and cars parking on roads due to new developments around the small feeder streets (Cox St, Stirling St, Akela St, Office Rd (especially by the Mall), Rugby St (especially off Papanui Rd), Winchester St (by StMargarets), Andover St, Tonbridge St, Rastrick St, Shrewsbury St and Merivale Lane) in Merivale.
673.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Seek amendment to reclassify Merivale from a Local Centre (large) to Local Centre (Medium) with associated impact on residential zoning.
673.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend the recession planes to ensure that they meet the Australian standard and ensure at least 2 hours of sunlight a day.
673.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.

673.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.9 - Ground floor habitable room	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend the recession planes to ensure that they meet the Australian standard and ensure at least 2 hours of sunlight a day.
673.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
673.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.

		standards > 14.5.2.12 - Ground floor habitable room		
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David Ott

Submitter 674

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
674.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend the recession planes to ensure that they meet the Australian standard and ensure at least 2 hours of sunlight a day.
674.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.9 - Ground floor habitable room	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.

674.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seek amendment to require assessment of privacy issues and outlook, particularly with respect to acceptable window sizes overlooking neighbouring living areas, as part of the assessment process for all developments.
674.10		7 - Transport	Seek Amendment	Add a new qualifying matter "traffic impact"- to enable assessment of additional traffic and cars parking on roads due to new developments around the small feeder streets (Cox St, Stirling St, Akela St, Office Rd (especially by the Mall), Rugby St (especially off Papanui Rd), Winchester St (by St Margarets), Andover St, Tonbridge St, Rastrick St, Shrewsbury St and Merivale Lane) in Merivale.

Robyn Wells

Submitter 675

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
675.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	The Qualifying Matter, to protect sunlight access for homes, does not go nearly far enough...[A]sk[s] the council to advocate for development in Christchurch to be based on not only the District Plan, which has been carefully developed over many years, but also our unique Christchurch blueprint developed with much consultation and input from experts after the earthquake.

Jack Gibbons

Submitter 676

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
676.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Remove clause 14.6.2.2.b that requires setbacks in the HRZ zone for parts of the building over 14m
676.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	c.iv.A - Deepen the allowable building to 21.5m to account for front setbacks (or remove front setbacks)
676.3		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	<ul style="list-style-type: none"> • require secured bicycle parking areas • specify racks that are able to be used by all people and bicycles
676.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Change side and front setbacks to 0m.
676.5		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	<p>Rezone all Neighborhood Center Zones (NCZ)'s larger than 3000sqm as Local Center Zone (LCZ).</p> <p>[Relates to request for more Local Centre Intensification Precincts]</p>
676.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[amend b.iv, provisions applying to Local Centre Intensification Precincts] - Raise the height before setbacks kick in to 15m, and reduce those setbacks by 2m on each side.
676.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Add an option that reduces recession planes in the front 20m of the plot, in return for meeting larger shared yard and tree planting requirements.
676.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Add an option that reduces recession planes in the front 20m of the plot, in return for meeting larger shared yard and tree planting requirements.
676.9		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove the public transport QM.
676.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	<p>[In respect of the QM Low Public Transport Accessibility]</p> <p>- Remove the public transport QM.</p>

676.11		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	[Remove QM Airport Noise Influence Area]
676.12		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[In respect of the Airport Noise Influence Area, remove this as a QM]
676.13		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That the existing zoning in the proposed Airport Noise Influence Areas be changed to MRZ or HRZ - relates to request to remove QM Airport Noise Influence Area]
676.14		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Extend MRZ across the proposed Airport Noise Influence Area - relates to requests to remove that QM]
676.15		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Seek Amendment	Place additional requirements on noise proofing [for buildings].
676.16		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	c.iv.B - Remove or raise the 60% rule to 80% or 90% on corner sites.
676.17		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Expand the application of Local Center Intensification Precincts to more centres / more area[s] of the city [-] Namely within a 200m walking catchment of everygrouping of shops with more than 3000sqm of land.
676.18		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Expand the application of Local Center Intensification Precincts to more centres / more area[s] of the city [-] Namely within a 200m walking catchment of everygrouping of shops with more than 3000sqm of land.

Donna Kenton-Smith

Submitter 677

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
677.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Seeks removal of] intensification plans for Merivale[; and considers it] more sensible to restrict the area where taller buildings can be built.
677.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Opposes] the planned intensification plans for Merivale.

Logan Clarke

Submitter 678

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
678.1		15 - Commercial	Oppose	[Opposes] the existence of a commercial zone. This should be combined with the residential zone and lower the city to grow and change as time goes on. Would like to see this [Mixed Use Zone] spread and be more common across the city.
678.2		14 - Residential	Support	[Support intensification plan change.] the changes being made to make our city more walkable and livable, including the high density housing projects which will happen in the next 20 years as Christchurch begins to build up rather than out as we move away from car ownership.
678.3		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Oppose	[Opposes] the existence of a commercial zone. This should be combined with the residential zone and lower the city to grow and change as time goes on. Would like to see this [Mixed Use Zone] spread and be more common across the city.
678.4		14 - Residential	Oppose	[Opposes] the existence of a commercial zone. This should be combined with the residential zone and lower the city to grow and change as time goes on. Would like to see this [Mixed Use Zone] spread and be more common across the city.
678.5		3 - Strategic Directions > 3.3 - Objectives	Support	[Support intensification plan change.] the changes being made to make our city more walkable and livable, including the high density housing projects which will happen in the next 20 years as Christchurch begins to build up rather than out as we move away from car ownership.
678.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek a change of all the zoning within 500 m of Riccarton road (from Church Corner) and Papanui Road (to Northlands) to High density.
678.7		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Seeks the addition of a 'town center' along Lincoln road in Addington.
678.8		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Change the zoning at 247 Riccarton road (Toyota Dealership) from General Industrial to Mixed Use Zone.

Tony Dale

Submitter 679

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
679.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	I support changes to building heights, recession planes and set-backs to preserve access to sunlight in medium density zones. However, the Qualifying Matter should be more conservative to preserve sunlight to the same degree as is enjoyed under our current density rules.
679.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	I support changes to building heights, recession planes and set-backs to preserve access to sunlight in medium density zones. However, the Qualifying Matter should be more conservative to preserve sunlight to the same degree as is enjoyed under our current density rules.
679.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	I support changes to building heights, recession planes and set-backs to preserve access to sunlight in medium density zones. However, the Qualifying Matter should be more conservative to preserve sunlight to the same degree as is enjoyed under our current density rules.
679.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	I support changes to building heights, recession planes and set-backs to preserve access to sunlight in medium density zones. However, the Qualifying Matter should be more conservative to preserve sunlight to the same degree as is enjoyed under our current density rules.
679.5		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	It recommended limiting heights to 2-storeys in some proposed RMDS enabled zones, to preserve those views, but in some of this RBIA area the city council proposes retain the underlying RMDS zoning, which would still mean higher density, and more liberal recession planes and setbacks. Plainly, this is not what was intended and this zoning should not be applied. I support the position of the Riccarton Bush Kilmarlock Residents' Association (RBK) on this issue.
679.6		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Jane Deans Close should retain its current zoning of Residential Suburban Density Transition.
679.7		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	I support the position of the Riccarton Bush Kilmarlock Residents' Association (RBK) on this issue.

679.8		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Because it is adjacent to the Christchurch CBD, Riccarton should not, as is proposed, be designated a large Town Centre. This will worsen the situation that allowed Riccarton to get to its current size in the first place - largely at the expense of the CBD.
679.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	45[S]ubmit that further densification in areas where flooding is frequent and serious (and there is no immediate plan to mitigate) should be prevented by making those areas a qualifying matter.
679.10		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	ON ESTABLISHING A PŪTARINGAMOTU PLANNED PRECINCT 45[S]upport the position of the Riccarton Bush Kilmarnock Residents' Association (RBK) on this issue:
679.11		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities	Seek Amendment	The walking distances to centre boundaries, used to define the extent of high density 6-storey residential zones in Riccarton, should be recalculated based on the time it takes to walk to key amenities in Riccarton. These walking times should be tested, taking into account reasonable pedestrian capability (eg: for older pedestrians), and local conditions such as traffic, controlled intersections and barriers.
679.12		20 - All of Plan	Seek Amendment	Seek that a social impacts assessment of the city-wide intensification proposal be undertaken to the level of detail that corresponds to the scale and significance of the proposal.

Bernard and Janette Johnston and Dovey

Submitter 680

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
680.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Amend PC14 to add a new Qualifying Matter or amend the existing Sunlight Access Qualifying Matter to include the Residential Hills Zone as a Qualifying Matter area, and make all consequential amendments necessary to give effect to this submission. Alternatively, if that relief is not granted, amend PC14 to add a new Qualifying Matter or amend the existing Sunlight Access Qualifying

				Matter to include the base of the Hills/valleys as Qualifying Matter areas, and make all consequential amendments necessary to give effect to this submission.
680.2		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Consider the existing infrastructure issues on the Hills and amend PC14 to include a new Infrastructure Qualifying Matter area on the Hills as appropriate, and make all consequential amendments necessary to give effect to this submission.
680.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consider the existing infrastructure issues on the Hills and amend PC14 to include a new Infrastructure Qualifying Matter area on the Hills as appropriate, and make all consequential amendments necessary to give effect to this submission.
680.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<p>Amend PC14 to add a new Qualifying Matter or amend the existing Sunlight Access Qualifying Matter to include the Residential Hills Zone as a Qualifying Matter area, and make all consequential amendments necessary to give effect to this submission.</p> <p>Alternatively, if that relief is not granted, amend PC14 to add a new Qualifying Matter or amend the existing Sunlight Access Qualifying Matter to include the base of the Hills/valleys as Qualifying Matter areas, and make all consequential amendments necessary to give effect to this submission.</p>
680.5		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Seek Amendment	<p>Amend PC14 to add a new Qualifying Matter or amend the existing Sunlight Access Qualifying Matter to include the Residential Hills Zone as a Qualifying Matter area, and make all consequential amendments necessary to give effect to this submission. Alternatively, if that relief is not granted, amend PC14 to add a new Qualifying Matter or amend the existing Sunlight Access Qualifying Matter to include the base of the Hills/valleys as Qualifying Matter areas, and make all consequential amendments necessary to give effect to this submission.</p>

Andrew McCarthy

Submitter 681

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
681.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That] the entire Residential Hills zone is re-zoned to the Medium Density Residential Zone (Residential Hills Precinct).
681.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove QM-Low PT from proposed plan. Remove QM-Low PT from hill suburbs Taylor's Mistake, Scarborough, all hill sites in Sumner, Clifton Hill, Redcliffs, Moncks Spur, Mt Pleasant, St Andrew's Hill, Lyttleton, Heathcote Valley, Hillsborough and Westmorland
681.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Remove the Low Public Transport Access Qualifying Matter
681.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the entire existing Residential Hills Zone is [zoned] MDRZ (Residential Hills Precinct).
681.5		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	[Table 1.b. Medium Density Residential Zone - Residential Hills Precinct] That the minimum allotment size is reduced to 575m ² .
681.6		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Amend Rule 8.6.1.c to: Allotments in the Residential Medium Density Zones, and High Density Residential Zones shall include a plan demonstrating that a permitted residential unit can be located on any new allotment, including in relation to recession planes, unit size, access, outdoor living space, and floor level requirements; or for any vacant allotment created it shall have a consent notice pursuant to 221 of the RMA attached restricting future subdivision to 2 units if the allotment is less than 60% of the minimum vacant allotment for that zone or 1 unit if the allotment is less than 30% of the minimum vacant allotment size for that zone.
681.7		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Delete Table 1.b. Additional Standards, c. i and ii [minimum building area and curtilage area]

Submitter 682

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
682.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[Seeks to] oppose 3-6 storey [residential] development [in existing residential areas].
682.2		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Streets such as Leitch Street [which are flood prone] should be within a qualifying matter to restrict development further from high density housing.

Dot Fahey

Submitter 683

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
683.1		14 - Residential	Oppose	Our submission is in relation to the residential block boundaried by Curletts Road, Main South Road, Suva Street and Ballantyne Avenue. In particular 11-33 Main South Road - requesting that the high density zoning for this part of Main South Rd is pushed back to non Southern Express Major Cycle Route traversing areas. Reasoning as above.
683.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose high density zoning in area around St Peters Church and Ballantyne Avenue Cycle route.
683.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Amend zone to a transitional medium density zone.

Wayne Bond

Submitter 684

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
684.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Seek Amendment	<p>[That] the wording of the definition of “Older person’s housing unit” be amended by the addition of the following words (or words to that effect):</p> <p>“Where the number of units is ten (10) or less then the group can be held in separate fee-simple titles with the titles encumbered by consent notice and/or a covenant or other appropriate legal instrument which ensures that the use of the unit is confined to older persons. This only applies to groups of units separate from other such units and which are not part of a nested group of neighbouring units.”</p>
684.2		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	[That] the proposed changes [to Table 7.5.7.1 Minimum requirements for private ways and vehicle access] be deleted and the exist[ing] minimums be retained.
684.3		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	[Retain proposed additions b.ii and b.iii]
684.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	<p>[That] the wording of 14.5.2.4 (c) be amended by replacing “300mm” with “600mm”.</p> <p>Alternately the following could be added: “Where the eaves are between 300mm and 600mm wide fifty percent (50%) of the total eave area will be included in the building coverage calculation. Where eaves and roof overhangs exceed 600mm the 100% of those eaves or roof overhangs will be included in the building coverage calculation.”</p>
684.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[That] the wording of [a.iii] be amended by replacing “300mm” with “600mm”. Alternately the following could be added: “Where the eaves are between 300mm and 600mm wide fifty percent (50%) of the total eave area will be included in the building coverage calculation. Where eaves and roof overhangs exceed 600mm the 100% of those eaves or roof overhangs will be included in the building coverage calculation.”
684.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Seek Amendment	[That] “i” be removed, with “ii” [new i] amended as follows: Location will read “Road boundary”; Fence height standard will read “Access visibility spay area 1.0m. Balance boundary width 1.8m.”

		standards > 14.5.2.9 - Street scene amenity and safety - fences		
684.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	[That] "i" be removed, with ['ii' / new 'i'] amended as follows: Location will read "Road boundary"; Fence height standard will read "Access visibility spray area 1.0m. Balance boundary width 1.8m."

Canterbury / Westland Branch of Architectural Designers NZ

Submitter 685

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
685.1		8 - Subdivision , Development and Earthworks > 8.5 - Rules - Subdivision	Seek Amendment	Implement a requirement to have all residential units which are attached (touching in someway) to be subdivided under Unit Title and not Fee Simple.
685.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	[With respect to the definition of "Building"]: [amend f. to clarify whether this means] the area in plan, or the vertical surface area of a retaining wall.
685.3		2 - Abbreviations and Definitions	Seek Amendment	[With respect to the definition of "Building"]: [Amend subclause (o) to clarify] the word 'roofed'. Does 'roofed', for example, include a louvre, pergola or shade sail structure over a deck? Does it include bike parkspaces? Does it include stormwater attenuation tanks?

		> 2.2 - Definitions List > 2.2.2 - B		
685.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Seek Amend ment	[New built form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amend ment	[New built form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 -	Seek Amend ment	[New built form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.

		Built form standards		
685.7		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetimecarbon footprint and be required to not exceed a sinking lid maximum.
685.8		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetimecarbon footprint and be required to not exceed a sinking lid maximum.
685.9		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetimecarbon footprint and be required to not exceed a sinking lid maximum.
685.10		14 - Residential > 14.10 - Rules - Residential Small Settlement	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetimecarbon footprint and be required to not exceed a sinking lid maximum.

		Zone > 14.10.2 - Built form standards		
685.11		14 - Residential > 14.11 - Rules - Residential Visitor Accommod ation Zone > 14.11.2 - Built form standards	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.12		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.13		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.

685.14		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.15		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.16		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards -	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.

		Commercial Banks Peninsula Zone		
685.17		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.18		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.19		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 -	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.

		Built form standards - Mixed Use Zone		
685.20		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.21		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.22		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form	Seek Amendment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.

		standards - Central City Mixed Use Zone (South Frame)		
685.23		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.24		16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
685.25		16 - Industrial > 16.6 - Rules - Industrial Park Zone >	Seek Amend ment	[Newbuilt form standard] to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.

		16.6.2 - Built form standards - Industrial Park Zone		
685.26		6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Seek Amend ment	[Amend Standard column] - Increase the maximum heights in clause 6.5.4.2.1 to match the surrounding zone.
685.27		7 - Transport > 7.5 - Appendice s > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	[Retain existing minimum widths in Table 7.5.7.1 Minimum requirements for private ways and vehicle access]
685.28		8 - Subdivision , Developme nt and Earthworks > 8.9 - Rules - Earthworks	Seek Amend ment	[Increase maximum depth and maximum volume[s] in Table 9]

		> 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities		
685.29		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amend ment	[New requirement] that at least every 6m width of a street facing façade have a minimum 400mm step in the building line.
685.30		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amend ment	[New requirement that] Within each street facing frontage, a minimum area of the facade to protrude must intrude by at least 200mm.
685.31		7 - Transport > 7.4 - Rules - Transport	Seek Amend ment	[Clarify requirements for garages] - If a garage is provided, it should be of a size that allows for an 85th percentile car to be parked in it.
685.32		14 - Residential > 14.5 - Rules - Medium	Seek Amend ment	[That] The Residential Design Principles [matter of discretion is applied] when <u>any</u> breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.

		Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities		
685.33		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Add a subclause (b) to read, "Unless c. applies, buildings must not exceed 12 metres in height above ground level, except that 50% of a building's roof in elevation, measured vertically from the junction between wall and roof, may exceed this height by 1 metre, where the entire roof slopes 30° or more, as shown on the following diagram:."
685.34		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Rewrite subclause (c) to, "Eaves, roof overhangs and / or guttering up to a total of 300mm(300mm or 500mm?) in width from the outside extent of a building shall not be included in the building coverage calculation."

		> 14.5.2.4 - Site coverage		
685.35		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[M]ore restrictive recession planes should apply along the shared boundary [between MRZ and Residential Suburban, Residential Suburban Density Transition or Residential Hills zoned sites]
685.36		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[M]ore restrictive recession planes should apply along the shared boundary [between MRZ and Residential Suburban, Residential Suburban Density Transition or Residential Hills zoned sites]
685.37		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in	Seek Amendment	. Add a subclause to (b) reading, “the upper 50% of a gable roof, measured vertically”, with an appropriate illustration

		relation to boundary		
685.38		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amend ment	Amend subclause (b)(i) to: "A boundary with a road where the property boundary across the road is further than .
685.39		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amend ment	Add a further subclause to restrict garage doors to those that do not extend past the property boundary.
685.40		14 - Residential > 14.5 - Rules - Medium Density Residential	Seek Amend ment	Rewrite subclause (a)(iii) to, "Only road boundary: Eaves, roof overhangs and / or guttering to a total maximum of 300mm in width measured from the outside extent of a building."

		Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks		
685.41		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amend ment	Rewrite the rule [a.(iv)] to, "Only for side and rear boundaries where the building/s shall be no greater than 3 metres in height above ground level, and have a total length that does not exceed 6.2m."
685.42		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amend ment	Add a further subclause to subclause (i) reading, "be contained within the property boundaries."

685.43		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amend ment	Rewrite the subclause [(i)(i)] to, “be clear and unobstructed by buildings or fences (excluding any doors or windows opening into an outlook space from the principal living room); and
685.44		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amend ment	Rewrite to “Any fencing provided shall meet the following standards, being the maximum permitted height above the minimum floor level.”
685.45		14 - Residential > 14.5 - Rules - Medium Density Residential	Seek Amend ment	Rewrite the heading to “Fencing and Screening”

		Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences		
685.46		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amend ment	Amend subclause (c) from 12m to 6m
685.47		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amend ment	[Specify that t]he area is measured on the visible interior faces of walls.

685.48		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amend ment	[That t]The area of measurement is more clearly defined, is it from finished floor level to finished ceilinglevel, or from ground level?
685.49		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amend ment	That the area calculation excludes any garage walls.
685.50		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amend ment	Amend subclause (e) from 17.5% to 15%.

		> 14.5.2.10 - Windows to street		
685.51		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Seek Amend ment	Amend subclause (a) from 30% to 45% LRV.
685.52		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amend ment	Amend subclause (a) to require outdoor units visible from the street to be screened.
685.53		14 - Residential > 14.6 - Rules - High Density	Seek Amend ment	Add a [standard] requiring that at least every 6m width of a street facing façade have a minimum 400mm step in the building line.

		Residential Zone > 14.6.2 - Built form standards		
685.54		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amend ment	[Add a standard requiring that] Within each street facing frontage, a minimum area of the facade to protrude must intrude by at least 200mm
685.55		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amend ment	[That] The Residential Design Principles [matter of discretion be applied] when <u>any</u> breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
685.56		14 - Residential > 14.6 - Rules - High Density Residential	Seek Amend ment	Amend subclause (a) to, "Buildings must not exceed the height above ground level in the table below:

		Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height		<div> <div><i>Bordering the City Centre Zone</i></div> <div><i>Bordering a Town Centre</i></div> <div><i>Neighbouring a Town Centre at Riccarton, Hornby or Papanui</i></div> <div><i>Bordering a Local Centre</i></div> <div><i>Bordering a Neighbourhood Centre</i></div> </div>
685.57		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amend ment	Amend subclause (b) to, "Residential units shall not be less than the maximum height permitted in the MRZ"
685.58		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 -	Seek Amend ment	Add a subclause to (b) reading, "the upper 50% of a gable roof, measured vertically", with an appropriate illustration

		Built form standards > 14.6.2.2 - Height in relation to boundary		
685.59		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amend ment	Amend subclause (c)(i) to, "A boundary with a road where the property boundary across the road is further than <u>.</u> "
685.60		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amend ment	Add a further subclause to restrict garage doors to those that do not extend past the property boundary.
685.61		14 - Residential > 14.6 - Rules - High	Seek Amend ment	Develop a mechanism where public property can accommodate tree planting, for example a financial contribution to aid in street planting upgrades in lieu of building setbacks.

		Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks		
685.62		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amend ment	Rewrite subclause (b)(iii) to, "Front boundary setbacks: Eaves, roof overhangs and / or guttering to a total maximum of 300mm in width measured from the outside extent of a building."
685.63		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amend ment	Add a further subclause to subclause (i) reading, "be contained within the property boundaries."
685.64		14 - Residential > 14.6 - Rules -	Seek Amend ment	Rewrite the subclause [i.i] to, "be clear and unobstructed by buildings or fences (excluding any doors or windows opening into an outlook space from the principal living room); and"

		High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space		
685.65		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amend ment	Amend the clause to read, "Residential units above 12 metres in height above ground level must be separated from any other residential units <u>on the same site</u> by at least 10 metres measured horizontally, except where a common wall is included.
685.66		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amend ment	Rewrite the rule to, "Any fencing provided shall meet the following standards, being the maximum permitted height <u>above the minimum floor level</u> ."

685.67		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amend ment	Amend subclause (c) from 12m to 6m
685.68		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amend ment	[Require that t]he area be measured on the visible interior faces of walls.
685.69		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amend ment	[That t]he area of measurement be more clearly defined, is it from finished floor level to finishedceiling level, or from ground level?

		> 14.6.2.8 - Windows to street		
685.70		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amend ment	That the area calculation exclude any garage walls.
685.71		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amend ment	Amend subclause (e) from 17.5% to 15%.
685.72		14 - Residential > 14.6 - Rules - High Density Residential Zone >	Seek Amend ment	Amend subclause (a)(i) to, "Each residential unit shall have sufficient accessible, useable and screened space for the storage and use of three wheelie bins, or provision for shared waste storage facilities."

		14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste manageme nt		
685.73		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amend ment	Amend subclause (a) to, "The maximum building coverage must not exceed 60% of the net sitearea."
685.74		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amend ment	Rewrite subclause (a)(i) to, "Eaves, roof overhangs and / or guttering up to a total of 300mm inwidth from the outside extent of a building shall not be included in the building coveragecalculation."

685.75		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amend ment	Amend subclause (a)(ii)(C) to, "A minimum development site dimension of 12m is achieved; and."
685.76		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Seek Amend ment	Amend subclause (a) to require outdoor units visible from the street to be screened.
685.77		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 -	Oppose	[Retain existing minimum net site area of 250m2]

		Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density		
685.78		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 -	Oppose	[Retain existing maximum site coverage of 60%]

		Site coverage		
685.79		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amend ment	[New qualifying matter] limiting building height along the Te Papa Otakaro corridor within the central city
685.80		19 - Planning Maps > 19.9 - Any other QMs	Seek Amend ment	[New qualifying matter] limiting building height along the Te Papa Otakaro corridor within the central city.

Robyn Thomson

Submitter 686

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
686.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Riccarton Centre is reclassified to a local town centre
686.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Riccarton is rezoned Medium Density Residential

686.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	The sunlight access qualifying matter is retained
686.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	The exemptions for buildings greater than 12m in height are deleted
686.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Does not support financial contributions
686.6		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Create a planned Putaringamotu-Riccarton Precinct Qualifying Matter to cover the area represented by the Riccarton Bush Kilmarnock Residents Association. should be designated a qualifying matter to preserve the special character and history of this area which includes Riccarton Bush and House, Mona Vale, Britten Stables and other sites of historical and cultural importance alongside the residential character of the neighbourhood.
686.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Seeks] prescribed minimum green space and tree canopy, but [considers] it is not sufficient to achieve anything meaningful to local residents. [Further seeks retention of existing tree canopy]

Hamish Ritchie

Submitter 687

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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687.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Does not support the zoning proposed under [Plan Change] 14 for 75 & 77 Rattray Street to be High Density Residential
687.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	[D]oes not support the inclusion of the site in the Heritage Interface Overlay (“HIO”)
687.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	Does not support the zoning proposed under [Plan Change] 14 for 75 & 77 Rattray Street to be High Density Residential

Simon Kingham

Submitter 688

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
688.1		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	The Sydenham Comprehensive Housing Precinct is retained

Environment Canterbury / Canterbury Regional Council

Submitter 689

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
689.1		2 - Abbreviations and Definitions	Support	[Retain new and amended abbreviations and definitions]
689.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Support	[Retain Objective as notified]
689.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Support	[Retain Objective as notified]
689.4		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	[Retain Objective as notified]
689.5		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	[Retain Objective as notified]

689.6		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	[Retain Objective as notified]
689.7		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	[Retain Policy as notified]
689.8		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	[RetainPolicy as notified]
689.9		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	[Retain Objective as notified]
689.10		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Support	[RetainPolicy as notified]
689.11		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	[RetainPolicy as notified]
689.12		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Support	[RetainPolicy as notified]
689.13		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	[RetainPolicy as notified]

689.14		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.3 - Policy - Identity	Support	[RetainPolicy as notified]
689.15		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Support	[RetainPolicy as notified]
689.16		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Support	[Retain Objective as notified]
689.17		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Support	[RetainPolicy as notified]
689.18		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	[Retain Sub-Chapter 9.3 as notified]
689.19		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	[Retain Objective as notified]
689.20		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	[RetainPolicy as notified]
689.21		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.8 - DELETE 14.2.1.2 Policy - Establishment of new medium density residential areas	Support	[Retain proposed deletion]
689.22		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.9 - DELETE 14.2.1.3 Policy - Residential development in the Central City	Support	[Retain proposed deletion]
689.23		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.7 - Policy - Monitoring	Support	[RetainPolicy as notified]
689.24		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	[Retain Objective as notified]
689.25		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Support	[RetainPolicy as notified]

689.26		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	[Retain Policy as notified]
689.27		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.3 - Policy - MDRS Policy 5	Support	[Retain Policy as notified]
689.28		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.4 - Policy - MDRS Policy 3	Support	[Retain Policy as notified]
689.29		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.5 - Policy - MDRS Policy 4	Support	[Retain Policy as notified]
689.30		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	[Retain Policy as notified]
689.31		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	[Retain Policy as notified]
689.32		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.8 - Policy - Firefighting water capacity	Support	[Retain Policy as notified]
689.33		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	[Retain Objective as notified]
689.34		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	[Retain Policy as notified]
689.35		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	[Retain Policy as notified]
689.36		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	[Retain Policy as notified]
689.37		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential	Support	[Retain Policy as notified]

		environments > 14.2.5.5 - Policy - Assessment of wind effects		
689.38		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.6 - Policy - Character of low density areas	Support	[Retain Policy as notified]
689.39		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	[Retain Objective as notified]
689.40		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	[Retain Policy as notified]
689.41		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Support	[Retain Policy as notified]
689.42		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	[Retain Objective as notified]
689.43		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	[Retain Policy as notified]
689.44		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	[Retain Policy as notified]
689.45		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Support	[Retain Policy as notified]
689.46		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Support	[Retain Policy as notified]
689.47		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Support	[Retain Policy as notified]
689.48		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential	Support	[Retain Policy as notified]

		Zone > 14.2.7.6 - Policy - High Density Residential development		
689.49		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	[Retain Objective as notified]
689.50		14 - Residential > 14.2 - Objectives and Policies > 14.2.13 - DELETE 14.2.8 Objective - Central City residential role, built form and amenity	Support	[Retain proposed deletion]
689.51		14 - Residential > 14.2 - Objectives and Policies > 14.2.13 - DELETE 14.2.8 Objective - Central City residential role, built form and amenity > 14.2.13.1 - DELETE 14.2.8.1 Policy - Building heights	Support	[Retain proposed deletion]
689.52		14 - Residential > 14.2 - Objectives and Policies > 14.2.13 - DELETE 14.2.8 Objective - Central City residential role, built form and amenity > 14.2.13.2 - DELETE 14.2.8.2 Policy - Amenity standards	Support	[Retain proposed deletion]
689.53		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Support	[Retain Objective as notified]
689.54		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Support	[Retain Policy as notified]
689.55		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	[Retain Policy as notified]
689.56		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	[Retain Objective as notified]
689.57		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	[Retain Policy as notified]
689.58		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	[Retain Objective as notified]

689.59		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	[Retain Policy as notified]
689.60		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	[Retain Policy as notified]
689.61		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Support	[Retain Policy as notified]
689.62		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Support	[Retain Policy as notified]
689.63		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone	Support	[Retain Objective as notified]
689.64		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Support	[Retain Policy as notified]
689.65		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Support	[Retain Policy as notified]
689.66		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone	Support	[Retain Objective as notified]
689.67		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Support	[Retain Policy as notified]
689.68		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Support	[Retain Policy as notified]
689.69		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and	Support	[Retain Policy as notified]

		amenity in the Central City Mixed Use Zone > 15.2.8.3 - Policy - Residential development		
689.70		15 - Commercial > 15.2 - Objectives and policies > 15.2.10 - Objective - Built form and amenity in the South Frame > 15.2.10.2 - Policy - Residential development	Support	[Retain Policy as notified]
689.71		16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment	Support	[Retain Objective as notified]
689.72		16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment > 16.2.2.2 - Policy - Brownfield redevelopment	Support	[Retain Policy as notified]
689.73		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>[Retain the following Qualifying Matters as notified]:</p> <ul style="list-style-type: none"> • Heritage areas, items and their settings, residential heritage areas • Flood Hazard Management Areas • Coastal Hazard Management Areas • Tsunami Management Area • Waterbody Setbacks • Radiocommunication Pathway Protection Corridors • Waste water constraint overlay • Sites of Ngāi Tahu Significance, including Wāhi tapu, silent files, ngā tūranga tūpuna, ngā wai • Sites of ecological significance • Outstanding natural features and landscapes • Sunlight access • Residential Industrial Interface • Safe or efficient operation of nationally significant infrastructure (Electricity Transmission Corridors) • Safe or efficient operation of nationally significant infrastructure (NZ Rail Network) • Residential heritage areas (Medium density residential – Area specific rules) • Safe or efficient operation of nationally significant infrastructure (Lyttelton Port Influences Overlay) • City Spine Transport Corridor

689.74		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Support	[Retain Qualifying Matters Coastal Hazard Management and Tsunami Management Areas]
689.75		5 - Natural Hazards > 5.6 - Rules - Slope instability	Seek Amendment	[That the Slope Instability Management Area Rules] take into account Trangmar's erosion classes and exclude "severe" erosion class land from further subdivision and development.
689.76		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<p>[Seeks new Qualifying Matters for]:</p> <ul style="list-style-type: none"> Slope Instability Management Areas - take into account Trangmar's erosion classes and exclude "severe" erosion class land from further subdivision and development. the upper Halswell River catchment areas are covered by a Qualifying Matter that prevents further intensification because of inadequate stormwater infrastructure and downstream flooding effects.
689.77		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	<p>[Seeks new Qualifying Matters for]:</p> <ul style="list-style-type: none"> Slope Instability Management Areas - take into account Trangmar's erosion classes and exclude "severe" erosion class land from further subdivision and development. the upper Halswell River catchment areas are covered by a Qualifying Matter that prevents further intensification because of inadequate stormwater infrastructure and downstream flooding effects.
689.78		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	<ol style="list-style-type: none"> [T]hat the "Low Public Transport Accessibility Overlay" better reflects areas where there is low access to public transport, by excluding areas (e.g. Sumner) where high frequency public transport is already available or planned; or [R]ename the "Low Public Transport Accessibility Overlay" to something that better reflects the reason development is being restricted, [eg] s "Low Connectivity Areas".

689.79		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	[That the Airport Noise] Contours as included in the current CRPS [are used] as a Qualifying Matter [until] the finalised remodelled Airport Noise Contours resulting from the peer review of the independent expert panel [have been introduced to the CRPS via a review process].
689.80		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[T]that instances in the permitted activities table (specifically P10, P11 and P12) of 'thetsunami inundation area as set out in Environment Canterbury report number R12/38 4 "Modellingcoastal inundation in Christchurch and Kaiapoi from a South American Tsunami using topography fromafter the 2011 February Earthquake (2012), NIWA"; as shown in Appendix 14.16.5' be replaced with 'theTsunami Management Area', to reflect the updated area.
689.81		20 - All of Plan	Seek Amendment	[That CCC consider restricting the installation of] solid fuel homeheating appliances in some areas [through] an overlay that identifies areas with poor air quality.
689.82		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.3 - Exemptions	Support	[Retain amendment to a.xii]

Redwood Gardens Holding Limited

Submitter 690

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
690.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Rezone Industrial Land at Wairakei Road to Commercial

Ross Clarke

Submitter 691

Original Submission Number	Further Submission No	Provision	Position	Decision Requested

691.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Seeks that] the properties at 370, 390 & 432 Johns Road, Harewood should be rezoned Industrial General, accounting for the attributes of the land/locality and in order to meet the requirements of the NPS-UD.
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David Murison

Submitter 692

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
692.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.5 - Policy - Infrastructure servicing for developments	Seek Amendment	Seeks that Council identify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as Medium Density Residential Zone not High Density Residential Zone. Seek that this change be made by way of 'Area limited by Qualifying Matters' or other appropriate means
692.2		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.6 - Policy - Integration and connectivity	Seek Amendment	[Regarding policies 14.2.8.5 and 14.2.8.6] [s]uggest that it is universally accepted that 'infrastructure' includes adequate carparking and a safe and effective transport network which does not contribute to traffic congestion. and a functioning and effective stormwater and wastewater network.
692.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	[Regarding 14.6.2] concerns in relation to the impact of the proposed changes on the stormwater and wastewater networks in our local community of Strowan
692.4		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	[Regarding policy 14.2.5.2] concerns in relation to the impact of the proposed changes on the amenity/character in particular in my community of Strowan
692.5		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	[Regarding policies 7.2.1.2 and 7.2.1.5] At a general level, the removal of the requirements for new residential housing developments to provide for any on-site parking, will have a significant and disproportionate impact on a number of vulnerable groups in our community.
692.6		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated	Seek Amendment	[Regarding policies 7.2.1.2 and 7.2.1.5] At a general level, the removal of the requirements for new residential housing

		transport system for Christchurch District > 7.2.1.5 - Policy - Design of car parking areas and loading areas		developments to provide for any on-site parking, will have a significant and disproportionate impact on a number of vulnerable groups in our community.
692.7		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Seek Amendment	[Regarding objective 14.2.7 and policy 14.2.7.2] Clearly the part of Strowan proposed as HRZ does not meet these criteria as it is not located near or adjacent to a commercial centre.
692.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Seek Amendment	[Regarding objective 14.2.7 and policy 14.2.7.2] Clearly the part of Strowan proposed as HRZ does not meet these criteria as it is not located near or adjacent to a commercial centre.
692.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[I]identify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as MRZ not HRZ as proposed in PC14, as the impact on infrastructure demand and amenity values under HRZ is significantly greater than under MRZ.
692.10		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	I urge Council to identify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as MRZ not HRZ as proposed in PC14, as the impact on infrastructure demand and amenity values under HRZ is significantly greater than under MRZ. I seek that this change be made by way of 'Area limited by Qualifying Matters' or other appropriate means

Henri Murison

Submitter 693

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
693.1		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.5 - Policy - Infrastructure servicing for developments	Seek Amendment	[Regarding policies 14.2.8.5 and 14.2.8.6] suggestthat it is universally accepted that 'infrastructure' includes adequatecarparking and a safe and effective transport network which does not contributeto traffic congestion. and a functioning and effective stormwater andwastewater network.

693.2		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.6 - Policy - Integration and connectivity	Seek Amendment	[Regarding policies 14.2.8.5 and 14.2.8.6] suggest that it is universally accepted that 'infrastructure' includes adequate car parking and a safe and effective transport network which does not contribute to traffic congestion. and a functioning and effective stormwater and wastewater network.
693.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	[Regarding 14.6.2] concerns in relation to the impact of the proposed changes on the stormwater and wastewater networks in our local community of Strowan
693.4		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	[Regarding policy 14.2.5.2] concerns in relation to the impact of the proposed changes on the amenity/character in particular in my community of Strowan
693.5		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	[Regarding policies 7.2.1.2 and 7.2.1.5] At a general level, the removal of the requirements for new residential housing developments to provide for any on-site parking, will have a significant and disproportionate impact on a number of vulnerable groups in our community.
693.6		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.5 - Policy - Design of car parking areas and loading areas	Seek Amendment	[Regarding policies 7.2.1.2 and 7.2.1.5] At a general level, the removal of the requirements for new residential housing developments to provide for any on-site parking, will have a significant and disproportionate impact on a number of vulnerable groups in our community.
693.7		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Seek Amendment	[Regarding objective 14.2.7 and policy 14.2.7.2] the part of Strowan proposed as HRZ does not meet these criteria as it is not located near or adjacent to a commercial centre.
693.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Seek Amendment	[Regarding objective 14.2.7 and policy 14.2.7.2] the part of Strowan proposed as HRZ does not meet these criteria as it is not located near or adjacent to a commercial centre.
693.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[U]rge Council to identify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as MRZ not HRZ as proposed in PC14, as the impact on infrastructure demand and amenity values under HRZ is significantly greater than under MRZ.
693.10		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seeks that Council identify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as Medium Density Residential Zone not High Density Residential Zone. Seek that this change be

				made by way of 'Area limited by Qualifying Matters' or other appropriate means
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KI Commercial Limited

Submitter 694

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
694.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the planning maps to rezone the entirety of the site at 51 Heberden Avenue (as shown in Figure 1 above) residential (either Residential Hills or Medium Density Residential) and the removal of all qualifying matters.
694.2		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	Amend the planning maps to rezone the entirety of the site at 51 Heberden Avenue (as shown in Figure 1 above) residential (either Residential Hills or Medium Density Residential) and the removal of all qualifying matters.

Te Hapū o Ngāti Wheke (Rāpaki) Rūnanga

Submitter 695

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
695.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.5 - Policy - Banks Peninsula commercial centres	Seek Amendment	Recognise Ngāi Tahu whānui development aspirations in Banks Peninsula.
695.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.4 - Policy - Recognition of Ngai Tahu/ Manawhenua values	Support	Retain policy

695.3		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	[Regarding the definitions that relate to Chapter 9.3 Historic heritage] amend the provisions to enable Rāpaki Rūnanga to develop ancestralland within its takiwā to give effect to section 6 (e) of the RMA; and to enable provision for papakainga housing in accordance with s.80E (1) (b) (ii) of the RMA.
695.4		8 - Subdivision, Development and Earthworks	Seek Amendment	[A]mend the provisions to enable Rāpaki Rūnanga to develop ancestralland within its takiwā to give effect to section 6 (e) of the RMA; and to enable provision for papakainga housing in accordance with s.80E (1) (b) (ii) of the RMA.
695.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	[A]mend the provisions to enable Rāpaki Rūnanga to develop ancestralland within its takiwā to give effect to section 6 (e) of the RMA; and to enable provision for papakainga housing in accordance with s.80E (1) (b) (ii) of the RMA.
695.6		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Seek Amendment	[A]mend the provisions to enable Rāpaki Rūnanga to develop ancestralland within its takiwā to give effect to section 6 (e) of the RMA; and to enable provision for papakainga housing in accordance with s.80E (1) (b) (ii) of the RMA.
695.7		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone	Not Stated	In terms of the proposed qualifying matters that relate to historic heritage [and character] in the Lyttelton township, amend the provisions to enable Rāpaki Rūnanga to develop ancestralland and give effect to section 6 (e) of the RMA and to enable provision for papakainga housing in accordance with s.80E (1) (b) (ii) of the RMA.
695.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	In terms of the proposed qualifying matters that relate to historic heritage (e.g., Residential Heritage Area and Character Area Overlay) and are proposed in the Lyttelton township, amend the provisions to enable Rāpaki Rūnanga to develop ancestralland and give effect to section 6 (e) of the RMA and to enable provision for papakainga housing in accordance with s.80E (1) (b) (ii) of the RMA.
695.9		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Oppose	[Remove all proposed amendments and] retain existing activity rules (e.g., as set out under rules 14.8.1, 14.8.2, 14.8.3, 14.8.1.4 and 14.8.1.5) as well as built form standards (e.g., as prescribed in rule 14.8.2 of the District Plan),
695.10		19 - Planning Maps > 19.10 - Any other zones	Support	[Retain] Residential Banks Peninsula Zone [in Lyttelton]
695.11		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Provide an additional exclusion clause, whereby land which is held as Māori Land 1 and is in the Lyttelton Residential Heritage Area (RHA) and zoned Residential Banks Peninsula is

				exempt from complying with f. sub-clause a. under table 1 (minimum net site area-residential zones).
695.12		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies	Seek Amendment	Provide an additional provision (e.g., policy) to support the exclusion of properties located in the Papa Kainga/Kāinga Nohoanga Zone on land which is held as Māori Land.
695.13		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Seek Amendment	[A]n additional clause is requested, stating that: X. the rules in sub chapter 9.3 do not apply to any activity undertaken within a Papakāinga/Kāinga Nohoanga Zone on land which is held as Māori land
695.14		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	[On RD6 (a) (i) and (ii)] Provide an additional exclusion clause, whereby land which is held as Māori Land, that is in the Lyttelton Residential Heritage Area (RHA) and zoned Residential Banks Peninsula is exempt from complying with this rule.
695.15		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Seek Amendment	Provide an additional exclusion clause for whereby land which is held as Māori Land is also excluded from complying with this rule.
695.16		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Seek Amendment	Provide an additional exclusion clause, whereby land which is held as Māori Land and that is in the Lyttelton Residential Heritage Area (RHA) and/or the Lyttelton Character Area Overlay is exempt from complying with these area specific built form standards.
695.17		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.3 - Building height	Seek Amendment	Provide an additional exclusion clause, whereby land which is held as Māori Land and that is in the Lyttelton Residential Heritage Area (RHA) and/or the Lyttelton Character Area Overlay is exempt from complying with these area specific built form standards.
695.18		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage	Seek Amendment	Provide an additional exclusion clause, whereby land which is held as Māori Land and that is in the Lyttelton Residential Heritage Area (RHA) and/or the Lyttelton Character Area Overlay is exempt from complying with these area specific built form standards.
695.19		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.5 - Minimum building setbacks from internal boundaries	Seek Amendment	Provide an additional exclusion clause, whereby land which is held as Māori Land and that is in the Lyttelton Residential Heritage Area (RHA) and/or the Lyttelton Character Area Overlay is exempt from complying with these area specific built form standards.

695.20		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.6 - Minimum building setbacks from road boundaries	Seek Amendment	Provide an additional exclusion clause,whereby land which is held as MāoriLand and that is in the LytteltonResidential Heritage Area (RHA)and/or the Lyttelton Character AreaOverlay is exempt from complying withthese area specific built formstandards.
695.21		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.9 - Outdoor living space per unit	Seek Amendment	Provide an additional exclusion clause,whereby land which is held as MāoriLand and that is in the LytteltonResidential Heritage Area (RHA)and/or the Lyttelton Character AreaOverlay is exempt from complying withthese area specific built formstandards.
695.22		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.13 - M	Seek Amendment	Amend definition [of Māori Land] toenable definition to beapplied in relation to chapter 14.8 ResidentialBanks Peninsula Zone.
695.23		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	[Amend provision vii to better r]ecognise and enablethe housing needs ofNgāi Tahu whānui to bemet in Banks Peninsula.
695.24		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Seek Amendment	[Amend Policy to better r]ecognise and enablethe housing needs ofNgāi Tahu whānui to bemet in Banks Peninsula.
695.25		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Support	Retain [Policy as notified]
695.26		14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs	Support	Retain [Objective as notified]
695.27		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.8 - Policy - Character of residential development in Banks Peninsula	Seek Amendment	Provide an additionalclause which enablesNgāi Tahu whānui toprovide for their housingneeds in residentialareas.
695.28		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Seek Amendment	Amend rule [P1, or add a new rule] to enablepapakainga housingwithin the residentialzone as a permittedactivity

695.29		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Seek Amendment	Add an advice note [to RD10 Multi-unit residential complexes] confirming that this rule does not include papakainga housing.
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Terence Sissons

Submitter 696

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
696.1		14 - Residential	Oppose	<p>Limit the HDRZ to the central city area and provide for MDRZs around the suburban shopping centres</p> <p>Provide for 3 level dwellings as of right in MDRZs.</p> <p>Require independent geo-tech advice as a precondition to any development over 10 metres.</p> <p>Delete the waiver of QM re sunlight access for buildings over 12m.</p>
696.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Limit the HDRZ to the central city area and provide for MDRZs around the suburban shopping centres
696.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Limit the HDRZ to the central city area and provide for MDRZs around the suburban shopping centres
696.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Support	Provide for 3 level dwellings as of right in MDRZs.

696.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Require independent geo-tech advice as a precondition to any development over 10 metres.
696.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Delete the waiver of QM re sunlight access for buildings over 12m.
696.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Delete the waiver of QM re sunlight access for buildings over 12m.

Kate Askew

Submitter 697

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
697.1		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.4 - Minimum building setback from the internal boundary with a residential zone	Seek Amendment	[S]eek[s] changes to Rule 15.5.2.4 relating to building setback from a Residential zone. [S]eek amendments to this rule so that a new clause b is added requiring a 5m setback from the internal boundary with a Residential Heritage Area.
697.2		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.7 - Landscaping and trees	Seek Amendment	<p>The second change... request[ed] is to [Rule] 15.5.2.7, where... consider a new clause needs to be added stating:</p> <p>A landscape strip with a minimum width of 3m shall be planted along all boundaries with a residential heritage area and shall include trees that will grow to a minimum height of 6 to 8 metres.</p>

Ann-Mary & Andrew Benton

Submitter 698

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
698.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	<p>That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or,</p> <p>If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and,</p> <p>That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and,</p> <p>That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.</p> <p>Any further or other decisions that achieve the outcomes sought by this submission, or are required as a consequence of the relief [sought].</p>
698.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<ul style="list-style-type: none"> • That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or, • If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, • That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, • That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or

				<p>access to sunlight rules <i>can</i> be notified of the required resource consents and to make submissions.</p> <ul style="list-style-type: none"> Any further or other decisions that achieve the outcomes sought by this submission, or are required as a consequence of the relief [sought].
698.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	<ul style="list-style-type: none"> That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential: and, That sunlight access be better protected by further amending the medium/high density southern boundary recession plane to 45° from 3m at the boundary: and, That neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules <i>can</i> be notified of the required resource consents and to make submissions. Any further or other decisions that achieve the outcomes sought by this submission, or are required as a consequence of the relief [sought].
698.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	<p>In recognition of the status of a Qualifying Matter,...propose introducing a resource consent requirement as a restricted discretionary activity...Subdivision will also be more restrictive, depending on the zone and area...</p> <p>Rules for the Character Areas will differ depending on the character values of each area, as well as the District Plan zone in which the character area is located. The character values that are already being used to assess any development designs submitted...are proposed to remain the same.</p>

Proposed Rules (Medium Density Residential Zone)

Activity Status	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay
Permitted	Within any Character Area Overlay, the interior conversion of an existing residential unit into two residential units.	No equivalent rule – no density limit
Controlled	<p>In a Character Area Overlay,</p> <p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p> <p>i. less than 5 metres in height; and</p>	

					<p>ii. meets the built form standards applicable to the Character Area Overlay within which it is located.</p> <p>b. Any application arising from this rule shall not be limited or publicly notified.</p>		
				Restricted Discretionary	Residential units in the Character Area Overlay that do not meet Rule 14.5.3.2.7 – Number of residential units per site – maximum of 2 residential units per site.	No density limit.	
				Restricted Discretionary	Within a Character		

					<p>Area Overlay:</p> <p>a. The demolition or removal of a building greater than 30m2 on the site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development .</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p>		
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					<p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that Character Area;</p> <p>iii. to accessory buildings that are less than 30m² and located to the rear of the main residential unit on the site and are less than 5 metres in height; iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p>		
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					c. Activities that do not meet Built Form standard 14.5.3.2.6. d. Any application arising from this rule shall not be limited or publicly notified.		
					Building height controls (dependent on the area, but the current Character Areas have 7m and 5.5 height limits proposed)	In most places, 11 metres	
					Character Areas have a range of other special limits on built form, dependent on the values of that particular Character		

					<p>Area, including:</p> <ul style="list-style-type: none">- the width of building frontages- landscaping- setbacks (larger than typical)- building coverage- outdoor living space requirement s- minimum glazing facing the street- fencing- garaging and car ports- building separation <p>Generally the built form requirement s are stricter</p>		
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				<table><tr><td></td><td><div>than the underlying zoning would otherwise allow.</div><div>If these rules are not met, resource consent is needed (restricted discretionary activity status).</div></td><td></td></tr><tr><td></td><td></td><td></td></tr></table>		<div>than the underlying zoning would otherwise allow.</div> <div>If these rules are not met, resource consent is needed (restricted discretionary activity status).</div>					
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	In High Density Zone – 400m2.									
698.5		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards	Seek Amendment	<p>In recognition of the status of a Qualifying Matter, we propose introducing a resource consent requirement as a restricted discretionary activity, to help us better protect Character Areas. While some infill development will be allowed, we will have more ability to decline a resource consent where the design of a new house, or changes to an existing house, aren’t in keeping with the Character Area.</p> <p>Subdivision will also be more restrictive, depending on the zone and area. For example, within a certain Character Area an additional house may be allowed on an existing site, or to the rear on a new site, but it may be limited to between five and eight metres (one or two storeys, depending on building design). It may require a larger garden and existing trees to be retained, with the house or houses set further back from the street and other boundaries than would be allowed for in a general suburban area.</p> <p>Rules for the Character Areas will differ depending on the character values of each area, as well as the District Plan zone in which the character area is located. The character values that are already being used to assess any development designs submitted to us are proposed to remain the same.</p> <p>Proposed Rules (Medium Density Residential Zone)</p> <table><tr><td>Activity Status</td><td>Activity within a Character Area Overlay</td><td>Activity if not in a Character Area Overlay</td></tr><tr><td></td><td></td><td></td></tr></table>	Activity Status	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay			
Activity Status	Activity within a Character Area Overlay	Activity if not in a Character Area Overlay								

				Permitted	Within any Character Area Overlay, the interior conversion of an existing residential unit into two residential units.	No equivalent rule – no density limit	
				Controlled	<p>In a Character Area Overlay,</p> <p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p> <p>i. less than 5 metres in height; and</p> <p>ii. meets the built form standards applicable to the Character Area Overlay</p>		

					<p>within which it is located.</p> <p>b. Any application arising from this rule shall not be limited or publicly notified.</p>		
				Restricted Discretionary	Residential units in the Character Area Overlay that do not meet Rule 14.5.3.2.7 – Number of residential units per site – maximum of 2 residential units per site.	No density limit.	
				Restricted Discretionary	<p>Within a Character Area Overlay:</p> <p>a. The demolition or removal of a building greater than 30m² on the</p>		

					<p>site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development .</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p> <p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that</p>		
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					<p>Character Area;</p> <p>iii. to accessory buildings that are less than 30m² and located to the rear of the main residential unit on the site and are less than 5 metres in height; iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p> <p>c. Activities that do not meet Built Form standard 14.5.3.2.6. d. Any application</p>		
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					arising from this rule shall not be limited or publicly notified.		
					Building height controls (dependent on the area, but the current Character Areas have 7m and 5.5 height limits proposed)	In most places, 11 metres	
					<p>Character Areas have a range of other special limits on built form, dependent on the values of that particular Character Area, including:</p> <ul style="list-style-type: none"> - the width of building frontages - landscaping 		

					<ul style="list-style-type: none">- setbacks (larger than typical)- building coverage- outdoor living space requirements- minimum glazing facing the street- fencing- garaging and car ports- building separation <p>Generally the built form requirements are stricter than the underlying zoning would otherwise allow.</p> <p>If these rules are not met, resource</p>		
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					consent is needed (restricted discretionary activity status).	
					Proposed Subdivision Rules	

Submitter 699

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
699.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	<p>Delete Qualifying Matter - Residential Heritage Area from the following properties.</p> <ul style="list-style-type: none"> • Armagh Street – Numbers 6, 14, 16, 20 and 22 • Gloucester Street – Numbers 4, 6, 8, 13, 14 and 19 • Rolleston Avenue – Numbers 54, 64 and 72 (excluding the Heritage Items and Setting 267 at 64 Rolleston Ave).
699.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Delete medium residential zone from 21 Gloucester Street.
699.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone 21 Gloucester Street from Medium Residential Zone to Specific Purpose (schools) zone.
699.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Reject all notified changes to 9.3.2.2.8 Policy – Demolition of scheduled historic heritage
699.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	<p>Refine 9.3.2.2.8 Policy – Demolition of heritage item</p> <p>(a) (ii) whether the extent of the work required to retain and/or repair the heritage item or buildings is of such a scale that the heritage values and integrity of the heritage item or building would be significantly compromised, <u>and the heritage item would no longer meet the criteria for scheduling in Policy 9.3.2.2.1;</u></p>
699.6		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Support	supports this alternate High Density Residential Zoning
699.8		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Oppose	<p>Delete Qualifying Matter - Residential Heritage Area from the following properties.</p> <ul style="list-style-type: none"> • Armagh Street – Numbers 6, 14, 16, 20 and 22

				<ul style="list-style-type: none"> • Gloucester Street – Numbers 4, 6, 8, 13, 14 and 19 • Rolleston Avenue – Numbers 54, 64 and 72 (excluding the Heritage Items and Setting 267 at 64 Rolleston Ave).
699.9		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Oppose	Delete Qualifying Matter - Residential Heritage Area from the following properties. <ul style="list-style-type: none"> • Armagh Street – Numbers 6, 14, 16, 20 and 22 • Gloucester Street – Numbers 4, 6, 8, 13, 14 and 19 • Rolleston Avenue – Numbers 54, 64 and 72 (excluding the Heritage Items and Setting 267 at 64 Rolleston Ave).
699.10		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Delete Qualifying Matter - Residential Heritage Area from the following properties. <ul style="list-style-type: none"> • Armagh Street – Numbers 6, 14, 16, 20 and 22 • Gloucester Street – Numbers 4, 6, 8, 13, 14 and 19 • Rolleston Avenue – Numbers 54, 64 and 72 (excluding the Heritage Items and Setting 267 at 64 Rolleston Ave).

Hilary Talbot

Submitter 700

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
700.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	<i>[Re: Englefield Heritage Area]</i> support the creation of the Heritage Area and the continuation of the character area with more stringent controls.
700.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	<i>[Re: Englefield Heritage Area]</i> support the creation of the Heritage Area and the continuation of the character area with more stringent controls.

700.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	<i>[Re: Englefield Heritage Area]</i> support the creation of the Heritage Area and the continuation of the character area with more stringent controls.
700.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Supports the retention of Heritage listed Englefield House
700.5		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	support the retention of Heritage listed Englefield House
700.6		19 - Planning Maps > 19.8 - QM - Character Areas	Support	<i>[Re: Englefield Character Area]</i> support the creation of the Heritage Area and the continuation of the character area with more stringent controls.
700.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	the drafting of these rules should be reviewed to see if a more nuanced approach to buildings in heritage areas is appropriate.

Ian McChesney

Submitter 701

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
701.1		20 - All of Plan	Seek Amendment	[Set] a 'phase in' period (perhaps 10 years) for developments under the new regulations to allow a transition period for those potentially negatively affected. Property owners on sites likely to be impacted could then have time to leave the property, or plan for modifications to their own property to mitigate any new developments. (Such a phase in time could be over-ridden if neighbours consented to a development).
701.2		14 - Residential	Seek Amendment	[Seeks that Council c]onsider developer incentives to aggregate adjoining properties (based on fair market prices) so density can be achieved in a well designed, coherent manner without adversely affecting neighbouring properties. Such incentives should go hand in hand with those to achieve better environmental standards e.g. reduced building embodied CO2.
701.3		14 - Residential > 14.5 - Rules - Medium Density Residential	Seek Amendment	Increase minimum plot sizes for plots with 3+ storey residential buildings.

		Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing		
701.4		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Increase minimum plot sizes for plots with 3+ storey residential buildings.
701.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Reduce recession plane angles to provide more sunshine access than in Auckland.
701.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Recession plane angles should be reduced for those sites bordering single storey existing properties.
701.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[That] recession planes and setbacks [are] set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties.
701.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[S]etbacks should be set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties.
701.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[S]etbacks should be set to guarantee minimum sunshine access to adjoining properties, regardless of site width of those neighbouring properties.
701.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	The proposal should increase minimum protection of green space and canopy cover. There should be no 'buying out' provision.
701.11		20 - All of Plan	Seek Amendment	The CCC should provide, and consult on, a detailed plan about how green space will be provided, particularly in HDR zones, before any changes are made to residential planning regulations.
701.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That Rattray Street in Riccarton is zoned MRZ instead of HRZ]

701.13		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That Rattray Street in Riccarton is zoned MRZ instead of HRZ] - Rattray St should be included in the MDR zone (i.e. included in the area south and west of the street).
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Helen Wilson

Submitter 702

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
702.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Decline the proposal to rezone sites to allow 2 or 3 storey townhouses.
702.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Decline the proposal to rezone sites to allow 2 or 3 storey townhouses.

Graeme Boddy

Submitter 703

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
703.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	[Requests] status of Eastern Terrace between the iron bridge adjacent Bowenvale Avenue and the footbridge at Malcolm Street to be changed from being 'Protected by being to far from public transport' to the fuller protection of being 'Part of the Character Area of the Beckenham Loop'
703.2		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Requests] status of Eastern Terrace between the iron bridge adjacent Bowenvale Avenue and the footbridge at Malcolm Street to be changed from being 'Protected by being to far from public transport' to the fuller protection of being 'Part of the Character Area of the Beckenham Loop'

WDL Enterprises Limited and Birchs Village Limited

Submitter 704

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
704.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	That the Land be retained as FUZ or all or part of it be rezoned MRZ (or an equivalent zoning). [Please see attached submission for more]
704.6		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	The Submitter's current view is that it would be most appropriate for the FUZ to apply across the Land in replacement of RNN,
704.7		19 - Planning Maps > 19.9 - Any other QMs	Oppose	That the QM Water body Setbacks be removed from the Land That the PC14 provisions be amended to give effect to the rezoning, removal of the QM Water Body Setbacks, and reflect the issues raised in this submission
704.8		20 - All of Plan	Support	[S]eeks to ensure that PC14 does not unnecessarily curb the intent of the Amendment Act and MDRS.
704.9		20 - All of Plan	Support	[S]upports application of zoning and other provisions that recognise the need to provide housing capacity and enable this to occur in an efficient manner.

Foodstuffs

Submitter 705

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
705.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Rezone 304 Stanmore Road Local Centre Zone
705.2		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant	Seek Amendment	Amend to exclude the protected tree on Stanmore Road frontage at 300,304 Stanmore Road and 9,11 Warwick Street

		trees (Christchurch City and Banks Peninsula)		
705.3		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend planning maps to rezone Section 2SO 552969 and Lot 2 DP2586 to LCZ at Pak'n Save Wainoni (186 and 204 Breezes Road and 172, 174, 178 and 182 Wainoni Road)
705.4		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Table 15.1 to be amended to Pak'n Save Wainoni (186 and 204 Breezes Road and 172, 174, 178 and 182 Wainoni Road) as a Local Centre.
705.5		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Retain Halswell Town Centre Zone as notified
705.6		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend zoning of Lot 1 DP51902 to LCZ at New World Lincoln Road (92, 94, 100 and 108 Lincoln Road)
705.7		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<p>Rezone the following sites at 159 Main North Road.</p> <p>Head Office: Amend to rezone Lot 2 DP14400 (159 Main North Rd), part of Lot 1 DP 14400 and accessway on Lot 7 DP14400 to IG. This reflects the recent PC5 decision.</p> <p>Pak'n Save: Amend to rezone Lot 5 DP3753, Lot 1 DP76152 and Part Lot 1 DP 21207 to Local Centre Zone to reflect the consented and intended uses as a PAK'n SAVE</p>
705.8		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend the centre at 159 Main North Road (Lot 5 DP3753, Lot 1 DP76152 and Part Lot 1 DP 21207) to Local Centre from Neighbourhood Centre in Table 15.1.
705.9		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Retain CCMUZ zoning for 300 and 310 Manchester St Lot 1 DP 56552 and Lot 2 DP 56552
705.10		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend the zoning of Lot 10 DP 17997 and part of Lot 13 DP 17997 at New World Ilam to LCZ.
705.11		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Amend objective to include provision for enabling more business (such as supermarkets) in or near centre zones in accordance with Objective 1, Objective 3 and Policy 1 NPS-UD.

705.12		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	Delete, or amend to: a.xi incorporate encourage measures to reduce greenhouse gas emissions from vehicular trips associated with the activity.
705.13		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Seek Amendment	Delete, or amend High trip generators a.vii. Greenhouse gas emissions: Whether measures are proposed to be implemented to encourage reduction of the greenhouse gas emissions from vehicle use associated with the activity, and the ability for any measures to reduce greenhouse gas emissions to be implemented and maintained over the lifetime of the activity.
705.14		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Seek Amendment	Regarding advice note - Delete words "yes" from columns relating to activities that are otherwise permitted in the Zone's Activity Status Table.
705.15		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Retain - specific recognition of supermarket activity in Table 15.1
705.16		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Seek Amendment	Amend one or all of this objectives associated policies to recognise that supermarkets may be located in and around centres, but have operational and functional requirements which limit their scale, form of development (to less than that anticipated)
705.17		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Seek Amendment	Amend Policy 15.2.8.1 Policy – Usability and adaptability a.v. providing sufficient setbacks and glazing at the street frontages Amend to include an exception where operational or functional requirements prevent glazing at the street frontages.

NHL Properties Limited

Submitter 706

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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706.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Rezone the site and adjoining HDRZ land to Central City Mixed Use (CCMU).
706.2		20 - All of Plan	Seek Amendment	Oppose any provisions or changes that will adversely affect the outcome of intensifying urban for to provide additional development capacity, particularly near the city and commercial centres.

Isobel Foyle

Submitter 707

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
707.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[T]he demarcation of High Density Residential zone should be redrawn much closer to Northlands Mall.
707.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[T]o rezone the area from High Density and commission a study of how suitable the land in Christchurch actually is for housing higher than two stories, especially as the Alpine Fault is now due for rupture.
707.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	To Change the zoning of High Density Zone on Paparoa Street to MDZ or RS

Lauren Gibson

Submitter 708

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
708.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	[Opposes intensification plan change and in particular for 19a Russell Street].
708.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[Opposes intensification plan change and in particular for 19a Russell Street]
708.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[Increase sunlight access]

708.4		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Opposes intensification plan change and in particular for 19a Russell Street]
708.5		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Opposes intensification plan change and in particular for 19a Russell Street]

Philippa Tucker

Submitter 709

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
709.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Amend the schedule of heritage items to include the street, housing, trees, plaques.
709.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Seek amendment to heritage layer for War Memorial Heritage Protection for Windermere Road.
709.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Amend the schedule of heritage items to include Windermere properties in heritage area
709.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the northwest side of Windermere Road is not zoned Medium Density Residential
709.5		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	That the northeast side of Windermere Road is not zoned High Density Residential
709.6		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That Windermere Road retains the operative Residential Suburban zoning]

Michelle Trusttum

Submitter 710

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
710.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Amend setback standard from north boundaries.
710.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Increase yard setbacks to boundaries adjacent to historic and character area sites.
710.3		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Include Somerfield in Special Character Overlay.
710.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[Seeks that] CCC widen its application of the sunlight qualifying matters to include the orientation of neighbouring heritage properties in established character areas and increase the set-back provisions from neighbouring northern boundaries in [Medium Density Residential Standards] areas

Andrea Williams

Submitter 711

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
711.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Amend residential zoning in Hornby from HDZ and MDZ to RS.
711.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Amend residential zoning in Hornby from HDZ and MDZ to RS.

Robyn Pollock

Submitter 712

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
712.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Reduce permitted building height in Hornby
712.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Six storey buildings should be concentrated in a discrete area rather than scatter them amongst older established suburbs

Girish Ramlugun

Submitter 713

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
713.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
713.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
713.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
713.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
713.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.

713.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
713.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
713.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
713.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
713.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
713.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
713.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Russell Stewart

Submitter 714

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
714.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
714.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

714.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
714.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
714.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
714.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
714.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
714.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres

Sara Campbell

Submitter 715

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
715.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
715.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

715.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
715.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
715.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council remove this qualifying matter.
715.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council remove this qualifying matter.
715.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and that the council remove this qualifying matter.
715.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and that the council remove this qualifying matter.
715.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council remove this qualifying matter.
715.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council remove this qualifying matter.
715.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
715.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Wigram Lodge (2001) Limited

Submitter 716

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
716.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[Seeks that] the NPS-UD is properly and fully given effect to through the provisions and zoning of PC14 through the intensification of development.
716.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Seeks that] the NPS-UD is properly and fully given effect to through the provisions and zoning of PC14 through the intensification of development.
716.3		15 - Commercial	Support	[Seeks that] the NPS-UD is properly and fully given effect to through the provisions and zoning of PC14 through the intensification of development.
716.4		6 - General Rules and Procedures	Seek Amendment	[Seeks that the NPSUD be given proper effect to through provisions and zoning that increase development capacity for residential and business use]. the submitter seeks any other additional or consequential relief to the District Plan, including but not limited to, the maps, issues, objectives, policies, rules, controls/discretions, assessment criteria and explanation that will give effect to the matters raised in this submission and the relevant planning legislation.

Jonty Coulson

Submitter 717

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
717.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
717.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
717.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards >	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that

		14.6.2.7 - Landscaped area and tree canopy cover		the council retains the tree canopy requirement and contributions plan.
717.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
717.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
717.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
717.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
717.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
717.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
717.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
717.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
717.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Gareth Holler

Submitter 718

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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718.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
718.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
718.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
718.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	I support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
718.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	I oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
718.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	I oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
718.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	I oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
718.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	I oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
718.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	I oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
718.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	I oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
718.11		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Focus housing intensification within the Four Avenues. Development of a range of high-density housing / apartment options to varying specifications should be encouraged in the CBD and not suburbia.

Andrew Cockburn

Submitter 719

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
719.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
719.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
719.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
719.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
719.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
719.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
719.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
719.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
719.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.

719.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
719.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
719.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Mitchell Coll

Submitter 720

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
720.1		14 - Residential	Seek Amendment	Submission seeks additional two rules to improve visual interest in buildings: <ol style="list-style-type: none"> 1. Add a rule requiring that at least every 6m width of a street facing façade have a minimum 400mm step in the building line. 2. Add a rule requiring that each street facing frontage, a minimum area of the facade to protrude must intrude by a at least 200mm.
720.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Seek amendment to Building definition sub clause (f) to clarify if referring to plan area or vertical surface area.
720.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Seeks amendment of subclause (o) of the "Building" definition to clarify what roof includes within the definition.
720.4		6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Seek Amendment	Seeks that the maximum building heights for scheduled activities in clause 6.5.4.2.1 be consistent with surrounding zones.

720.5		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Amend Table 7.5.7.1(a) [Minimum requirements for private ways and vehicle access] back to 3m for minimum legal width and 2.7m for minimum formed width.
720.6		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	Seeks increasing the thresholds [earthworks volume and depth] limits to a much higher level or at least streamlining the process for these simple resource consents.
720.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Seeks additional rules be added: <ol style="list-style-type: none"> 1. Rule requiring that at least every 6m width of a street facing façade have a minimum 400mm step in the building line. 2. Rule requiring that each street facing frontage, a minimum area of the facade to protrude must intrude by a at least 200mm.
720.8		7 - Transport > 7.5 - Appendices > 7.5.1 - Appendix 7.5.1 Parking space requirements	Seek Amendment	If a garage is provided, it should be of a size that allows for an 85 th percentile car to be parked in it.
720.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	1. The Residential Design Principles should be considered when <u>any</u> breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
720.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Rewrite subclause (c) to, “Eaves, roof overhangs and / or guttering up to a total of 300mm (300mm or 500mm?) in width from the outside extent of a building shall not be included in the building coverage calculation.”
720.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seeks that the more restrictive recession plane be applied where a site abuts a lower density zone site boundary.
720.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Add a subclause to (b) reading, “ <i>the upper 50% of a gable roof, measured vertically</i> ”, with an appropriate illustration to remove ambiguity.
720.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seeks to amend b(i) so that the recession plane applies to road boundaries where streets are narrow and a building close to the road can impact on the adjoining property's sunlight.

720.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Add a further subclause to 14.5.2.7 to restrict garage doors opening beyond a site boundary.
720.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Rewrite (a)(iv) to, <i>“Only for side and rear boundaries where the building/s shall be no greater than 3 metres in height above ground level, and have a total length that does not exceed 6.2m.”</i> [Amendment sought is for the 10 length to be changed to 6.2m]
720.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amendment	1. Add a further subclause to clause (i) reading, <i>“be contained within the property boundaries.”</i>
720.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amendment	Rule 14.5.2.8 (i)(i) Outlook Space per Unit 1. Rewrite the subclause to, <i>“be clear and unobstructed by buildings or fences (excluding any doors or windows opening into an outlook space from the principal living room); and”</i>
720.18		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	Rule 14.5.2.9 (a) - Street Scene Amenity and Safety - Fences Rewrite the rule to, “Any fencing provided shall meet the following standards, being the maximum permitted height above the minimum floor level.” Rewrite the rule heading to, “Fencing and Screening”.
720.19		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	1. Amend subclause (c) from 12m to 6m 2. The area is measured on the visible interior faces of walls. This is the area of wall that occupants experience so it is a more realistic measure. 3. The area of measurement is more clearly defined, is it from finished floor level to finished ceiling level, or from ground level? 4. That the area calculation excludes any garage walls. This is the approach taken by, for example, the Selwyn District Council.

				5. Amend subclause (e) from 17.5% to 15%.
720.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Seek Amendment	1. Amend subclause (a) from 30% to 45% LRV.
720.21		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amendment	1. Amend subclause (a) to require outdoor units visible from the street to be screened.
720.22		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	<p>Street Facing Facades</p> <ol style="list-style-type: none"> 1. Add a rule requiring that at least every 6m width of a street facing façade have a minimum 400mm step in the building line. 2. Within each street facing frontage, a minimum area of the facade to protrude must intrude by a at least 200mm.
720.23		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	If a garage is provided, it should be of a size that allows for an 85 th percentile car to be parked in it
720.24		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	1. The Residential Design Principles should be considered when <u>any</u> breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
720.25		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Seek Amendment	1. The Residential Design Principles should be considered when <u>any</u> breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
720.26		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	<p>Amend subclause (a) to, “<i>Buildings must not exceed the height above ground level in the table below:</i></p> <p><i>Bordering the City Centre Zone: 22m</i></p>

				<p><i>Bordering a Town Centre: 16m</i></p> <p><i>Neighbouring a Town Centre at Riccarton, Hornby or Papanui: 18m</i></p> <p><i>Bordering a Local Centre: 12m</i></p> <p><i>Bordering a Neighbourhood Centre: 12m</i></p> <p><i>These heights are indicative and require further research to ensure their suitability.</i></p>
720.27		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	1. Amend subclause (b) to, <i>“Residential units shall not be less than the maximum height permitted in the MRZ.”</i>
720.28		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Add a subclause to (b) reading, <i>“the upper 50% of a gable roof, measured vertically”</i> , with an appropriate illustration to remove ambiguity.
720.29		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Change the rule so it applies along road boundaries. Amend subclause (c)(i) to, <i>“A boundary with a road where the property boundary across the road is further than (a distance to be determined).”</i>
720.30		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Add a further subclause to restrict garage doors to those that do not extend past the property boundary.
720.31		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Develop a mechanism where public property can accommodate tree planting, for example a financial contribution to aid in street planting upgrades in lieu of building setbacks.
720.32		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Rewrite subclause (b)(iii) to, <i>“Front boundary setbacks: Eaves, roof overhangs and / or guttering to a total maximum of 300mm in width measured from the outside extent of a building.”</i>

720.33		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amendment	<p>Rule 14.6.2.4 (i) - Outlook Space</p> <p>Add a further subclause to subclause (i) reading, “be contained within the property boundaries.”</p>
720.34		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amendment	<p>Rule 14.6.2.4 (i)(i) Outlook Space</p> <p>Rewrite the subclause to, “<i>be clear and unobstructed by buildings or fences (excluding any doors or windows opening into an outlook space from the principal living room); and</i>”</p>
720.35		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	<p>Amend the clause to read, “<i>Residential units above 12 metres in height above ground level must be separated from any other residential units on the same site by at least 10 metres measured horizontally, except where a common wall is included.</i>”</p>
720.36		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	<p>Rule 14.6.2.6 (a)</p> <p>Rewrite the rule to, “<i>Any fencing provided shall meet the following standards, being the maximum permitted height above the minimum floor level.</i>”</p>
720.37		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	<p>Rule 14.6.2.8</p> <ol style="list-style-type: none"> 1. Amend subclause (c) from 12m to 6m 2. The area be measured on the visible interior faces of walls. This is the area of wall that occupants experience so is a more realistic measure. 3. The area of measurement be more clearly defined, is it from finished floor level to finished ceiling level, or from ground level? 4. That the area calculation exclude any garage walls.

				5. Amend subclause (e) from 17.5% to 15%.
720.38		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	<p>14.6.2.11 (a)(i)</p> <p>Amend subclause (a)(i) to, “Each residential unit shall have sufficient accessible, useable and screened space for the storage and use of three wheelie bins, or provision for shared waste storage facilities.”</p>
720.39		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Amend subclause (a) to, “The maximum building coverage must not exceed 60% of the net site area.”
720.40		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Rewrite subclause (a)(i) to, “Eaves, roof overhangs and / or guttering up to a total of 300mm in width from the outside extent of a building shall not be included in the building coverage calculation.”
720.41		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Amend subclause (a)(ii)(C) to, “A minimum development site dimension of 12m is achieved; and.”
720.42		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Seek Amendment	Amend subclause (a) to require outdoor units visible from the street to be screened.
720.43		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Seek Amendment	Amend subclause 14.8.3.2.2(a) back to 250m ² .
720.44		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone >	Seek Amendment	Amend subclause 14.8.3.2.4(a) back to 60%.

		14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage		
720.45		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	Add a subclause to 15.2.4.1 limiting building height along the <i>Te Papa Otakaro</i> corridor, and implement appropriate built form standards.
720.46		8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules	Seek Amendment	[Seeks that a]ll attached buildings to be subdivided under Unit Title and not Fee Simple.
720.47		20 - All of Plan	Seek Amendment	That the Christchurch City Council take this opportunity when the District Plan is being rewritten to require buildings to calculate their lifetime carbon footprint and be required to not exceed a sinking lid maximum.
720.48		14 - Residential	Seek Amendment	Seeks an additional built form rule that includes minimum garage dimensions to ensure at least a 85th percentile vehicle can park inside the garage.
720.49		14 - Residential	Seek Amendment	Seeks amendment so that Residential Design Principles are assessed as part of a resource consent application whenever a resource consent is triggered.
720.50		14 - Residential	Seek Amendment	Seek amendment to add a subclause (b) to read, “Unless c. applies, buildings must not exceed 12 metres in height above ground level, except that 50% of a building’s roof in elevation, measured vertically from the junction between wall and roof, may exceed this height by 1 metre, where the entire roof slopes 30° or more, as shown on the following diagram:.”
720.51		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Submission seeks additional two new Standards be introduced to improve visual interest in buildings: <ol style="list-style-type: none"> 1. Add a rule requiring that at least every 6m width of a street facing façade have a minimum 400mm step in the building line. 2. Add a rule requiring that each street facing frontage, a minimum area of the facade to protrude must intrude by a at least 200mm.

Submitter 721

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
721.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.
721.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter... seek[s] that the council drop this qualifying matter.
721.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
721.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
721.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
721.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
721.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
721.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter...seek[s] that the council drop this qualifying matter.
721.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.

721.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.
721.11		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy... seek[s] that the council retains the tree canopy requirement and contributions plan.

Nick Leslie

Submitter 722

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
722.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
722.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
722.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
722.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Brooksfield Limited

Submitter 723

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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723.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Enable full zoning of MDZ to be enabled throughout city
723.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support High Density development in line with the NPS-UD
723.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[R]eject, refuse, or otherwise decline the Low Public Transport Accessibility Area Qualifying Matter and consequently implement the MDRS requirements to all Medium Density Residential zones, as directed by the Central Government through the Amendment Act.
723.4		19 - Planning Maps > 19.9 - Any other QMs	Oppose	[R]eject, refuse, or otherwise decline the Low Public Transport Accessibility Area Qualifying Matter and consequently implement the MDRS requirements to all Medium Density Residential zones, as directed by the Central Government through the Amendment Act.
723.5		15 - Commercial	Support	[Retain] 6 to 10 storeys for residential buildings near commercial centres.
723.6		19 - Planning Maps	Support	t the NPS-UD is properly and fully given effect to through the provisions and zoning of PC14 through the intensification of development through enabling plan provisions and an increase in development capacity for residential and business use across the district.

Alan Murphy

Submitter 724

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
724.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]upport[s] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy...seek[s] that the council retains the tree canopy requirement and contributions plan.
724.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Low Public Transport Accessibility Area Qualifying Matter...seek[s] that the council drop this qualifying matter.

724.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
724.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
724.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
724.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[O]ppose[s] the Sunlight Access Qualifying Matter.. seek[s] that the council drop this qualifying matter.
724.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.
724.8		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports high-density housing near the city and commercial centres. Seeks that the council enable 6 to 10 storeys for residential buildings near commercial centres.
724.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	

Sophie Burt

Submitter 725

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
725.1		15 - Commercial > 15.5 - Rules – Local Centre Zone	Seek Amendment	Addington should be included a Local Centre Zone
725.2		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Seek Amendment	Addington should be a Mixed-Use Zone

725.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Precincts within the Medium-Density Residential Zone should each have a Regeneration Framework Plan and have regulatory, comprehensive community engagement.
725.4		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Addington should be included a Local Centre Zone
725.5		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Addington should be a Mixed-Use Zone

Michele McKnight

Submitter 726

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
726.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	[Seeks] the council to mak[e] Gwynfa Ave and any other similiar streets on this hill ... a special character overlay area
726.2		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Seeks] the council makl[e] Gwynfa Ave and any other similiar streets on this hill ..an area with little public transport [QM Low Public Transport Accessibility overlay]
726.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Seeks] the council, to remove Gwynfa Ave and any other similiar streets on this hill from the medium density proposal
726.4		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Seeks] the council to mak[e] Gwynfa Ave and any other similiar streets on this hill ... a special character overlay area

Birdie Young

Submitter 727

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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727.1		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
727.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
727.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
727.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
727.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
727.6		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain] high-density housing near the city and commercial centres.
727.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[Retain provisions that] enable 6 to 10 storeys for residential buildings near commercial centres.
727.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
727.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
727.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
727.11		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

Sutherlands Estates Limited

Submitter 728

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
728.1		19 - Planning Maps > 19.10 - Any other zones	Support	Retain the Future Urban Zoning of Lot 101DP 570868, being the development block located at the end of James Mackenzie Drive.
728.2		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Seeks that] all of the residential properties that front Storr Close, Glendore Drive, James Mackenzie Drive and Sutherlands Road to Future Urban should be in the Low Public Transport QM.
728.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Seek Amendment	Amend to rule to make it clear that reserves that are vested to Council with enhancements can offset the tree canopy rules for the development.
728.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Make clearer in the plan how the costs have been attributed and whether it is GST inclusive
728.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network. How will compliance be measured? Will Council report on the compliance of the tree canopy rules and what projects the financial contributions go towards?
728.6		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.

				<p>How will compliance be measured?</p> <p>Will Council report on the compliance of the tree canopy rules and what projects the financial contributions go towards?</p>
728.7		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Seek Amendment	<p>Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.</p> <p>How will compliance be measured?</p> <p>Will Council report on the compliance of the tree canopy rules and what projects the financial contributions go towards?</p>
728.8		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Amend the standard to make it clear that there is no minimum allotment size in the FUZ zone around existing buildings
728.9		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	<p>Rule 6.10A.4.1.1 P2</p> <p>Amend the rule so that only the 15% street tree canopy requirement is applicable to a vacant lot greenfield subdivision. Delete Activity specific standards – Tree canopy cover clause (a) and (b), and amend clause (d) to only refer to the 15% road corridor cover</p>
728.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone all of the residential properties that front Storr Close, Glendore Drive, James Mackenzie Drive and Sutherlands Road to Future Urban
728.11		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone all of the residential properties that front Storr Close, Glendore Drive, James Mackenzie Drive and Sutherlands Road to Future Urban

Independent Producers Limited

Submitter 729

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
729.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	The submitter requests that Council amend the zoning of 330, 250 and 232 Styx Mill Road (Lot 4 DP 311370, Lot 5 DP 311370, Lot 6 DP 311370) from Rural Urban Fringe to Future Urban Zone, without the Air Noise Contour overlay.
729.2		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	The submitter requests that Council amend the zoning of 330, 250 and 232 Styx Mill Road (Lot 4 DP 311370, Lot 5 DP 311370, Lot 6 DP 311370) from Rural Urban Fringe to Future Urban Zone, without the Air Noise Contour overlay.
729.3		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	The submitter requests that Council amend the zoning of 330, 250 and 232 Styx Mill Road (Lot 4 DP 311370, Lot 5 DP 311370, Lot 6 DP 311370) from Rural Urban Fringe to Future Urban Zone, without the Air Noise Contour overlay.

Gwynfa Ave Residents Association

Submitter 730

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
730.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks that] the Council exclude Gwynfa Ave from increased residential density and ask them to also consider other private hill lanes who will be facing many of the same issues.
730.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Seeks that Council retain operative Residential Hills zoning on Gwynfa Ave, Cashmere]

Heather McVicar

Submitter 731

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
731.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Remove the 'walkable catchment of the city centre' from Salisbury Street to Bealey Ave, including Peacock Street.

Antony Ellis

Submitter 732

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
732.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[E]ndors[es] the extend of the character area overlay in Cashmere

Michael Hall

Submitter 733

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
733.1		14 - Residential	Support	Supports the plan change for intensification
733.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
733.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
733.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
733.5		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

733.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
733.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
733.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
733.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
733.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
733.11		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
733.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
733.13		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Retain] high-density housing near the city and commercial centres.

Marie Byrne

Submitter 734

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
734.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	[Seeks] area in Phillipstown Cashel Street to Ferry Road, Bordesley Street to Nursery Road be considered for a heritage area and subsequently a qualifying matter.
734.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[Seeks] Medium Density Residential area in Phillipstown Cashel Street to Ferry Road, Bordesley Street to

				Nursery Road be considered for a heritage area and subsequently a qualifying matter.
734.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[Seek] adding an interface between heritage properties and residential areas
734.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[Seek] adding an interface between heritage properties and residential areas
734.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Increase the height threshold for sunlight recession minimums.
734.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Increase the height threshold for sunlight recession minimums.
734.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Increase the Residential Industrial Interface.

Paula Rowell

Submitter 735

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
735.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Seeks that apartment blocks are not allowed in Merivale
735.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seeks that apartment blocks are not allowed in Merivale
735.3		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Seeks that apartment blocks are not allowed in Merivale

Hannah Wilson Black

Submitter 736

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
736.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose High Density [without more stringent recession plane controls]
736.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Stronger protections for the sunlight access of neighbouring properties where development may occur.

Christian Jordan

Submitter 737

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
737.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Apply MDRS zone across all areas of the City.
737.2		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	There should be no minimum section size for a vacant lot in any urban residential zone if a compliant house can be shown to fit (no requirement for consent or actual building for title to be issued).
737.3		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Remove QM-Airport Noise as a restriction on application of MDRS zone.
737.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Remove QM- Airport Noise as a restriction on the implementation of MDRS zone
737.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Remove QM- Low PT from plan in all areas.
737.6		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove QM- Low PT from plan in all areas.
737.7		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	Remove Tsunami Management Area.
737.8		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	The mixed use zone should not apply between Blenheim Rd and the Railway track. The zone is otherwise a positive change.

737.9		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	This plan review should not be used to remove any Historic Sites from the register even if the site is damaged or destroyed.
737.10		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	Retain character areas across the city. These character areas should have recession plane, building height and setback rules similar to the operative plan
737.11		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain character areas across the city. These character areas should have recession plane, building height and setback rules similar to the operative plan
737.12		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Add these areas to Special Character QM. Additional character areas of importance that should be included are: All of the Special Amenity Areas from the 1995 City Plan not already character areas including in particular: Fendalton SAM 8 and 8A Deans Bush SAM 7 and AOPawa SAM 5 St James SAM 16 (plus Windermere Rd) Also the following larger areas which were not SAMs:- Knowles, Rutland, Papanui, Dormer- Normans, Papanui, Blighs, railway line- Gloucester, Woodham, Trent, England
737.13		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.4 - Sunlight and outlook at boundary with a residential zone and road	Seek Amendment	Seeks that the recession plane that applies to the industrial side of any industrial/residential boundary should comply with residential zone recession planes.
737.14		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.6 - Landscaped areas	Seek Amendment	Seeks that where any industrial building is located within 10m of a residential boundary a landscaping strip with trees and planting at least 3m wide should be included on the industrial site.
737.15		16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial	Seek Amendment	Seeks that the recession plane that applies to the industrial side of any industrial/residential boundary should comply with residential zone recession planes.

		Heavy Zone > 16.5.2.4 - Sunlight and outlook at boundary with a residential zone		
737.16		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.5 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Seeks that the recession plane that applies to the industrial side of any industrial/residential boundary should comply with residential zone recession planes.
737.17		16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.6 - Landscaped areas	Seek Amendment	Seeks that where any industrial building is located within 10m of a residential boundary a landscaping strip with trees and planting at least 3m wide should be included on the industrial site.
737.18		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.7 - Landscaped areas	Seek Amendment	Seeks that where any industrial building is located within 10m of a residential boundary a landscaping strip with trees and planting at least 3m wide should be included on the industrial site.
737.19		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.1 - Maximum height for buildings	Seek Amendment	Seeks a height restriction of 8m for 20m along a residential boundary.
737.20		16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.1 - Maximum height for buildings	Seek Amendment	Seeks a height restriction of 8m for 20m along a residential boundary.
737.21		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.1 - Maximum height for buildings, fences and screening structures	Seek Amendment	Seeks a height restriction of 8m for 20m along a residential boundary.
737.22		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seeks a qualifying matter requiring an assessment of the heritage value of any pre 1940 building intended for demolition with options considered for retention and reuse should be a requirement.

Pim Van Duin

Submitter 738

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
738.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
738.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
738.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
738.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
738.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
738.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
738.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
738.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Seeks the Council drops Sunlight Access qualifying matter.
738.9		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
738.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
738.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

North Beach Residents Association

Submitter 739

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
739.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Clarify Plan Change 14 Qualifying matters and Coastal hazard areas and the interaction and relationship to PC12. Proxy use of PC14 to enact parts of PC12. [Clarify] [a]lignment of PC14 Qualifying matters and objectives of PC12.
739.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Reservations about the continued use of RPC 8.5 and 8.5+ to inform planning maps, given the now internationally recognised unlikely status.
739.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seek that qualifying matters relating to Coastal Hazards (including tsunami) do not unduly restrict intensification in coastal areas.

Woolworths

Submitter 740

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
740.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Delete Chapter 6.10A in its entirety, and associated Planprovisions (including but not limited to):- 8.3, 8.5.1 and 8.7.12;- HDZ Rule 14.6.2.7 / 14.6.1.3 (RD13), and- MDZ Rule 14.5.2.2 / 14.5.1.3 (RD24
740.2		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Seek Amendment	Amend the zoned boundaries and North Halswell ODP associated with the Town Centre Zone and High Density Residential Zone
740.3		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Except as otherwise modified by this submission,including amended zoned boundaries associatedwith the North Halswell Town Centre zone and StAlbans (Neighbourhood / Local) Centre zone,retain amended residential zoning andnomenclature.

740.4		19 - Planning Maps > 19.1 - MRZ Zoning	Support	Except as otherwise modified by this submission, including amended zoned boundaries associated with the North Halswell Town Centre zone and St Albans (Neighbourhood / Local) Centre zone, retain amended residential zoning and nomenclature.
740.5		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support amendments to Table 15.1 of Policy 15.2.2.1 in so far as these reflect National Planning Standards nomenclature.
740.6		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend Table 15.1 to elevate the St Albans Centre from Neighbourhood to Local Centre (Small)
740.7		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend zoning of the St Albans Centre from Neighbourhood to Local Centre (Small)
740.8		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	<p>Amend Policy 15.2.4.2(a)</p> <p>a. Require new development to be well designed and laid out by:</p> <p>viii. achieving a visually attractive setting when viewed from the street and other public spaces, that embodies a human scale and fine grain, while managing effects on adjoining environments; and...</p> <p>x. increasing the prominence of buildings on street corners;</p> <p>xi. ensuring that the design of development mitigates the potential for adverse effects such as heat islands, heat reflection or refraction through glazing, and wind-related effects;</p> <p>xii. ensuring that the upper floors (including roof form and associated mechanical plant) are well modulated and articulated to provide visual interest to the building when viewed from beyond the Central City or from adjacent buildings above; and</p>
740.9		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend the zoned boundaries and ODP for North Halswell associated with the Town Centre Zone and High Density Residential Zone

Lower Cashmere Residents Association

Submitter 741

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
741.1		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Seek Amendment	[That the removal] of mature trees [is] not allowed.
741.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[That the removal] of mature trees [is] not allowed
741.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Make Cashmere View St a heritage street.
741.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Make Cashmere View St a heritage street.
741.5		20 - All of Plan	Seek Amendment	The Opawaho Heathcote River corridor be designated as an area of special significance and area.

Harang Kim

Submitter 742

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
742.1		20 - All of Plan	Oppose	Building more than 3 storey buildings will require much higher degree of infrastructure and town planning for sewer, stormwater, water, and traffic, etc. The high to medium density buildings will need elevators, heavier foundation, increase of traffic volume (as there is no public transport available other than bus service), and Christchurch is built on swamp. So it is not aligned with the national managed retreat plan.

742.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Oppose	Three times more density does not fit within 'Medium' density definition.
742.3		20 - All of Plan	Oppose	[Seek] ethical holistic development [for Christchurch] with balanced country development. It is an urban myth that high density will address housing issue and homelessness.

Matthew Gibbons

Submitter 743

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
743.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[T]he low public transport accessibility area should go.
743.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Higher density near the airport should be allowed - people can install sound proofing. Perimeter block housing should be easier.
743.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Higher density near the airport should be allowed - people can install sound proofing. Perimeter block housing should be easier.
743.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	No new heritage areas should be allowed as they restrict development in parts of Christchurch where people want to live. A good rule would be that for every house added to a heritage area another is removed.
743.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Removal of recessional planes and setbacks is good... Setbacks are not desirable. Hence 14.6.2.2.b should be removed. So should 14.6.2.2.c. iv A and B.

743.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Removal of recessional planes and setbacks is good... Setbacks are not desirable. Hence 14.6.2.2.b should be removed. So should 14.6.2.2.c. iv A and B.
743.7		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Removal of recessional planes and setbacks is good... Setbacks are not desirable. Hence 14.6.2.2.b should be removed. So should 14.6.2.2.c. iv A and B.
743.8		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Zone more HDZ.

Cliff Mason

Submitter 744

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
744.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Retain all proposed Qualifying Matters]
744.2		20 - All of Plan	Seek Amendment	[That] an assessment of the carrying capacity of the environment of Christchurch City and its immediate surrounding area [is undertaken]

Richmond Residents and Business Association (We are Richmond)

Submitter 745

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
745.1		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Seek that SAMS and Suburban Character Areas are retained.

745.2		20 - All of Plan	Support	Retain plan change approach adopted arising from locally derived consultation; not one size-fits-all approach.
745.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Retain provisions to protect loss of trees and vegetation]
745.4		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Seek that SAMS and Suburban Character Areas are retained.
745.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Seek that SAMS and Suburban Character Areas are retained.

Simon Fowke

Submitter 746

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
746.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Do not Re-Zone Paparoa Street to Medium Density
746.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Do not Re-Zone Paparoa Street to High Density

Joshua Wilson Black

Submitter 747

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
747.1		19 - Planning Maps > 19.9 - Any other QMs	Support	Retain the Sunlight Access qualifying matter
747.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Retain the sunlight access qualifying matter

Karen Fowke

Submitter 748

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
748.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Reject Medium Density Dwellings in Paparoa Street
748.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Reject High Density Dwellings in Paparoa Street

Ryman Healthcare Limited

Submitter 749

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
749.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[That] 20 Radcliffe Road, Northwood (Northwood site) is rezoned from proposed Town Centre Zone (TCZ) to High Density Residential (HRZ)
749.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] 20 Radcliffe Road, Northwood (Northwood site) is rezoned from Town Centre Zone (TCZ) to High Density Residential (HRZ)
749.3		15 - Commercial > 15.15 - Appendices > 15.15.1 - Appendix - Town Centre Zone (Belfast/Northwood) Outline Development Plan	Oppose	[S]eeks the removal of the Town Centre Zone (Belfast Northwood) Outline Development Plan (Appendix 15.15.1) (ODP), and the associated policy and rules.
749.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[T]hat the built form standard inserted by PC14 should carry over the [20 metre] height limit approved for the Park Terrace site [78 Park Terrace] through the Replacement Plan process. [For example]: a) Buildings must not exceed 14 metres in height above ground level. <u>The maximum height of any building does not apply to</u>

				<p><u>the following land where a maximum building height of 20 metres shall apply to buildings for a retirement village:</u></p> <p><u>i. Lot 1 DP 77997 CT CB46D/74;</u></p> <p><u>ii. Town Section 118 DP 3780; and</u></p> <p><u>iii. Town Section 119 DP 3780.</u></p>
749.5		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That] 20 Radcliffe Road, Northwood (Northwood site) is rezoned from Town Centre Zone (TCZ) to High Density Residential (HRZ)
749.6		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	The provisions applicable to the HRZ are amended to better enable retirement villages
749.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Not Stated	Seeks to ensure that the amendments to the controls under PC13 not more restrictive than the operative District Plan as it applies to 78 Park Terrace, 100-104 Park Terrace and 20 Dorest Street.

Christchurch City Council

Submitter 751

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.1		1 - Introduction	Seek Amendment	Please see attached documentation.
751.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Seek Amendment	Amend the definition of "Comprehensive Residential Development" as follows: "Comprehensive residential development in relation to the Residential New Neighbourhood Zone , means a development of three four or more residential units which have been, or will be, designed, consented and constructed in an integrated manner (staged development is not precluded). It may include a concurrent or subsequent subdivision component."
751.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Seek Amendment	Add the following definition to the District Plan- <u>Intensification means, in relation to Policies 5.2.2.5.1 and 5.2.2.5.2, development that results in a net increase in the number of residential units and/or potential for increased occupancy within a site.</u>

751.4		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Remove [all definitions that relate to the] Meadowlands Exemplar overlay: <ul style="list-style-type: none"> Context and sight analysis (meadowlands) Future development allotment (meadowlands) Neighbourhood plan (meadowlands)
751.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	<ol style="list-style-type: none"> 1. Amend [definition of] Building Base as follows: In respect to the City Centre and Central City Mixed Use Zones, means any part of any building that is below the maximum permitted height <u>for the building base</u> for that type of building in the zone. 2. Amend [definition of] Building Tower as follows: In respect to the City Centre and Central City Mixed Use Zones, means the part of any building that is above the maximum permitted height <u>for the building base</u> for that type of building in the zone...
751.6		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Seek Amendment	[Amend NC3]: "except that permitted or controlled in Rule 14.4.1 <u>and Rule 14.7.1.</u> "
751.7		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Seek Amendment	Add the following policy heading - <u>5.2.2.5 Policies for managing risk within Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area</u>
751.8		15 - Commercial > 15.11 - Rules - City Centre Zone >	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.

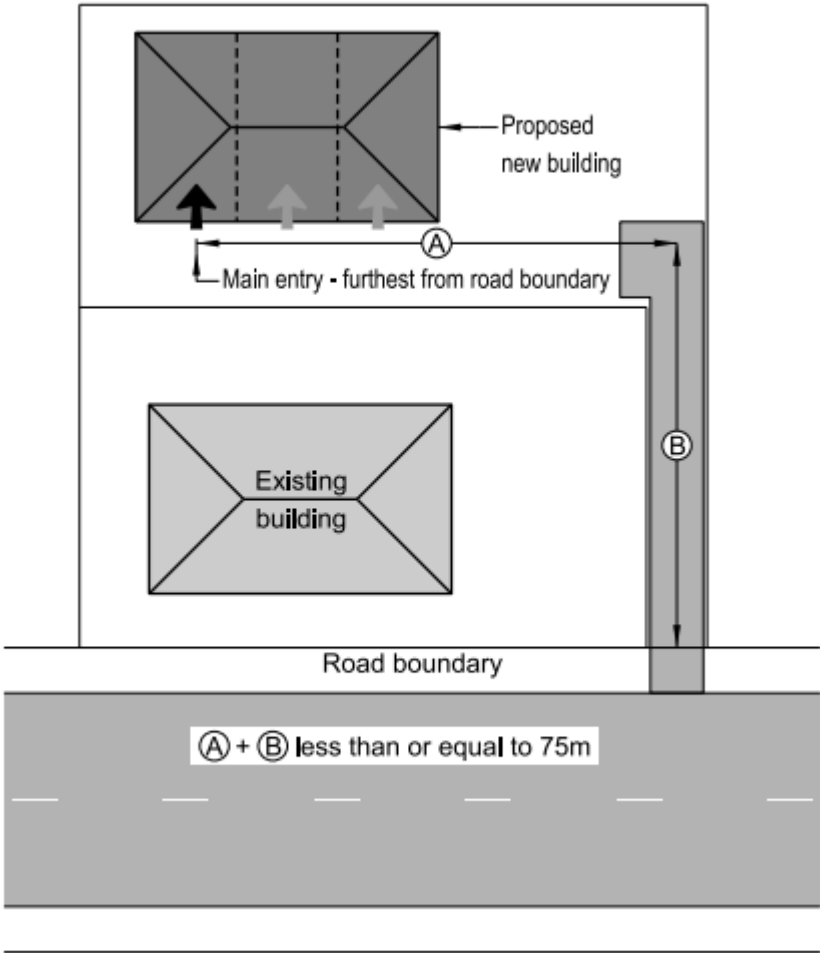
		15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks		
751.9		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.
751.10		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.
751.11		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.
751.12		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.

		- Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage		
751.13		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.
751.14		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Seek Amendment	[Clarify] that the building base [is] the part of the building below the base height (either 17m or 28m) and that the tower would be the part above it.
751.15		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 -	Seek Amendment	[Clarify that t]he proposed Tsunami Management Area qualifying matter will [also] extend over properties zoned Residential Hills

		Policy - Managing development within Qualifying Matter Tsunami Management Area		
751.16		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Seek Amendment	Amend NC3 a.: <u>'Where located within the Residential Suburban, Residential Suburban Density Transition, or Residential Hills zones,</u> development, subdivision and land use that would provide for residential intensification of any site within the Qualifying Matter Tsunami Management Area except that permitted or controlled in Rule 14.4.1 and Rule 14.7.1'
751.17		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	[Amend Policy as follows]: a. Within the Tsunami Management Area Qualifying Matter <u>inresidential zones,</u> avoid development, subdivision and land use that would provide for intensification of any site. unless the risk to life and property is acceptable.
751.18		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application	Seek Amendment	Amend qualifying matter provisions to the extent needed to ensure they are within the scope authorised for an Intensification Planning Instrument by the RMA, having regard to relevant case law as might be applicable at the time of consideration.

		of qualifying matters																																
751.19		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Seek Amendment	<p>Amend Rule 6.10A.4.2.1, Table 1 by adding a column with minimum soil area widths for various tree size classes as shown in red below:</p> <p>Table 1 - Tree size classes with their corresponding height and projected canopy</p> <table border="1"> <thead> <tr> <th><u>Tree size classes</u></th><th><u>Tree height (m)</u></th><th><u>Projected tree canopy cover at maturity (m²)</u></th><th><u>Land area (m²) and soil volume (m³) required*</u></th><th><u>Minimum dimension of planting area berm</u></th></tr> </thead> <tbody> <tr> <td><u>Small</u></td><td><u>0-5</u></td><td><u>10</u></td><td><u>3.8 *</u></td><td><u>1.5m</u></td></tr> <tr> <td><u>Medium</u></td><td><u>6-12</u></td><td><u>67</u></td><td><u>25.5 *</u></td><td><u>2m</u></td></tr> <tr> <td><u>Large</u></td><td><u>13-20</u></td><td><u>186</u></td><td><u>70.8 *</u></td><td><u>2.5m</u></td></tr> <tr> <td><u>Very Large</u></td><td><u>20+</u></td><td><u>250</u></td><td><u>95.4 *</u></td><td><u>3m</u></td></tr> <tr> <td><u>Average tree size</u></td><td><u>-</u></td><td><u>130</u></td><td><u>50.0 *</u></td><td><u>n/a</u></td></tr> </tbody> </table> <p><i>* Soil volume required for a tree/tree roots (m³) equals the land area (m²) x 1m depth.</i></p>	<u>Tree size classes</u>	<u>Tree height (m)</u>	<u>Projected tree canopy cover at maturity (m²)</u>	<u>Land area (m²) and soil volume (m³) required*</u>	<u>Minimum dimension of planting area berm</u>	<u>Small</u>	<u>0-5</u>	<u>10</u>	<u>3.8 *</u>	<u>1.5m</u>	<u>Medium</u>	<u>6-12</u>	<u>67</u>	<u>25.5 *</u>	<u>2m</u>	<u>Large</u>	<u>13-20</u>	<u>186</u>	<u>70.8 *</u>	<u>2.5m</u>	<u>Very Large</u>	<u>20+</u>	<u>250</u>	<u>95.4 *</u>	<u>3m</u>	<u>Average tree size</u>	<u>-</u>	<u>130</u>	<u>50.0 *</u>	<u>n/a</u>
<u>Tree size classes</u>	<u>Tree height (m)</u>	<u>Projected tree canopy cover at maturity (m²)</u>	<u>Land area (m²) and soil volume (m³) required*</u>	<u>Minimum dimension of planting area berm</u>																														
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751.20		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors	Seek Amendment	Replace [all] references to Appendices 6.12.17.1 to 6.12.17.3 with reference to Planning maps for Radiocommunication pathways. [References are present in 6.12.1, 6.12.2, 6.12.4.1.1, 6.12.4.1.5 and 6.12.4.2].																														
751.21		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Remove the "Waterbody Setback - existing" spatial layer from Series D planning maps.																														

751.22		6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.1 - Activity status tables > 6.8.4.1.4 - Discretionary activities	Seek Amendment	[Amend D1 to delete text]: "The following signs in all zones, excluding all Industrial, Specific Purpose Airport, and Commercial zones (except Commercial Banks Peninsula), and other than signs provided for in Rule 6.8.4.1.1 P11 or P15, Rule 6.8.4.1.3 RD2, RD3 or RD5, or Rule 6.8.4.1.5 NC1: ..."
751.23		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Seek Amendment	[Amend text to insert "District" with strikethrough]: "requiring new District Town Centres to provide ..."
751.24		7 - Transport > 7.4 - Rules - Transport > 7.4.2 - Activity status tables - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.2.1 - Permitted activities	Seek Amendment	[Amend P18]: Disregard the proposed "Greenfield Precinct" text and instead replace the reference to RNN [with a reference] to FUZ.
751.25		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Amend 7.5.7.h as follows: For the purposes of access for firefighting, where a building is either : i. located in an area where no fully reticulated water supply system is available; or ii. located further than 75 metres from the nearest road that has a fully reticulated water supply system including hydrants (as required by NZS 4509:2008) . <u>The 75 metres must be measured from the road boundary via an existing or proposed property access, to the main entry furthest from the road (Figure 7A);</u> or iii. located in the Residential Hills Precinct and is a residential unit on a rear site, <u>vehicle access width must be a minimum of 4 metres, with</u> shall have a minimum formed width of 3.5 metres <u>for its entire length</u> , and a height clearance of 4 metres. Such

				<p>vehicle access shall be designed and maintained to be free of obstacles that could hinder access for emergency service vehicles.</p> <p>Insert new appendix diagram, as appended [ATTACHMENT 45].</p>  <p>The diagram illustrates the required access path for emergency service vehicles. It shows a 'Proposed new building' at the top and an 'Existing building' below it. A 'Main entry - furthest from road boundary' is marked with a circled 'A' and an arrow pointing to the building's entrance. A vertical path, marked with a circled 'B', leads from the 'Road boundary' (indicated by a horizontal line) up to the main entry. A label below the road boundary states '(A) + (B) less than or equal to 75m'. The road boundary is depicted as a grey area with dashed white lines.</p>
751.26		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix	Seek Amendme nt	<ul style="list-style-type: none">• Clause b: remove reference to “residents” cycle parking/parks throughout.• Introduce a new clause “ e. Cycle parking facilities for residential activities shall be provided as follows:”, followed by the detailed requirements for residents cycle parking facilities.

		7.5.2 Cycle parking facilities		<ul style="list-style-type: none"> • Introduce a new “Figure 4 – Minimum cycle parking dimensions for resident cycle parks” • Amend line x [in Table 7.5.2.1] “Social housing complex” by: deleting “ For developments involving 3 or more residential units”; and adding “private” before the word “garage” in the two following provisions. • Amend line aa. [in Table 7.5.2.1] by adding “private” before the word “garage” in both provisions. • Add an advice note at the end of the Table [7.5.2.1] clarifying the meaning of “private garage”. <p>[Refer to ATTACHMENT 47]</p>
751.27		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Remove reference[s to LowDensity Residential Airport InfluenceZone and the Low DensityResidential Airport Influence Zone'] and ensure correctreference to RS, RSDT, and the Airport NoiseInfluence Area is made.
751.28		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Remove reference[s to 'LowDensity Residential Airport InfluenceZone and the Low DensityResidential Airport Influence Zone'] and ensure correctreference to RS, RSDT, and the Airport NoiseInfluence Area is made.
751.29		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Remove reference[s to 'LowDensity Residential Airport InfluenceZone and the Low DensityResidential Airport Influence Zone'] and ensure correctreference to RS, RSDT, and the Airport NoiseInfluence Area is made.
751.30		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 -	Seek Amendment	Amend [c.] to " <u>Within the Residential HillsPrecinct in the Medium Density ResidentialZone the allotment shall...</u> "

		Minimum net site area and dimension		
751.31		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Seek Amendment	Remove note [that makes reference] to Planchage 10 and Meadowlands.
751.32		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Seek Amendment	[Amend 8.5.1.3 RD2 column 4 to] say "where the site is <u>in</u> the" not "where the site is the".
751.33		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Seek Amendment	[RD2: that the reference to] rule 8.7.15 [is amended[to 8.7.13.
751.34		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted	Seek Amendment	Add to – “RD2a.a.i. – for breach of Rule 8.6.1 – minimum net site area and dimension: Rule 8.8.11”; add <u>"and Rule 8.8.12.b for Residential Heritage Areas where 8.6.1 Table 1 a.c. and f.a. standards are not met"</u> .

		discretionary activities		
751.35		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.12 - Natural and cultural heritage	Seek Amendment	Rule 8.8.12b – add Heritage area in four places as underlined: Where the subdivision is of land which includes a heritage item, or heritage setting <u>or heritage area</u> listed in Appendix 9.3.7.2 <u>or Appendix 9.3.7.3</u> : i. The extent to which the subdivision has regard to, or is likely to detract from, the heritage values of the heritage item, or heritage setting, <u>or heritage area</u> or adversely affect the likely retention and use <u>or adaptive reuse</u> of the heritage item; ii. The extent to which heritage items, or heritage settings <u>or heritage areas</u> are to be integrated into the future development of the land being subdivided; iii. Any measures relevant to the subdivision included in a conservation plan <u>Whether the proposal is supported by an expert heritage report(s) which provides for the ongoing retention, use or adaptive reuse, conservation and maintenance of the heritage item, and heritage setting or heritage area.</u>
751.36		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.15 - Future Urban Zone Outline Development Plans - East Papanui	Seek Amendment	[Title] should be changed from "Plans" to "Plan."
751.37		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	Change 8.9.2.1.P1 i as notified to read: Where Earthworks shall not occur within 5 metres of a heritage item, or within the footprint of a heritage item which is otherwise subject to exemption 8.9.3.a.iv., or above the volumes contained in Table 9 within a heritage setting listed in Appendix 9.3.7.2, <u>details of temporary protection measures to be put in place to mitigate potential physical effects on the heritage item must be provided to Council's Heritage team for comment at least 5 working days prior to the works commencing.</u>
751.38		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.3 - Exemptions	Seek Amendment	<ol style="list-style-type: none"> 1. Change 8.9.3.a iv as notified to: <u>Where the building is a heritage item, or earthworks occur within 5 metres of a heritage item, the activity standard in 8.9.2.1 P1 i. applies.</u> 2. Change 8.9.3.a.xii as notified to: This exemption does not apply to <u>Where earthworks in public spaces occur within 5 metres of a heritage item or above the volumes contained in Table 9 in a heritage setting which are subject to the activity standard in 8.9.2.1 P1 i. applies</u>

751.39		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Add new item, Spreydon Lodge to App 9.3.7.2 Schedule of Significant Historic Heritage. Heritage significance in the Schedule will be 'Significant' and Scheduled Interior in the Schedule will be 'Yes – limited to interior staircase and ground floor marble fire surround'. Add new Statement of significance. Add new HAM #862 as link to schedule. Change Setting shape and size to that shown on the map attached. Amend setting shape on PM45C to that now proposed. Ensure this is shown on PM45D. [Refer to ATTACHMENT 6].
751.40		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Revise settings of: <ol style="list-style-type: none"> 364 Riccarton Road, item # 464, map 23 – now 350 Riccarton Road – subdivided 2020 – revise setting as per attached map and address update on schedule [ATTACHMENTS 7 & 8]. 20 Mona Vale Avenue, item # 384, map 66 - sub-divided and house moved forward on section – revised item and setting as per attached map [ATTACHMENTS 9 & 10]. 2 items – 106 Papanui Road, item # 422, map 113 and 110 Papanui Road, item # 423, map 112 – property boundaries redrawn - alter settings to reflect new property boundary - revise as per attached map [ATTACHMENTS 11, 12, 13 & 14]. 29 Major Aitken Drive, item # 1456 - map 858 - revised setting as per attached map and revised name of item in schedule to align with recent Heritage New Zealand Pouhere Taonga listing [ATTACHMENTS 15 & 16].
751.41		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Seek Amendment	[Amend Inner City West HA6]: Change colour of 31 Worcester St from green (contributory) to orange (intrusive), Change colour of 1 Armagh St from blue (defining) to green (contributory). [Refer to ATTACHMENTS 17 & 18].
751.42		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix -	Seek Amendment	[That the] key to [all 11 of the] RHA interface maps [is] amended to: <ul style="list-style-type: none"> change the name of Residential Visitor Accommodation zone back to <u>Residential Guest Accommodation</u>; and replace "adjoining" with "<u>sharing a boundary with</u>". [Refer to ATTACHMENT 19].

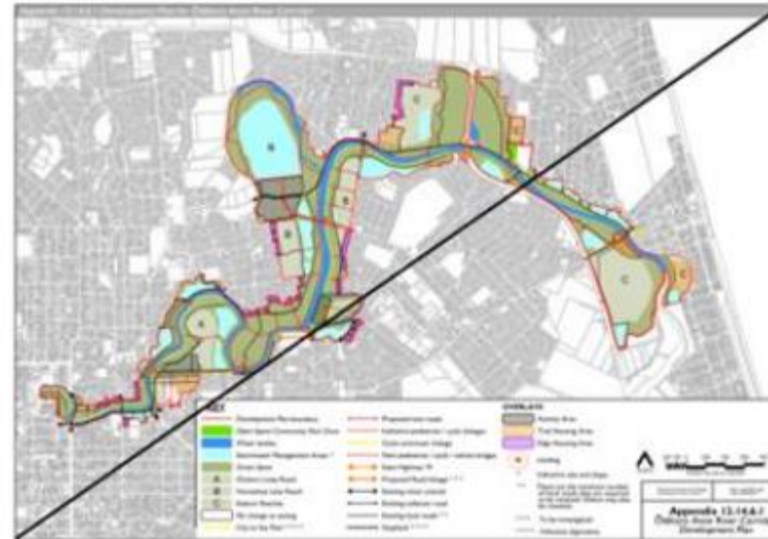
		Residential Heritage Areas - Interface Sites and Character Area Overlap Maps		
751.43		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	[In RD8] replace "ResidentialVisitor Accommodation" with "ResidentialGuest Accommodation".
751.44		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Seek Amendment	[R]eplace "ResidentialVisitor Accommodation" with "ResidentialGuest Accommodation"
751.45		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas -	Seek Amendment	<ol style="list-style-type: none"> 1. Delete 327 Barbadoes and 281 Armagh from [9.3.7.9.1] Chester St East interface area. 2. Delete 202 Fitzgerald and 32 Avonside from [9.3.7.9.3] Engelfield interface area. 3. Delete 109 Rattray and 2R Shand (small triangle), from [9.3.7.9.8] Piko interface area. <p>[Refer to ATTACHMENTS 20, 21 & 22].</p>

		Interface Sites and Character Area Overlap Maps		
751.46		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Seek Amendme nt	<ol style="list-style-type: none"> 1. Reinstate text/remove strikeouts: Residential Suburban zone and Residential Density Transition zone. (17 x) 2. Strike out: Low Density Residential Airport Influence Zone and Airport Influence Density Precinct (13 X) 3. Reinstate text/remove strikeouts: Residential Hills zone (x3) and reorder in table to DP order of subchapters 4. Change Residential New Neighbourhood zone to Future Urban zone (x1, p125 of PC13 rules document)
751.47		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendme nt	Add to RD1: b. <u>Where the building is in a heritage area but is not a heritage item, Rule 9.3.4.1.3 RD6 will apply instead.</u>
751.48		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Seek Amendme nt	[In RD6] Decline the [proposed] change to insert the 'tree protection zone radius' and maintain the [existing] 10m setback control.
751.49		10 - Designations and Heritage Orders > 10.3 - A	Seek Amendme nt	Amend location of [Designation] A17 from 237 Memorial Avenue, Christchurch to 241 Memorial Avenue, Christchurch, as below: 237-241 Memorial Avenue, Christchurch

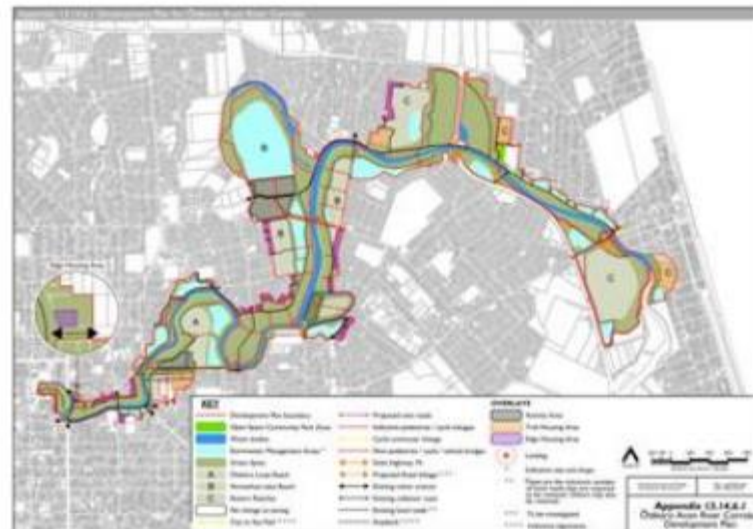
		Chorus New Zealand Limited		
751.50		10 - Designations and Heritage Orders > 10.15 - M Minister of Health	Seek Amendment	<p>Insert the following operative text after Condition # 10 of [Designation] M1: <u>"Alteration to Designation Conditions for Tower 3 and Circulation Tower</u></p> <ol style="list-style-type: none"> 1. <u>General a. The plans and documentation labelled – Christchurch Hospital - Waipapa Tower 3 (RMA/2022/1661 Approved Documents, dated 01/12/2022) for Tower 3 and the associated circulation tower is incorporated into the designation. b. The bulk and location of Tower 3 and the associated circulation tower shall be carried out in general accordance with the plans and information contained in the plans and documentation labelled Waipapa Tower 3.</u> 2. <u>Noise Attenuation a. All mechanical plant shall be designed and/or sited to achieve compliance with the District Plan noise standards at the boundary of the Christchurch Hospital site and an acoustic report shall be submitted to Council (RCmon@ccc.govt.nz) for certification to demonstrate compliance.</u> 3. <u>Lighting and Security a. A lighting plan for external lighting shall be prepared by a suitably qualified professional experienced in applying Crime Prevention through Environmental Design (CPTED) principles. The Plan shall be submitted to the Christchurch City Council prior to the completion of the developed design of Tower 3 for certification. b. A wayfinding signage strategy be prepared and implemented for the interface between Hagley Park and the pedestrian pathway leading to Tower 3, directing the public to the main entrance to the hospital.</u> 4. <u>Transport a. All works on site shall be subject to a Traffic Management Plan (TMP) which must be prepared by a suitably qualified person and submitted for acceptance prior to the commencement of earthworks. No works are to commence until the TMP has been accepted and installed. b. The TMP shall identify the nature and extent of temporary traffic management and how all road users will be managed by the use of temporary traffic management measures. It shall also identify the provision of on-site parking for construction staff. Activities on any public road should be planned so as to cause as little disruption, peak traffic safety delay or inconvenience to road users as possible without compromising safety. The TMP must comply with the Waka Kotahi NZTA Code of Practice for Temporary Traffic Management (CoPTTM) and the relevant Road Controlling Authority's Local Operating Procedures. c. The TMP shall be submitted to the relevant Road Controlling Authority via the web portal www.myworksites.co.nz. To submit a TMP a Corridor Access Request (CAR) must also be submitted. A copy of the accepted TMP and CAR shall be supplied to the Council's resource consent monitoring team (via email to rcmon@ccc.govt.nz) at least 3 working days prior to the commencement of works under this designation alteration. d. Note: Please refer to</u>

				https://ccc.govt.nz/transport/legalroad/traffic-management-news-andinformation for more information.
751.51		13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.6 - Appendices > 13.14.6.1 - Appendix 13.14.6.1 Development Plan and Stopbank Cross-section	Seek Amendme nt	Re-insert the original Appendix 13.14.6.1and show it with a black strikethroughindicating that it is to be deleted. Show the title of the amended Appendix 13.14.6.1 in purple bold underlined text and add a newEdge Housing Area Overlay over 254 FitzgeraldAvenue, as shown:

Ōtākaro Avon River Corridor Development Plan:



Ōtākaro Avon River Corridor Development Plan



751.52		13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.6 - Appendices > 13.14.6.2 - Appendix 13.14.6.2 Pre-Earthquake Activities List	Seek Amendment	<p>Delete the last two lines of the Appendix 13.14.6.2 table proposed to be amended by PC14, as shown below:</p> <table border="1"> <tr> <td>(...)</td><td>(...)</td><td>(...)</td><td>(...)</td><td>(...)</td></tr> <tr> <td>LOT 4 DP 6463</td><td>50 <u>Wainoni Road</u></td><td>33</td><td>L1 (Map 33A)</td><td>RS</td></tr> <tr> <td>Legal Description</td><td>Address</td><td>Map Ref</td><td><u>Pre-Earthquake Zone</u></td><td>Alternative Zone</td></tr> <tr> <td>LOT 1 DP 66188</td><td>76 Atlantis Street</td><td>26</td><td>L1 (Map 27A)</td><td>RS</td></tr> </table>	(...)	(...)	(...)	(...)	(...)	LOT 4 DP 6463	50 <u>Wainoni Road</u>	33	L1 (Map 33A)	RS	Legal Description	Address	Map Ref	<u>Pre-Earthquake Zone</u>	Alternative Zone	LOT 1 DP 66188	76 Atlantis Street	26	L1 (Map 27A)	RS
(...)	(...)	(...)	(...)	(...)																				
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LOT 1 DP 66188	76 Atlantis Street	26	L1 (Map 27A)	RS																				
751.53		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Seek Amendment	Amend the alternate zoning for Christ's College to MRZ in respect of sites east of Rolleston Ave; and the alternate zoning for Cathedral Grammar to MRZ in respect of 17 Armagh St.																				
751.54		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards	Seek Amendment	Amend [a. proviso for heritage sites] to read as follows: <u>The built form standards below apply to all school sites, but do not apply to those parts of school sites occupied by heritage items and settings and those school sites within Residential Heritage Areas (with the exception of Rule 13.6.4.2.7 Water supply for firefighting, which does apply). Development of heritage items and/or settings is controlled by Chapter 9.3 Historic Heritage. Development of sites within Residential Heritage Areas is controlled by the area-specific built form standards for either the Medium Density Residential zone or Residential Banks Peninsula zone, depending on which is the alternate zoning.</u>																				
751.55		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form	Seek Amendment	[In 14.4.2.9.b.i.C and D] Insert "maturity" shown as bold strikethrough before the proposed new defined term shown in bold green and underlined.																				

		standards > 14.4.2.9 - Road boundary building setback		
751.56		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Seek Amendme nt	[In RD15] Amend the numbering of the [assessment] matters to show correct numbering: Scale and nature of activity - Rule 14.15.6, Traffic generation and access safety - Rule14.15.7, Non-residential hours of operation - Rule14.15.25
751.57		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.2 - Controlled activities	Seek Amendme nt	[In C1] Amend the numbering of the [assessment] matters to show its correct numbering: Scale and nature of activity - Rule 14.15.6; Traffic generation and access safety - Rule14.15.7
751.58		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Seek Amendme nt	[In RD11, RD12, RD13, RD14 and RD15] Amend the numbering of the [assessment] matters to show its correct numbering: Scale and nature of activity - Rule 14.15.6; Traffic generation and access safety - Rule14.15.7; Non-residential hours of operation - Rule14.15.25; Retirement villages - Rule 14.15.10.
751.59		14 - Residential > 14.9 - Rules - Residential Large	Seek Amendme nt	[In RD4, RD5, RD6, RD7, RD12, RD13 and RD15] Amend the numbering of the [assessment] matters to show its correct numbering: Scale and nature of activity - Rule 14.15.6; Retirement villages - Rule 14.15.10; Traffic generation and access safety - Rule14.15.7; Non-residential

		Lot Zone > 14.9.1 - Activity status tables > 14.9.1.3 - Restricted discretionary activities		hours of operation - Rule 14.15.25; Minimum building, window and balcony setbacks - Rule 14.15.19; Street scene - road boundary building setback, fencing and planting - Rule 14.15.18; Water supply for fire fighting - Rule 14.15.8.
751.60		14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.1 - Activity status tables > 14.11.1.3 - Restricted discretionary activities	Seek Amendment	[In RD4, RD5 and RD6] Amend the numbering of the [assessment] matters to show its correct numbering: Residential design principles - Rule 14.15.1; Site density and site coverage - Rule 14.15.2; Impacts on neighbouring property - Impacts on neighbouring property - Rule 14.15.3; Street scene - road boundary building setback, fencing and planting - Rule 14.15.18
751.61		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.2 - Activity status tables > 14.13.2.3 - Restricted discretionary activities	Seek Amendment	[In RD2 and RD3] Amend the numbering of the [assessment] matters to show its correct numbering: Residential design principles - Rule 14.15.1; Site density and site coverage - Rule 14.15.2; Impacts on neighbouring property - Rule 14.15.3; Minimum unit size and unit mix - Rule 14.15.5; Scale and nature of activity - Rule 14.15.6; Traffic generation and access safety - Rule 14.15.7; Water supply for fire fighting - Rule 14.15.8; Acoustic insulation - Rule 14.15.9; Non-residential hours of operation - Rule 14.15.25; Retirement villages - Rule 14.15.10; Street scene - road boundary building setback, fencing and planting - Rule 14.15.18; Minimum building, window and balcony setbacks - Rule 14.15.19; Service, storage and waste management spaces - Rule 14.15.20; Outdoor living space - Rule 14.15.21
751.62		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	Remove the advice note [that references Measowlands].
751.63		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.18 - Roof form – Area 1 – Appendix 8.10.4	Oppose	Remove rule 14.12.2.18.

		North Halswell ODP		
751.64		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendme nt	Remove RD28.
751.65		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendme nt	Remove numbering consequential amendment by showing correct number, i.e., Appendix 14.16.2 Recession planes
751.66		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendme nt	[In P10, P11 and P12] Remove the text with strikethrough and add the text in bold underline - the tsunami inundation area as set out in Environment Canterbury report number R12/38 "Modelling coastal inundation in Christchurch and Kaiapoi from a South American Tsunami using topography from after the 2011 February Earthquake (2012), NIWA"; as shown in Appendix 14.16.5; <u>The Qualifying Matter Tsunami Management Area;</u>
751.67		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area- specific rules - Medium Density Residential Zone	Seek Amendme nt	Add an Area-Specific sub-section to the sub-chapter (14.5.3), incorporating all Riccarton Bush Interface Area controls, as follows:- Building height of 8m (removing this from 14.5.2.3.v);- Site density of 450m ² - Number of residential units limited to two;- Site coverage of 35%;- Building setbacks: 4.5m for front boundary; 3m side boundaries. [Refer to ATTACHMENT 46].
751.68		14 - Residential > 14.5 - Rules - Medium Density Residential Zone >	Seek Amendme nt	Remove [Riccarton Bush Interface Area height provision [from 14.5.2.3.v]

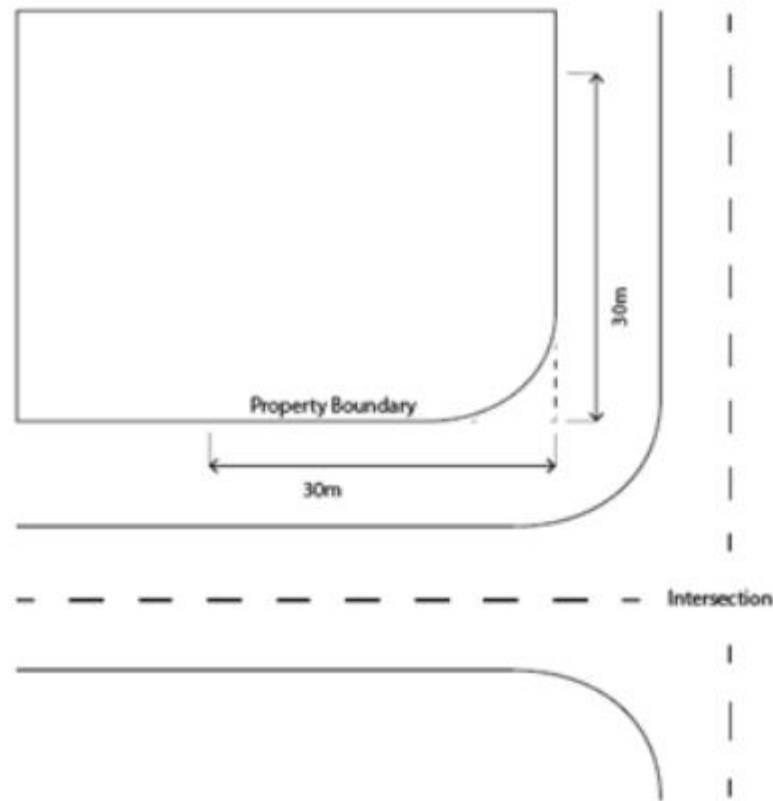
		14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys		
751.69		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Amend subdivision standards for sites within the Riccarton Bush Interface Area (8.6.1):- 450m ² minimum allotment size, removing zero allotment size for existing or proposed dwellings.
751.70		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.1 - Permitted activities	Seek Amendment	Limit building height over St Teresa's School to 8m .
751.71		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Seek Amendment	Limit building height over St Teresa's School to 8m.
751.72		14 - Residential > 14.5 - Rules - Medium Density Residential Zone >	Seek Amendment	[In RD15]: 1. Amend a. so that it reads: Matters of discretion for the applicable specifically relevant built form standards in Rule 14.15.

		14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities		<ol style="list-style-type: none"> 2. Amend c. so that it reads: Matters of Discretion for new buildings and alterations to buildings in Residential Heritage Areas. 3. Reorder so that MOD c. becomes a. and vice versa.
751.73		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	Change wording [of i.] to: <u>8 metres, or 6 metres where existing house or garage is proposed to be relocated forward on the site.</u>
751.74		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Seek Amendment	Remove the sub-points under "a" and use the table to direct height control.
751.75		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Insert relevant Residential Character Area names on planning maps to ease reference to applicable rules, as per associated reporting.

751.76		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area- specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area- specific activities > 14.8.3.1.3 - Area- specific restricted discretionary activities	Seek Amendme nt	Amend consequential amendment to 14.8.3.1.3.b by retaining the strikethrough across the dot and by changing the underlined to a strikethrough across "5", as follows: "Rule 14.15 5 "
751.77		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.3 - Restricted discretionary activities	Seek Amendme nt	Remove consequential amendment to 14.9.1.3.b to show original rule number, as follows: "Rule 14.15"
751.78		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area- specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area- specific built form standards > 14.8.3.2.1 - Internal sound design level in the Lyttelton Port Influences Overlay	Seek Amendme nt	Insert "habitable room" shown as bold struck through before the proposed new defined term shown in bold green and underlined.

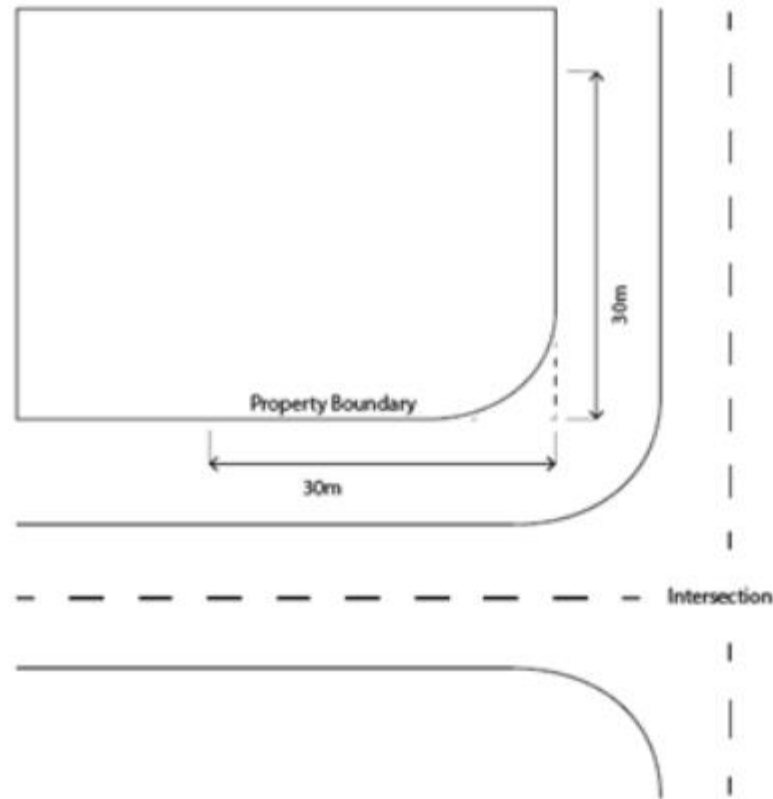
751.79		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area- specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area- specific activities > 14.8.3.1.3 - Area- specific restricted discretionary activities	Seek Amendme nt	<ol style="list-style-type: none"> 1. In RD7,change 14.8.3.2.3 (no. of site coverage rule) to 14.8.3.2.4. This is needed only in PC13 version of the rules. 2. In RD9, add matter of discretion <u>e. for internal boundary setbacks - Rule 14.15.3.</u>
751.80		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area- specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area- specific activities > 14.8.3.1.2 - Area- specific controlled activities	Seek Amendme nt	Amend heading of 14.8.3.1.2 to "Area-specificcontrolled activities".
751.81		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Seek Amendme nt	Amend title to correct name:"Landscaping and trees"

751.82		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.5 - Screening of outdoor storage, service areas / spaces and car parking	Seek Amendme nt	Show additional text in title " <u>and car parking</u> " as bold underlined.
751.83		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Seek Amendme nt	Include new diagram to clarify [a.ii], based on Figure 16 in appendix 7.5.11, as per below:



Determining distances from a street intersection for the interpretation of rules 15.11.2.3 and 15.11.2.12iii

751.84		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Seek Amendme nt	Include new diagram to clarify [a.iii], based on Figure 16 in appendix 7.5.11, as per below:
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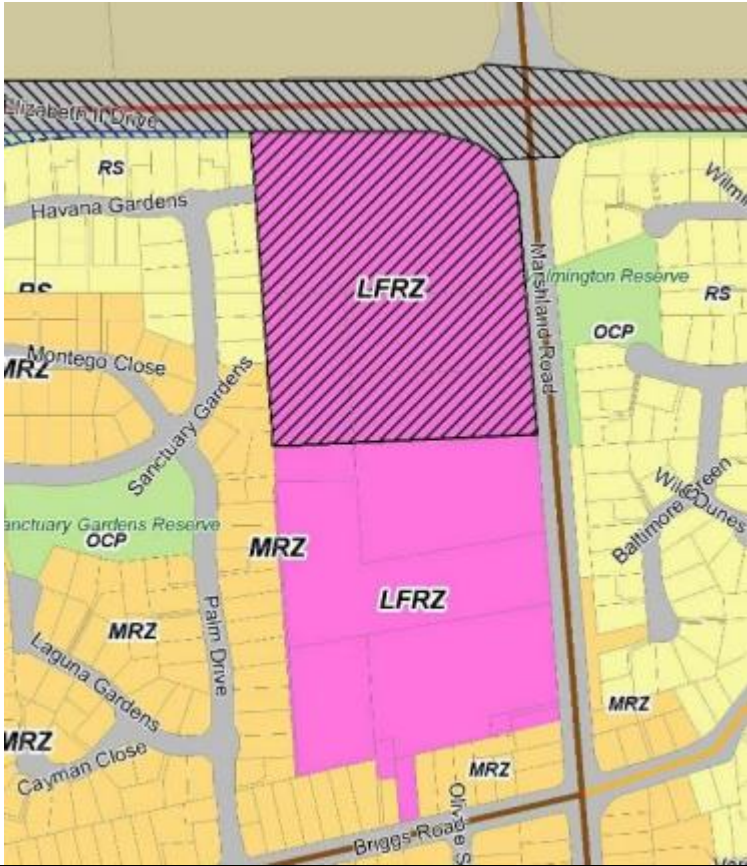
Determining distances from a street intersection for the interpretation of rules 15.11.2.3 and 15.11.2.12iii

751.85		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame)	Seek Amendment	Insert "human scale" to be shown in bold and strikethrough before the proposed new defined term, which is shown in bold green and underlined.
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751.86		15 - Commercial > 15.15 - Appendices > 15.15.12 - Appendix - Comprehensive Housing Development Plan - Sydenham	Seek Amendment	Add "Sites subject to' to the key of Appendix 15.15.12 3 so it reads "Sites subject to shared pedestrian/cycleway 8m wide connection" and "Sites subject to greenway 12m wide connection".
751.87		15 - Commercial > 15.15 - Appendices > 15.15.13 - Appendix - Comprehensive Housing Precinct Development Plan – Lancaster Park	Seek Amendment	Add "Sites subject to' to the key of Appendix 15.15.13 so it reads "Sites subject to shared pedestrian/cycleway 8m wide connection" and "Sites subject to greenway 12m wide connection".
751.88		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Remove the passage "(above ground floor level)" from Row C in Table 15.1 under Policy 15.2.2.1.
751.89		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.4 - Town Centre Zone (North Halswell) Outline Development Plan area > 15.4.4.2 - Area-specific built form standards — Commercial Core	Seek Amendment	Remove strikethrough title "Landscaping - Minimum width of landscaping strip" and show the proposed title "Intersection upgrades" as operative.


		Town Centre Zone (North Halswell) Outline Development Plan area > 15.4.4.2.2 - Intersection upgrades		
751.90		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.7 - Landscaping and trees	Seek Amendme nt	Insert "maturity" shown as bold strikethroughbefore the proposed new defined term shownin bold green and underlined.
751.91		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Seek Amendme nt	Insert "maturity" shown as bold strikethroughbefore the proposed new defined term shownin bold green and underlined
751.92		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.4 - Street scene,	Seek Amendme nt	Insert "maturity" shown as bold strikethroughbefore the proposed new defined term shownin bold green and underlined

		landscaping and open space		
751.93		16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.3 - Area Specific Rules - Industrial Park Zone (Tait Campus) > 16.6.3.2 - Area-specific built form standards - Industrial Park Zone (Tait Campus) > 16.6.3.2.2 - Landscaped areas	Seek Amendment	Insert "maturity" shown as bold strikethrough before the proposed new defined term shown in bold green and underlined
751.94		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change [zoning at 35 Hanmer Street (Map 32)] from HRZ to MRZ.
751.95		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change [zoning at 35 Hanmer Street (Map 32)] from HRZ to MRZ.
751.96		19 - Planning Maps	Seek Amendment	Remove [Meadowlands] Exemplar Overlay from Planning Map 45 and from legend to map. [Refer to ATTACHMENT 1].
751.97		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change zoning [of properties at 65-51 Shortland Street (Map 33)] to MRZ [instead of Residential Suburban]. [Refer to ATTACHMENT 2].
751.98		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Change zoning [of properties at 65-51 Shortland Street (Map 33)] to MRZ [instead of Residential Suburban]. [Refer to ATTACHMENT 2].
751.99		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Remove LTPPA over sites within 800m from Orbiter bus stops, including where the route is planned to be changed, and change the underlying zoning of the now un-impacted parcels to MRZ. In areas currently zoned Residential Hills, also add the Residential Hills Precinct when changing to MRZ. [Maps 32, 46, 45, 30, 24, 25] [Refer to ATTACHMENT 3 and updated planning maps].

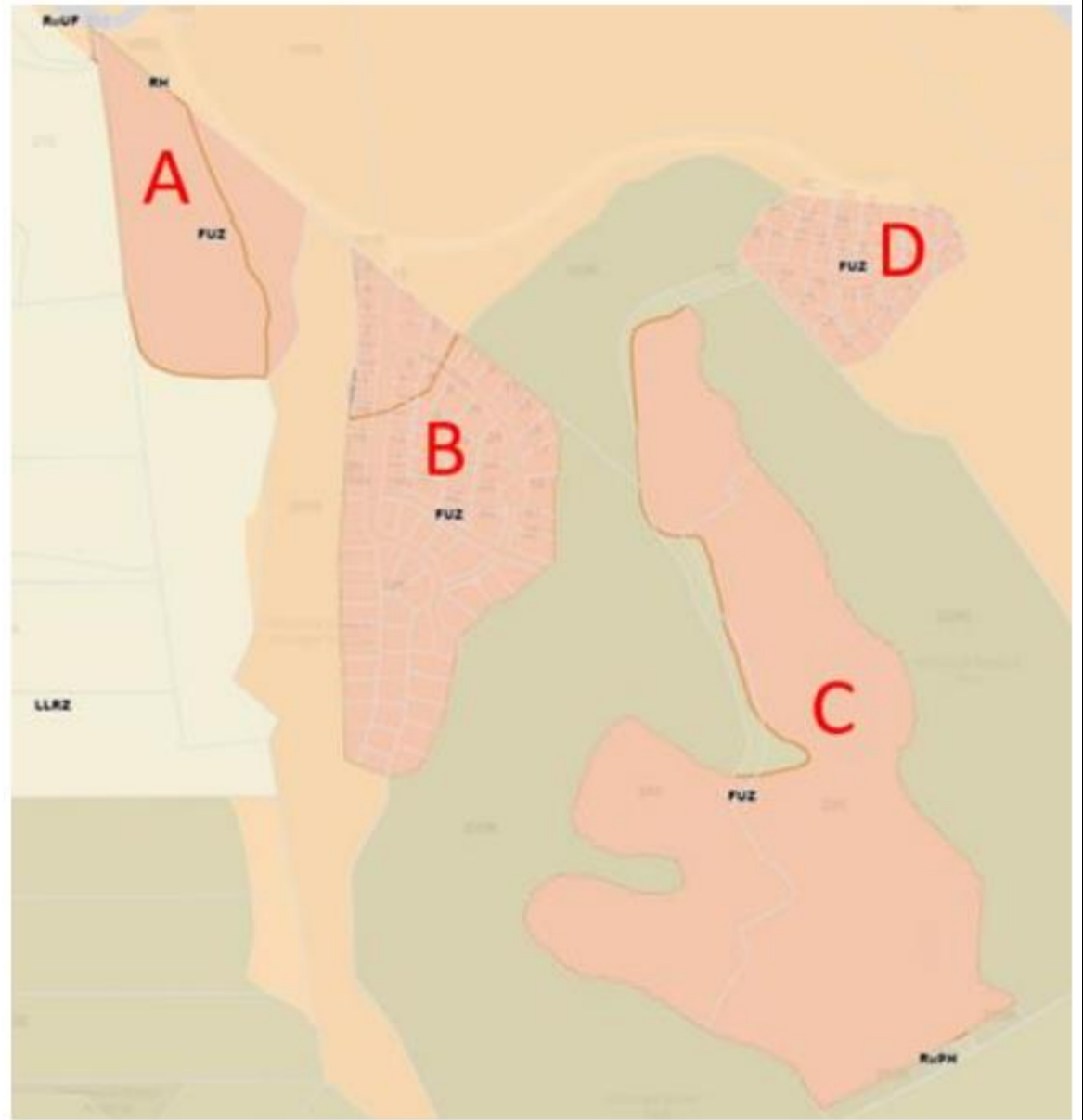
751.100		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	Change [zoning of] areas [on Sir John McKenzie Avenue (Maps 29 & 30) from] RNN to FUZ.
751.101		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendme nt	<p>Apply Large Format Retail Zone across [all of the site at 229 Marshlands Road subject to Private Plan Change 6 - refer to ATTACHMENT 4]</p> 
751.102		19 - Planning Maps	Seek Amendme nt	Change mapping legend referring to 'Brownfield Precinct' to 'Brownfield Overlay'.
751.103		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendme nt	Remove the Heaton Character Area where it is on top of the SP Hospital Zone (St Georges Hospital) and remove the St Georges-Heaton Overlay entirely (Map 31) - [Refer to ATTACHMENT 5].
751.104		19 - Planning Maps	Seek Amendme nt	[On the A series legend] Remove the cross-out [of the Residential Hills Zone].

751.105		19 - Planning Maps	Seek Amendme nt	Change notification date on Series D maps to match Series A, B and C maps - 17/3/2023.
751.106		19 - Planning Maps	Seek Amendme nt	Change the titles of the C series maps, both the PC13 set and the PC14 set to: "Proposed Plan Changes 13 and 14".
751.107		19 - Planning Maps	Seek Amendme nt	Change notation [on Maps series A] for Accommodation and Community Facilities overlay to ACF or similar.
751.108		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	<p>Within the Qualifying Matter Tsunami Management Area:</p> <ol style="list-style-type: none"> 1. Where the operative zoning is Residential Suburban, retain this zoning; 2. Where the operative zoning is Residential Suburban Density Transition zone, retain this zoning; 3. Where the operative zoning is Residential Medium Density, change this to Residential Suburban Density Transition zone.
751.109		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendme nt	[Remove any HRZ zoning within the Tsunami Management Area Overlay]
751.110		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendme nt	[Remove any MRZ zoning within the Tsunami Management Area and retain operative / RSDT zoning].
751.111		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendme nt	<p>Remove HRZ [from 114 Mackworth Street and 180 Smith Street (map 39)]. Instead, zone those properties RSDT. [Refer to ATTACHMENT 23]</p> <p>Also remove the Town Centre Intensification Precinct from any residential site not zoned HRZ.</p>
751.112		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	<p>Remove HRZ [from 114 Mackworth Street and 180 Smith Street (map 39)]. Instead, zone those properties RSDT. [Refer to ATTACHMENT 23]</p> <p>Also remove the Town Centre Intensification Precinct from any residential site not zoned HRZ.</p>
751.113		19 - Planning Maps	Seek Amendme nt	Remove cross out from Residential Hills and Residential Suburban Density Transition Zone on the map A legend.
751.114		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendme nt	Change Industrial Zoning at 4,6,8 Lismore Street (Map 39) to Mixed Use Zone with Comprehensive Housing Precinct. [Refer to ATTACHMENT 24].


751.115		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>Change zoning [on Highsted Road] within the identified residential parcels (only) to MRZ [Refer to ATTACHMENT 25].</p> 
751.116		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<p>Change [FUZ] zoning [on Highsted Road] within the identified residential parcels (only) to MRZ [Refer to ATTACHMENT 25].</p>

				
751.117		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendme nt	<p>Change zoning within residential parcels (only) [from FUZ] to MRZ, [in the following areas]:</p> <ul style="list-style-type: none"> • Bill Harvey Drive, Map 44 [Refer to ATTACHMENT 26]. • Quaifes / Sabys Road, Map 49 [Refer to ATTACHMENT 27]. • Glovers Road, Map 49 [Refer to ATTACHMENT 28]. • Leistrella Road, Map 45 [Refer to ATTACHMENT 29].
751.118		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	<p>Change zoning within residential parcels (only) [from FUZ] to MRZ, [in the following areas]:</p> <ul style="list-style-type: none"> • Bill Harvey Drive, Map 44 [Refer to ATTACHMENT 26]. • Quaifes / Sabys Road, Map 49 [Refer to ATTACHMENT 27]. • Glovers Road, Map 49 [Refer to ATTACHMENT 28]. • Leistrella Road, Map 45 [Refer to ATTACHMENT 29].
751.119		19 - Planning Maps > 19.1 - MRZ Zoning	Not Stated	<p>Change zoning within residential parcels (only) [from FUZ to] MRZ with Residential Hills Precinct [at] Steve Askin Drive / Carex Rise [and] Round Hill Rise (Map 50) [Refer to ATTACHMENT 30]</p>

751.120		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	Change zoning within residential parcels (only) [from FUZ to] MRZwith Residential Hills Precinct [at] Steve Askin Drive / Carex Rise [and] RoundHill Rise (Map 50) [Refer to ATTACHMENT 30]
751.121		19 - Planning Maps	Seek Amendme nt	Remove the Residential Hills Precinct fromareas [on McVicar Drive, Map 50) marked "A" and "C". Apply theResidential Hills Precinct over the entirety ofthe areas developed, marked as "B" and "D".



751.122		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	[That u]ndeveloped areas [on Sutherland / Cashmere Road, labelled A below, are zoned Future Urban Zone instead of RNN. Refer to ATTACHMENT 31].

				
751.123		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<ol style="list-style-type: none"> 1. Within areas [on Cashmere Road] marked 'B', change zoning within residential parcels (only) to [from MRZ to] Residential Suburban with the Low Public Transport Accessibility Area overtop. 2. Change zoning of undeveloped area [on Cashmenre Road] marked 'A' [from MRZ] to FUZ.



751.124		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendme nt	<ol style="list-style-type: none">1. Within areas [on Cashmere Road] marked 'B', change zoning within residential parcels (only) to [from MRZ to] Residential Suburban with the Low Public Transport Accessibility Area overtop.2. Change zoning of undeveloped area [on Cashmenre Road] marked 'A' [from MRZ] to FUZ. [Refer to ATTACHMENT 32]
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751.125		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendme nt	[Extend QM Low Public Transport Accessibility over] area [on Cashmere Road] shown as 'B' [Refer to ATTACHMENT 32].
751.126		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendme nt	Change zoning within residential parcels [on the corner of Hendersons /CashmereRoads] shown as MRZ (only) to FUZ [Refer to ATTACHMENT 33].
751.127		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	Changezoning within residential parcels [on the corner of Hendersons / CashmereRoads] shown as MRZ (only) to FUZ [Refer to ATTACHMENT 33].
751.128		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	Within the extent [of Mt PleasantRoad / 2 CrestLane – MonksSpur, Maps 47 & 48]] currently captured as FUZ:remove the Residential Hills Precinct andchange the underlying zoning to ResidentialHills [Refer to ATTACHMENT 34].
751.129		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendme nt	Withinthe extent [of Mt Pleasant Road / 2 Crest Lane – Monks Spur, Maps 47 &48]] currently captured as FUZ: apply the Low Public TransportAccessibility Area qualifying matter [with associated zoning change to Residential Hills - Refer to ATTACHMENT 34].
751.130		19 - Planning Maps	Seek Amendme nt	Apply all zoning changes, as relevant, that PlanChange 5F has made operative to Plan Change14 planning maps.
751.131		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendme nt	[At Mathers / HoonHay Road, Map 45] Change RS zoning to MRZ [Refer to ATTACHMENT 35].
751.132		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	[At Mathers/ Hoon Hay Road, Map 45] Change RS zoning to MRZ [Refer to ATTACHMENT35].
751.133		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendme nt	Apply the LPTAA to the entirety of the site [at 55 Kennedy's Bush Road, Map 49 - Refer to ATTACHMENT 36].
751.134		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendme nt	Change RS zoning to MRZ [at the following sites]: <ul style="list-style-type: none"> • Harrowdale Drive / Nortons Road, Map 30 [Refer to ATTACHMENT 37] • Queenswood Gardens, Map 25 [Refer to ATTACHMENT 38]
751.135		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	ChangeRS zoning to MRZ [at the following sites]: <ul style="list-style-type: none"> • Harrowdale Drive / Nortons Road, Map 30 [Refer to ATTACHMENT 37] • Queenswood Gardens, Map 25 [Refer to ATTACHMENT 38]
751.136		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendme nt	Apply LPTAA over [the] site [at 25 BelfieldStreet, Map 32 - Refer to ATTACHMENT 39].

751.137		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Across all areas [on Map 45] that have the operative zoning of RNN and are proposed to be either MRZ or HRZ – introduce the “North Halswell ODP Connections” Qualifying Matter, in accordance with s32 evaluation. [Refer to ATTACHMENT 40]
751.138		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Remove [Town Centre Intensification Precinct] from [the following] MRZ sites: <ul style="list-style-type: none"> • 32 & 34 Shirley Road, Map 25 [Refer to ATTACHMENT 41] • 399 Papanui Road, Map 24. • 283 Papanui Road, Maps 24 & 31. • 51 Browns Road, Map 31 [Refer to ATTACHMENT 43] • Yaldhurst / Main South Road, Map 30 [Refer to ATTACHMENT 44]
751.139		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Over MRZ area [at 160 Langdons Road, Map 24] change zoning to HRZ and apply TCIP [Refer to ATTACHMENT 42].
751.140		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Over MRZ area [at 160 Langdons Road, Map 24] change zoning to HRZ and apply TCIP [Refer to ATTACHMENT 42].
751.141		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Remove [Large Local Centre Intensification Precinct] from MRZ sites [at Beverley Street / Papanui Road, Map 31] and apply the LLCIP to the HRZ site within. [Refer to ATTACHMENT 43].
751.142		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Remove [Large Local Centre Intensification Precinct] from MRZ sites [at Beverley Street / Papanui Road, Map 31] and apply the LLCIP to the HRZ site within. [Refer to ATTACHMENT 43].
751.143		19 - Planning Maps	Seek Amendment	Remove spot zoning as MRZ of heritage item sites, where these would otherwise be HRZ zoned in line with their surroundings. This is mostly in Merivale and Papanui HRZ, a few elsewhere eg Church Corner area [Map series A & interactive map].
751.144		19 - Planning Maps	Seek Amendment	Amend the Series D planning maps as follows: <ol style="list-style-type: none"> 1. move all Historic Heritage layers to Series C; 2. improve the legibility of the LPTAA symbology; 3. move all coastal hazard layers to Series B (including Tsunami Management Area); 4. remove all Designations from Series D (already captured in Series A); 5. rename the Series D maps to "Qualifying Matter Overlays" or similar. 6. Where required, conduct any required consequential changes to sub-chapter 6.1A.
751.145		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Change the zone of Buchan Park from PC 14 Proposed Mixed Use Zone to Operative Open Space Community Parks Zone.

751.146		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Change the zone of Buchan Park from PC 14Proposed Mixed Use Zone to Operative OpenSpace Community Parks Zone
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Amanda Smithies

Submitter 752

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
752.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
752.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
752.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
752.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
752.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
752.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	oppose the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
752.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.

752.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
752.9		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
752.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	oppose the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
752.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
752.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Piripi Baker

Submitter 753

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
753.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Support] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
753.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[Support] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
753.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Support] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

753.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[Support] the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
753.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Opposes] the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
753.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Opposes] the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
753.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
753.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
753.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
753.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
753.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
753.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Alex Shaw

Submitter 754

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
754.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery >	Support	Supports the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.

		6.10.4 - 6.10A Tree Canopy Cover and Financial contributions		
754.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Supports the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
754.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Supports the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
754.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support the Tree Canopy Cover rules and Financial Contributions to restore our tree canopy and seek that the council retains the tree canopy requirement and contributions plan.
754.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Opposes the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
754.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Opposes the Low Public Transport Accessibility Area Qualifying Matter and seek that the council drop this qualifying matter.
754.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Opposes the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
754.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
754.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
754.10		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Opposes] the Sunlight Access Qualifying Matter and seek that the council drop this qualifying matter.
754.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
754.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Margaret Stewart

Submitter 755

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
755.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Remove Medium Density Residential zoning.
755.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Remove High Density Residential zoning.
755.3		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain Character areas. Add Woodville Street, St Albans
755.4		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Retain Heritage areas. Add Woodville Street, St Albans
755.5		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Make the residential red zone (Otakaro River Avon Corridor) a Qualifying Matter
755.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Make the residential red zone (Otakaro River Avon Corridor) a Qualifying Matter.

Kay and Megan Mintrom and Pearce

Submitter 757

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
757.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Retain existing zoning of 30 Sawtell Place, Northcote.
757.2		20 - All of Plan	Oppose	Oppose higher density development in quiet suburban areas

Tosh Prodanov

Submitter 758

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
758.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Delete 14.6.2.1.b. Minimum building height]
758.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.16 - Minimum unit size	Oppose	Remove 14.6.2.16 Minimum unit size from the proposed PC14 (Plan Change 14).
758.3		20 - All of Plan	Seek Amendment	[Include affordability and reduce regulation]

C Collins

Submitter 759

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
759.1		3 - Strategic Directions > 3.1 - Introduction	Support	[Seeks that the Plan Change be approved]
759.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Support	[Seeks that the Plan Change be approved]
759.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Seeks that the Plan Change be approved]

ChristchurchNZ

Submitter 760

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
760.1		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office	Seek Amendment	Amend to insert the term "walkable" as follows: "Objective 15.2.3 – mixed use zones located close to the City Centre Zone transition into high density <u>walkable</u> residential neighbourhoods that contribute to

		parks and mixed use areas outside the central city		an improved diversity of housing type, tenure and affordability and support a reduction in greenhouse gas emissions”
760.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Seek Amendment	Amend as follows:...(b) Support mixed use zones located within a 15 minute walking distance of the City Centre Zone to transition into high quality <u>walkable</u> residential neighbourhoods by:.....(iv) encourage... (v) limiting new high trip generating activities ;and (vi) promoting a network of safe, convenient and attractive pedestrian and cycle connections within the zone and to adjoining neighbourhoods.
760.3		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Retain as notified.
760.4		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Retain b. as notified
760.5		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Retain as notified
760.6		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Support	Retain as notified
760.7		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Support	Retain as notified
760.8		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Support	Retain as notified
760.9		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone	Support	Retain as notified
760.10		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form	Support	Retain as notified

		and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability		
760.11		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Support	Retain as notified
760.12		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.3 - Policy - Residential development	Support	Retain as notified
760.13		15 - Commercial > 15.2 - Objectives and policies > 15.2.10 - Objective - Built form and amenity in the South Frame > 15.2.10.2 - Policy - Residential development	Seek Amendment	Amend a.v. to insert "standards for" as follows: (a)...v. minimum <u>standards for</u> landscaping, and outlook requirements; and
760.14		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	Amend P4, P5, P6, and P7 to insert a new activity-specific standard: <u>(a) Car parking shall be limited to 1 space per 150 sqm.</u>
760.15		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	Amend P8 to insert a new activity specific standard: <u>a. Any service station in the Sydenham and Waltham Mixed Use Zone shall be located on a minor or major arterial road.</u>
760.16		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Support	Retain P12 as notified
760.17		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.3 - Restricted discretionary activities	Seek Amendment	Amend RD3 to read: "The Council's discretion shall be limited to the following matters: a. Residential design principles – 15.14.1b. Comprehensive residential activity in the Mixed Use Zone – 15.14.3.40 (a) (iv) <u>(ii)</u> and (v) <u>(iii)</u>
760.18		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Seek Amendment	Amend NC3 to read: "Any Comprehensive Residential Activity within the Comprehensive Housing Precinct for sites identified in Appendix 15.15.12 and 15.15.13 <u>as allocation for required</u>

				<u>pedestrian/cycle, road or greenway connections, unless the desired street to street connection/s have been provided"</u>
760.19		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Seek Amendment	<p>Amend the following:</p> <ul style="list-style-type: none"> • Advice note: "The following built form standards also apply to comprehensive residential development: refer to Appendix 15.15.13 for the bulk and location diagram representing these standards". <u>Note: refer to Appendix 15.15.14 for the bulk and location diagram representing some of these standards.</u> • d: All shared pedestrian access <u>ways</u> within and through a site shall have a minimum width of 3 metres including planting. The width for pedestrian access shall be clear of any fencing, storage or servicing, except security gates, where necessary. • g: "Buildings front a street, <u>greenway or other publicly accessible space and public open space</u> shall include at least 20% glazing on each floor of the building" • h: "Apartments adjacent to the street <u>or greenway</u> shall be provided including: i. to a minimum of 4 storeys in height; or ii. to a minimum of 3 storeys for sites located on the south side of the street. • j: <u>(i) Enclosed and lockable cycle storage for residents shall be provided at a minimum rate of 1 space per bedroom, located at grade within a fully enclosed and lockable storage facility integrated within the building and is accessed via a shared pedestrian access from the street or a shared path within a greenway; located adjacent to the communal open space ii) For every 5 residential units, 1 cycle park with a charging point shall be provided within the cycle storage facility that can accommodate a cargo bike; and (iii) 1 cycle park per 10 residential units shall be provided for visitors to the site, accessed from a shared pedestrian access and located adjacent to the communal open space. Visitor cycle parking shall also comply with rules 7.5.2(a)(ii) to (viii) and (x).</u> • l: "The maximum onsite car parking to residential unit ratio shall be 0.1 across the Comprehensive Residential Development. Car parking onsite shall only be provided for

				in the following circumstances: (i) A maximum of two car parking spaces for a residential car share scheme across the Comprehensive Residential Development; (ii) A maximum of one space per accessible residential unit
760.20		15 - Commercial > 15.15 - Appendices > 15.15.10 - Appendix - Mixed Use Zones	Seek Amendment	Amend Appendix to: <ul style="list-style-type: none"> • show zoning consistent with the planning maps. • add labels for the new MUZ areas e.g. Sydenham and Waltham • add a label 'Main South Road'
760.21		15 - Commercial > 15.15 - Appendices > 15.15.12 - Appendix - Comprehensive Housing Development Plan - Sydenham	Seek Amendment	Amend to: <ul style="list-style-type: none"> • add a requirement for a future transport connection to connect Kent Street to Disraeli and Burke Streets. • Consider the potential for further connections either as part of this process or subsequently.
760.22		15 - Commercial > 15.15 - Appendices > 15.15.14 - Appendix - Comprehensive Housing Precinct Bulk and Built Form Standards Diagram	Seek Amendment	Amend to include reference to 'greenway' as well as 'street' to clarify that the built form standards apply to a greenway in the same way that they would if it was a street.
760.23		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Seek Amendment	<ul style="list-style-type: none"> • Amend (i)(O) to read: The extent to which <u>alternative forms of housing models</u> and/or a range • Amend (i)(P) to read: "The extent to which <u>accessible residential units including apartments</u>, are provided.... <p>[Retain the remainder of the provisions as notified]</p>
760.24		19 - Planning Maps > 19.3 - Commercial Zoning	Support	[Retain proposed mixed use] zoning of land between Moorhouse, Brougham and extending to Addington and Lancaster Park with the inclusion of a Comprehensive Housing Precinct.
760.25		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	At 2 Barnett Ave and 14 Johnson Street:

				<ul style="list-style-type: none"> • Rezone all of Lot 5 DP537999 (as at 12 May 2023) to HRZ (Large Local Centre Precinct) instead of part HRZ (Large Lot Local Centre Precinct and part MUZ. • Retain the proposed zoning of Lot 3 DP 537999 (as at 12 May 2023) as HRZ (Large Local Centre Precinct)
760.26		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Retain the operative Open Space Community Parks zoning at Buchan Park.
760.27		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Seek Amendment	Add a new definition for 'greenway' as follows: <u>For the purposes of the Mixed Use Zone(Sydenham and Waltham), means: “a high amenity corridor for the use ofpedestrians, people on bikes and other activetransport modes, in addition to the provision oflandscaping, trees, stormwater managementand informal recreation space. Greenways arenot open to general traffic, except authorizedmaintenance vehicles”.</u>
760.28		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Seek Amendment	Add a new definition for 'Shared pedestrian/cycleway' as follows: <u>“For the purposes of the Mixed Use Zone(Sydenham and Waltham), means:a publicly accessible corridor for the use ofpedestrians, people on bikes and other activetransport modes that is not open to generaltraffic, except authorized maintenancevehicles”.</u>
760.29		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Add a new definition for 'Accessible residential units' as follows: <u>“For the purposes of the Mixed Use Zone(Sydenham and Waltham), means:A residential unit that is located, constructed,and configured to allow for people of all agesand abilities to move freely and independently,and meet their functional requirements, to andwithin the unit”</u>
760.30		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Add a new definition for 'Apartment building' as follows: <u>“For the purposes of the Mixed Use Zone(Sydenham and Waltham), means:A residential building that contains two or moreresidential units where those units are alignedvertically one on top of the other”.</u>
760.31		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Amend definition of 'Perimeter block development' to read: “Perimeter block development means an urbanform that concentrates building developmentalong the public edges of a city block, with apublic face to the street, and private orcommunal open space to the rear in the interiorof the block or individual site. Buildings onindividual sites are characteristically joined <u>withthose</u>

				on adjacent sites , or are in close proximity to each other, to create a continuous street wall.
760.32		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Seek Amendment	Amend definition of 'Comprehensive residential development' to read: Comprehensive residential development in relation to the Residential New Neighbourhood Zone Future Urban Zone , means a development of three or more residential units which have been, or will be, designed, consented and constructed in an integrated manner (staged development may is not be precluded). It may include a concurrent or subsequent subdivision component.
760.33		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Amend definition of 'Pedestrian access' to read: A dedicated pathway that provides access for pedestrians from the street to a residential unit and to any parking area for that residential unit. A pathway dedicated to the provision of access for pedestrians.
760.34		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	Amend P27 g. to read: "The outlook space shall not extend over an outlook space or outdoor living space required by another residential unit, on the same floor "
760.35		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	Amend P27 i. to read: "Any outdoor living space or outdoor service space shall not be used for car parking, cycle parking or access".
760.36		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	At 2 Barnett Ave and 14 Johnson Street: <ul style="list-style-type: none"> • Rezone all of Lot 5 DP537999 (as at 12 May 2023) to HRZ (Large Local Centre Precinct) instead of part HRZ (Large Lot Local Centre Precinct and part MUZ). • Retain the proposed zoning of Lot 3 DP 537999 (as at 12 May 2023) as HRZ (Large Local Centre Precinct)

Mark Thompson

Submitter 761

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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761.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Seeks] that: Intensification of [the] area south of Bealey Avenue, central city is scrapped. - [that] Plan Change 14 be scrapped in [its] entirety and following actions taken by Council: a) A referendum for the people of Christchurch so they can decide if that want this level of intensification. b) Commission a social impact assessment that can articulate the impact and costs of intensification across different parts of Christchurch.	- - The
761.2		20 - All of Plan	Oppose	[Seeks] that: Intensification of [the] area south of Bealey Avenue, central city is scrapped. - [that] Plan Change 14 be scrapped in [its] entirety and following actions taken by Council: a) A referendum for the people of Christchurch so they can decide if that want this level of intensification. b) Commission a social impact assessment that can articulate the impact and costs of intensification across different parts of Christchurch.	- - The
761.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Oppose	[Seeks] that: Intensification of [the] area south of Bealey Avenue, central city is scrapped. - [that] Plan Change 14 be scrapped in [its] entirety and following actions taken by Council: a) A referendum for the people of Christchurch so they can decide if that want this level of intensification. b) Commission a social impact assessment that can articulate the impact and costs of intensification across different parts of Christchurch.	- - The

New Zealand Institute of Architects Canterbury Branch

Submitter 762

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
762.1		20 - All of Plan	Support	[Supports] [l]ocating and enabling density to develop around centres and transport corridors as per industry best practice.
762.2		20 - All of Plan	Support	[Supports] [t]he introduction of provisions that aim to achieve development that produces a high-quality perimeter block typology.
762.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Supports] [e]stablishing provisions that aim to encourage tree protection and planting through financial contributions.
762.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built	Support	[Supports] [e]stablishing provisions that aim to encourage tree protection and planting through financial contributions.

		form standards > 14.5.2.2 - Landscaped area and tree canopy cover		
762.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Supports] [e]stablishing provisions that aim to encourage tree protection and planting through financial contributions.
762.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[Supports] [e]stablishing provisions that aim to encourage tree protection and planting through financial contributions.
762.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Implement] additional incentives such as rate rebates to increase canopy coverage to areas that lack this amenity currently.
762.8		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Seek Amendment	[Supports] [e]stablishing provisions that aim to encourage tree protection and planting through financial contributions.
762.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Supports] [s]unlight access qualifying matters
762.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[Supports] [s]unlight access qualifying matters
762.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Supports] [s]unlight access qualifying matters
762.12		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Support	[Supports] [s]unlight access qualifying matters
762.13		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Support	[Retain Appendix 6.11.4 in relation to 6.1.7.2.1] as a means of compliance and for the new proposed sound levels to be included to reflect the updated requirements.

762.14		6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Seek Amendment	[T]hat building heights of community-based facilities should be able to be constructed to at least the same height and restrictions as the immediate surround building zoning [submitter refers to building heights standards in Medium Residential Density Zones per 14.5.2.3 a.i.a]
762.15		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	[In relation to Table 7.5.7.1] That the increase in minimum driveway widths from 2.7 to 3m, and other minimum formed widths will be reviewed based upon the scale of the development, where carparking is ideally situated on site, and consideration for pedestrian and vegetation corridors throughout a site and the clause in question to be amended.
762.16		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	[Increase] the current restrictive maximum earthwork limits to a higher level that is reflective of the increased size of developments.
762.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	[Introduce Clause or amend proposed rule] to address thermal performance of windows, including overheating or loss of heat depending on the orientation.
762.18		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	[Introduce Clause or amend proposed rule] to address thermal performance of windows, including overheating or loss of heat depending on the orientation.
762.19		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	[Amend text to address spelling mistake on 14.5.2.10 e. i. "higher"]
762.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.11 - Windows to street	Seek Amendment	[Amend] the additional minimum [glazing] areas of 30% - 40%.
762.21		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Seek Amendment	[Amend and reword clause] to enable new development to be in fitting with their immediate street neighbours.

762.22		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	[A]dd clarification to the rule that the 'single gable' can apply to each street facing unit on the site. Consideration should also be given to allow mono pitch roofs of a reasonable slope 25+° (half gable roofs) to also be accommodated for in this rule.
762.23		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	[Amend rule to] clearly establish or define a minimum size for the 'garage' i.e. 5.5 x 3.1 for single car (as per current council guidelines) to allow for storage to be co-located in the garage by increasing its size to suit i.e. storage at the end of a garage.
762.24		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amendment	[Remove or re-write rule to clarify the intention with regard to aesthetics, acoustics or comfort]
762.25		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[That the Council develops a proposal where the public domain can accommodate for building setbacks over time, such as development contributions to aid in street upgrades in lieu of having a setback].
762.26		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	[Amend text to address spelling mistake in rule 14.6.2.7 g.ii "lanscaping"]
762.27		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Oppose	[Retain current site coverage limits].
762.28		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[That the] permitted intrusion [of gables] is revisited and revised as suitable to be included in PC14.
762.29		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	[That] an additional height limit area is placed around the Te Papa Otakaro within the CBD.
762.30		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[That] an additional height limit area is placed around the Te Papa Otakaro within the CBD.
762.31		15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity	Seek Amendment	[That 136 Barbadoes street should be removed].

		and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City		
762.32		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Seek Amendment	[T]hat the minimum site size is to be reduced to 1500m ² or at most 1800m ² .
762.33		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.4 - Minimum numbers of floors	Seek Amendment	[A]dd a minimum height restriction to aid in producing larger scale buildings within the city centre zone and restrict the development of unfittingly small-scale developments
762.34		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Seek Amendment	[A]dd a minimum height restriction to aid in producing larger scale buildings within the city centre zone and restrict the development of unfittingly small-scale developments
762.35		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.5 - Flexibility in building design for future uses	Seek Amendment	[Increase measurement] from 3.5m to a minimum between 4.2 & 4.5m [This rule is not to be changed under PC14],
762.36		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.3 - Flexibility in building design for future uses	Seek Amendment	[Increase measurement] from 3.5m to a minimum between 4.2 & 4.5m [This rule is not to be changed under PC14],
762.37		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.2 - Flexibility in building design for future uses	Seek Amendment	[Increase measurement] from 3.5m to a minimum between 4.2 & 4.5m [This rule is not to be changed under PC14],
762.38		20 - All of Plan	Seek Amendment	That a plant list similar to 16.8.3.ii is also introduced to other development areas / front boundary strips as a means of guidance.
762.39		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[T]hat the Victoria Street overlay is considered to extended to also include the section between Kilmore Street and Chester street west.

762.40		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	[Reconsider] heightlimits and controls.
762.41		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	[Seeks that] adequate secure storage needs to be provided / allowed for in all housing units / developments.
762.42		20 - All of Plan	Seek Amendment	Implement a requirement to have residential units which are attached (touching in some way) to be subdivided under Unit Title and not Fee Simple.
762.43		20 - All of Plan	Seek Amendment	The branch would support incentives to encourage comprehensive development approaches to increasing density, thinking beyond the quarter acre block provides greater opportunity and collective thinking to redefine common spaces and create communal development. Encouraging this development may also reduce the number of 'sausage housing' developments which are a result of our site layouts on our city blocks and individual site ownership. This could be achieved through relaxed rules / restrictions when designed and developed over larger areas, whilst considering the plan objectives.
762.44		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[T]hat the Victoria Street [Height] overlay is extended to include the section between Kilmore Street and Chester street west.
762.45		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	[T]hat the Victoria Street [Height] overlay is extended to include the section between Kilmore Street and Chester street west.
762.46		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Supports] [s]unlight access qualifying matters
762.47		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	[That] an additional height limit area is placed around the Te Papa Otakaro within the CBD.

Christina Stachurski

Submitter 763

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
763.1		20 - All of Plan	Seek Amendment	the Council must insist on getting Geotechnical Investigation Reports for all of the suburbs affected before the new 'law' can take effect here. And get those investigations done by 'independent' engineers.

Anne Scott

Submitter 764

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
764.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	[That] [t]he council should require accessible, weatherproof and secure storage be provided for bikes and other forms of active transport, including space suitable for e-bikes, cargo and accessibility trikes.

Margaret Howley

Submitter 765

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
765.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose MRZ and any intensification of housing in Papanui streets which include the Papanui WWII Memorial Plantings.

765.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Supports the qualifying matter for heritage overlay for the Papanui WWII Memorial Plantings.
765.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Supports the scheduling of heritage items for the Papanui WWII Memorial Planting

Kerri Jones

Submitter 766

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
766.1		20 - All of Plan	Oppose	Oppose all of Plan Change 14.

Elanor James

Submitter 767

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
767.1		20 - All of Plan	Support	Supports Plan Change 14 and increased density provisions.

Mark Darbyshire

Submitter 768

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
768.1		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Seek Amendment	Increase the number of resident bike parks required for apartment buildings. Require resident bike parks to be in a secure, indoor location that isn't visible from outside. Require resident bike parks to be suitable for heavy electric bikes (eg horizontal rather than hanging). Monitor apartment developers and inspect

				apartment buildings upon completion to ensure these requirements are met in newly built complexes. Require all apartment buildings with resident car parks to include EV charging infrastructure that all resident car parks can hook into.
768.2		7 - Transport > 7.4 - Rules - Transport	Seek Amendment	Increase the number of secure bike parks required for new apartment buildings and new or existing office buildings. Increase security requirements. Ensure the bike parks are suitable for electric bikes (eg horizontal rather than hanging). Require apartment, commercial, and car parking buildings to have EV charging infrastructure.
768.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area Qualifying Matter.
768.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports HRZ near commercial centres as proposed.
768.5		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.2 - Matters of discretion for activity specific standards > 15.14.2.6 - City Centre and Central City Mixed Use Zones urban design	Seek Amendment	Seeks that 15.14.2.6 is amended to incorporate matters of discretion similar to those in 14.15.3.a or 14.15.3.c (regarding sensitive urban design principles and building dominance effects).
768.6		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Amend 15.12.2.2 to allow the maximum building height to be 90m
768.7		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Seek Amendment	Seeks that requirements for green space, tree canopy, lanes, and mid-block pedestrian connections be strengthened
768.8		14 - Residential	Seek Amendment	That the Council drops the Low Public Transport Accessibility Area Qualifying Matter. That the Council enables high-density housing near commercial centres as proposed.
768.9		15 - Commercial	Seek Amendment	That consideration be given to incorporating some of the matters of discretion from 14.15.3.a or 14.15.3.c into 15.14.2.6 to ensure consented high-rise buildings in the city centre are sensitive to urban design principles and building dominance effects. That the Council allows buildings up to 90 metres high as proposed (with lower limits in certain areas as proposed). That requirements for green space, tree canopy, lanes, and mid-block pedestrian connections be strengthened.

Megan Power

Submitter 769

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
769.1		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	[Supports] in general the following provisions: Chapter 8 Subdivision 8.6.1 Minimum net site area and dimension, Table 1, a., Additional Standards
769.2		6 - General Rules and Procedures	Support	support in general the following provisions :Chapter 6 General Rules and Procedures 6.1A Qualifying Matters

769.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.2 - Area-specific controlled activities	Seek Amendment	<table><tr><th></th><th>Location</th><th>Controlled activity</th><th>The Court controls</th></tr><tr><td>C1</td><td>Character Area Overlay</td><td><p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p><p>i. less than 5 metres in height; and</p><p>ii. meets the built form standards applicable to the Character Area Overlay within which it is located.</p><p>b. Any application arising from this rule shall not be limited or publicly notified.</p><p><u>c. This rule does not apply to:</u></p><p><u>i. rear sites or those located on private lanes in the Beckenham Character Area.</u></p></td><td>a. Character Area Overlay</td></tr></table> <p>Add bold underlined text as shown above.</p> <p>"This rule does not apply to: rear sites or those located on private lanes in the Beckenham Character Area."</p> <p>Please note: The amendments sought that relate to "rear sites or those located on private lanes in the Beckenham Character Area" are provided in the context of the retention of the operative extent of the Beckenham Character Area, i.e. all rear sites and those located on private lanes are now and will be in the future included in the Beckenham Character Area boundary</p>		Location	Controlled activity	The Court controls	C1	Character Area Overlay	<p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p> <p>i. less than 5 metres in height; and</p> <p>ii. meets the built form standards applicable to the Character Area Overlay within which it is located.</p> <p>b. Any application arising from this rule shall not be limited or publicly notified.</p> <p><u>c. This rule does not apply to:</u></p> <p><u>i. rear sites or those located on private lanes in the Beckenham Character Area.</u></p>	a. Character Area Overlay
	Location	Controlled activity	The Court controls									
C1	Character Area Overlay	<p>a. The erection of new residential unit to the rear of an existing residential unit on the same site, where it is:</p> <p>i. less than 5 metres in height; and</p> <p>ii. meets the built form standards applicable to the Character Area Overlay within which it is located.</p> <p>b. Any application arising from this rule shall not be limited or publicly notified.</p> <p><u>c. This rule does not apply to:</u></p> <p><u>i. rear sites or those located on private lanes in the Beckenham Character Area.</u></p>	a. Character Area Overlay									
769.4		14 - Residential > 14.5 -	Seek Amendment	Amend as shown in bold underlined text below.								

		Rules - Medium Density Residenti al Zone > 14.5.3 - Area- specific rules - Medium Density Residenti al Zone > 14.5.3.1 - Area- specific activities > 14.5.3.1.3 - Area- specific restricted discretion ary activities		<table><tr><th colspan="2">Activity/Area</th><th>The Council be limited matters:</th></tr><tr><td>RD14</td><td><p>Within a Character Area Overlay:</p><p>a. The demolition or removal of a building greater than 30m² <u>36m²</u> on the site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development.</p><p>b. This rule does not apply:</p><p>i. where 14.5.3.1.2 C1 applies.</p><p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that Character Area;</p><p>iii. to accessory buildings that are less than 30m² and located to the rear of the main residential unit on the site and are less than 5 metres in height;</p><p>iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p></td><td>Character 14.15.27</td></tr></table>	Activity/Area		The Council be limited matters:	RD14	<p>Within a Character Area Overlay:</p> <p>a. The demolition or removal of a building greater than 30m² <u>36m²</u> on the site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development.</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p> <p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that Character Area;</p> <p>iii. to accessory buildings that are less than 30m² and located to the rear of the main residential unit on the site and are less than 5 metres in height;</p> <p>iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p>	Character 14.15.27
Activity/Area		The Council be limited matters:								
RD14	<p>Within a Character Area Overlay:</p> <p>a. The demolition or removal of a building greater than 30m² <u>36m²</u> on the site, relocation of a building onto the site, erection of new buildings and alterations or additions to existing buildings, accessory buildings, fences and walls associated with that development.</p> <p>b. This rule does not apply:</p> <p>i. where 14.5.3.1.2 C1 applies.</p> <p>ii. to fences that meet the applicable built form standard 14.5.3.2.12 for that Character Area;</p> <p>iii. to accessory buildings that are less than 30m² and located to the rear of the main residential unit on the site and are less than 5 metres in height;</p> <p>iv. to fences that are located on a side or rear boundary of the site, except where that boundary is adjacent to a public space.</p>	Character 14.15.27								
				Amend 30sqm to 36sqm						
769.5		14 - Residenti al > 14.5 - Rules - Medium Density Residenti al Zone > 14.5.3 - Area-	Seek Amendm ent	<p>Amend 14.5.4.6.3 to include text shown as bold and underlined</p> <p>Beckenham (Rear sites and those located on private lanes) - 7m</p>						

		specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height		14.5.3.2.3 Building height <table><tr><td></td><td>Area</td><td>Standard</td></tr><tr><td>iv.</td><td>Englefield, Ranfurly, Francis, Malvern, Massey, Severn, Tainui, Ryan, Dudley, Beckenham (<u>street frontage sites</u>), Therese, Piko and Evesham/Bewdley Character Areas</td><td>5.5 metres</td></tr><tr><td><u>v.</u></td><td><u>Beckenham (rear sites and those located on private lanes)</u></td><td><u>7 metres</u></td></tr></table> <i>Note: Subsequent amendment to numbering may be required</i>		Area	Standard	iv.	Englefield, Ranfurly, Francis, Malvern, Massey, Severn, Tainui, Ryan, Dudley, Beckenham (<u>street frontage sites</u>), Therese, Piko and Evesham/Bewdley Character Areas	5.5 metres	<u>v.</u>	<u>Beckenham (rear sites and those located on private lanes)</u>	<u>7 metres</u>
	Area	Standard											
iv.	Englefield, Ranfurly, Francis, Malvern, Massey, Severn, Tainui, Ryan, Dudley, Beckenham (<u>street frontage sites</u>), Therese, Piko and Evesham/Bewdley Character Areas	5.5 metres											
<u>v.</u>	<u>Beckenham (rear sites and those located on private lanes)</u>	<u>7 metres</u>											
769.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.6 -	Seek Amendm ent	Amend to remove bold, strike through text ii. Within the Character Area Overlay for all activities: B. A landscaping strip with a minimum width of 2 1 metres shall be planted along the rearboundary, and shall include trees that will grow to a minimum height of 6—8 metres.									

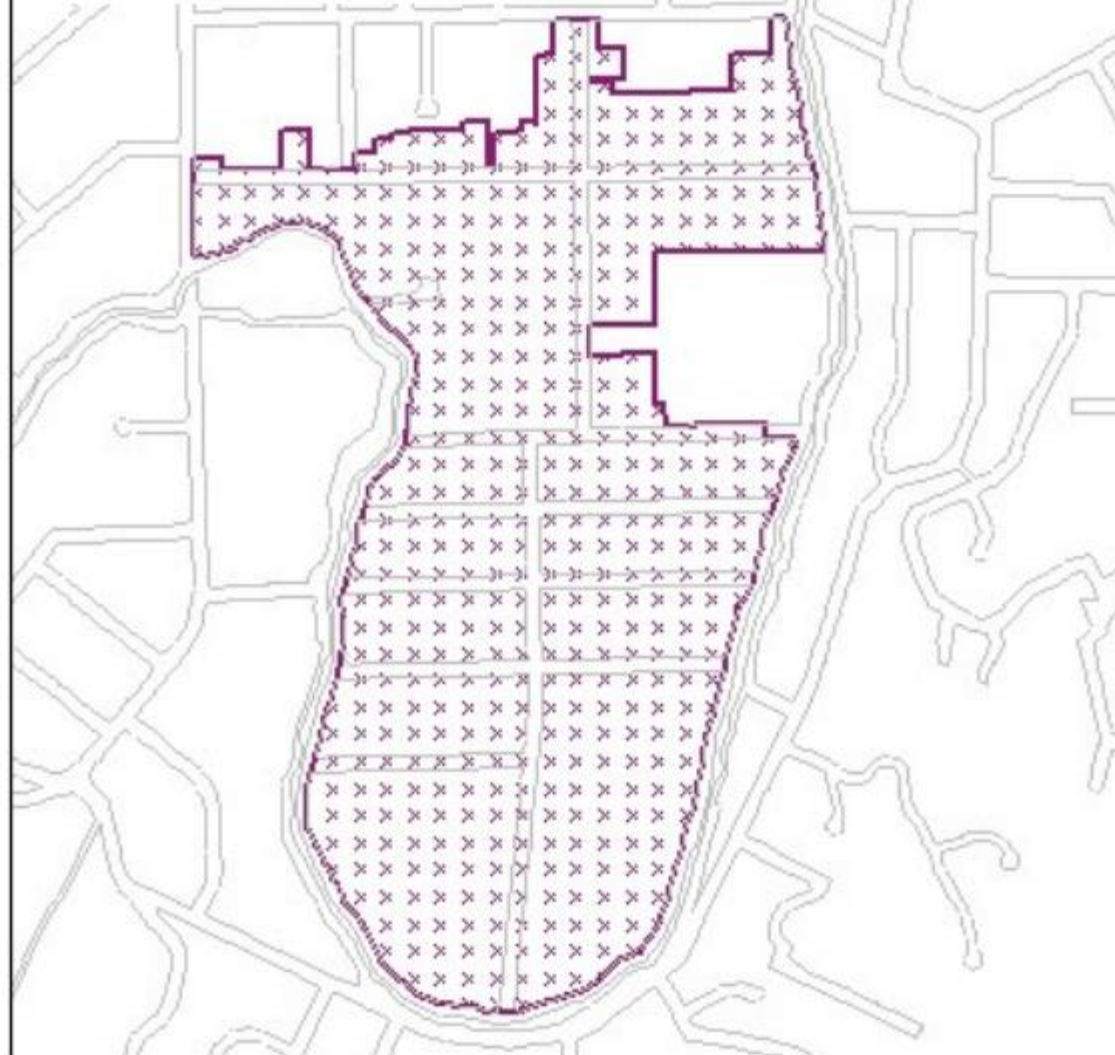
		Landscaped areas for select areas				
769.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment			
					Setback	Area and setback distance
				i.	Front	<p>A. Within the Heaton, Ranfurly, Francis, Malvern, Masse Ryan, Dudley, Beckenham, Therese and Piko Character Areas</p> <ol style="list-style-type: none"> 1. 8 metres, 2. except that where any existing residential unit on the site prior to 1945 and is to be relocated within the site, 6m from the front boundary. <u>3. This rule does not apply to rear sites or those located on laneways in the Beckenham Character Area.</u>
				ii.	Side	<p>G. Within the Beverley, Ranfurly, Francis, Malvern, Masse Tainui, Ryan, Dudley, Beckenham and Piko Character Areas</p> <ol style="list-style-type: none"> 1. 2 metres on one side and 3 metres on the other. <u>2. This rule does not apply to rear sites or those located on laneways in the Beckenham Character Area.</u> <u>3. This rule does not apply to single storey accessory buildings less than 30m² size located to the rear of sites</u>
				iii.	Rear	<p>J. Within the Heaton, Beverley, Englefield, Ranfurly, Francis, Massey, Severn, Tainui, Ryan, Dudley, Beckenham, Beverley and Piko Character Areas</p> <ol style="list-style-type: none"> 1. 3 metres. <u>2. This rule does not apply to rear sites or those located on laneways in the Beckenham Character Area.</u>

				<table><tr><td></td><td></td><td><u>3. This rule does not apply to single storey accessory structures less than 30m² size located to the rear of sites</u></td></tr></table> <p>Amend to 14.9.1 to exclude Rear Sites or those located on private lanes in the Beckenham Character Area.</p>			<u>3. This rule does not apply to single storey accessory structures less than 30m² size located to the rear of sites</u>
		<u>3. This rule does not apply to single storey accessory structures less than 30m² size located to the rear of sites</u>					
769.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.1 3 - Garaging and carport building location	Seek Amendment	<p>Amend to include bold, underlined text</p> <p>a. Within the Heaton, Beverley, Englefield, Ranfurly, Francis, Malvern, Massey, Severn, Tainui, Ryan, Dudley, Beckenham, Roker, Piko and Bewdley Character Areas, garages and carports (whether detached or not) shall be located:</p> <p>i. to the rear of any residential unit; or</p> <p>ii. to the side of any residential unit, provided that they are located at least 5 metres behind the front façade of a residential unit.</p> <p>iii. This rule does not apply to rear sites or those located on private lanes in the Beckenham Character Area.</p>			

		in character areas		
769.9		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendm ent	[Amend] Planning Map 46 : Amend the extent of the proposed Beckenham Character Area to match the operative District Plan extent and include all sites within the operative extent within the Character Area, as shown in Map 1 and Map 2 [of the submission].

Residential Character

 Character Area Overlay



Map 1: Extract from online planning map, operative District Plan, 12 May 2023, Christchurch City Council. Beckenham Character Area.

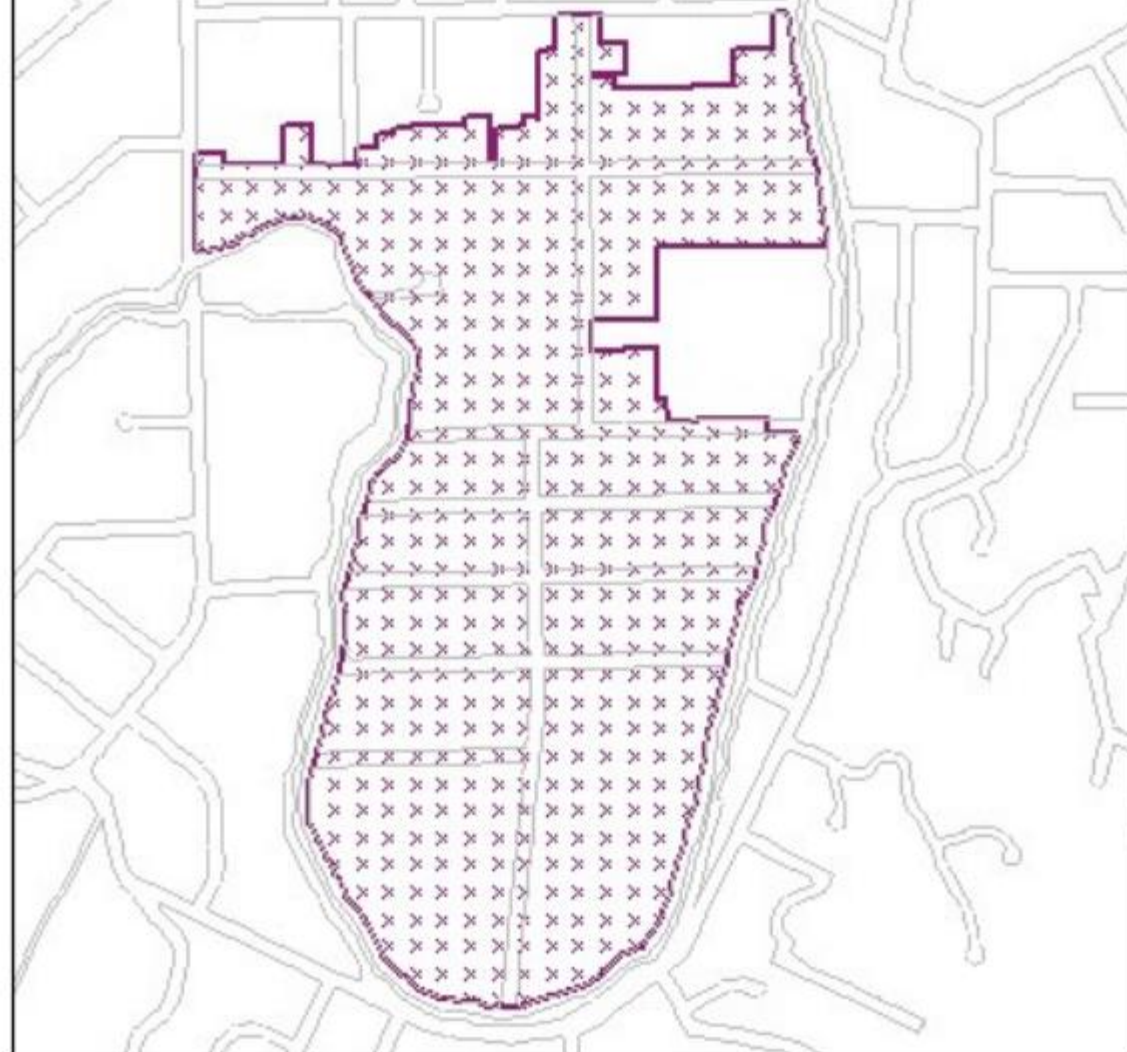


Map 2: Extract from pdf Planning Map 46, operative District Plan, 12 May 2023, Christchurch City Council. Beckenham Character Area.

769.10		14 - Residenti al > 14.5 - Rules - Medium Density Residenti al Zone > 14.5.3 - Area- specific rules - Medium Density Residenti al Zone	Seek Amendm ent	[Amend] Planning Map 46 : Amend the extent of the proposed Beckenham Character Area to match the operative District Plan extent and include all sites within the operative extent within the Character Area, as shown in Map 1 and Map 2 [of the submission].
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Residential Character

 Character Area Overlay



Map 1: Extract from online planning map, operative District Plan, 12 May 2023, Christchurch City Council. Beckenham Character Area.



Map 2: Extract from pdf Planning Map 46, operative District Plan, 12 May 2023, Christchurch City Council. Beckenham Character Area.

Robert Smillie

Submitter 770

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
770.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[S]upport[s] the making of Ryan Street into a 'character' [area] and thereby give it some protections.
770.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	[S]upport[s] the making of Ryan Street into a 'character' [area] and thereby give it some protections.

Sarah Griffin

Submitter 771

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
771.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Limit HRZ to] an area which makes more sense, such as central Riccarton and the outskirts of the immediate city.
771.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	[That six storey buildings are not enabled]

Robert Braithwaite

Submitter 772

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
772.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend the minimum height rules for the subject area to allow for single level dwellings for older residents. Specific properties affected by this change: - 104 Bristol Street St Albans - 108 Bristol Street St Albans
772.2		14 - Residential	Seek Amendment	3. Apply Lower density rules for the residential areas outside of the 'Four Avenues' to reflect that they are NOT part of the Central City but local small-scale residential neighbourhoods unsuited to high rise development.
772.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	1. Lower Medium Density rules for the immediate residential area similar to those that apply under the current zoning to: - retain the character, amenity and scale of this residential area and - retain Sunlight Access to smaller lots

Beckenham Neighbourhood Association Inc

Submitter 773

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
773.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying	Support	[Supports] the proposed Qualifying Matter in relation to sunlight.

		Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters		
773.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Retain Character Areas]
773.3		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[Retain Character Areas]
773.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Support	[Retain] the proposed Area-specific built form standards that apply to the Beckenham Character Area.
773.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	[Consider] some fine tuning of the development rules for the Character Area could be considered. For example, the proposed building setback from the street (8 m), minimum building width facing the street (10 m), and minimum building floor area (150 m ²) are sometimes larger than equivalent measurements on original character bungalows (at least in our area) whose general street scene these rules seek to protect.

Dru Hill

Submitter 774

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
774.1		15 - Commercial	Seek Amendment	Seek amendment to increase the Innovation Precinct to cover Central City South Frame, allow the exclusion of communal spaces from GLFA; and allow for a certain percentage of offices to be larger than 450m ² .
774.2		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	Seek amendment to increase the Innovation Precinct to cover Central City South Frame, allow the exclusion of communal spaces from GLFA; and allow for a certain percentage of offices to be larger than 450m ² .

Brigitte Masse

Submitter 775

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
775.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Seeks to retain streets in Spreydon as Residential Suburban Density Transition Zone, as opposed to zoning them as Medium Residential Zone.
775.2		19 - Planning Maps > 19.10 - Any other zones	Oppose	Seeks to retain streets in Spreydon as Residential Suburban Density Transition Zone, as opposed to zoning them as Medium Residential Zone.

Rebecca Lord

Submitter 776

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
776.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[S]eek[s] that the council does make Ryan Street a character area

Lisa Winchester

Submitter 777

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
777.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Resource consent is still required and dwellings in suburbs should be limited to 2 storeys high. Losing valuable sunlight is a major concern.

777.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Resource consent is still required and dwellings in suburbs should be limited to 2 storeys high. Losing valuable sunlight is a major concern.
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Mary O'Connor

Submitter 778

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
778.1		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.1 - General natural hazards policies > 5.2.2.1.2 - Policy -- Manage activities to address natural hazard risks	Seek Amendment	Consider making the earthquake damage risk to dwellings a Qualifying Matter. I'm not convinced that NZ can build multi-storey dwellings to withstand a rupture of the Alpine Fault and aftershocks that is likely to occur within the next 50 years (it's already overdue).
778.2		14 - Residential	Seek Amendment	Consider making the earthquake damage risk to dwellings a Qualifying Matter.
778.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Consider making the earthquake damage risk to dwellings a Qualifying Matter.
778.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	[Supports] the [retention of the] sunlight Qualifying Matter.
778.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[Supports] the [retention of the] sunlight Qualifying Matter.
778.6		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Would like to see a minimum size plot that three buildings of three storeys can be built on, that is also dependant on the shape of the plot.
778.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Fully support increasing the tree canopy.
778.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	There could be an option residents could choose to reduce intensification in return for narrowing their street width to allow street trees to be planted. This could only be achieved by less intensification.

778.9		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	There could be an option residents could choose to reduce intensification in return for narrowing their street width to allow street trees to be planted. This could only be achieved by less intensification.
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Glenda Duffell

Submitter 779

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
779.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Oppose intensification in areas with liquefaction risk]
779.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Do not zone medium density zone for small cul de sacs and narrow streets.

Josie Schroder

Submitter 780

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
780.1		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Retain Objective 3.3.7 as notified
780.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Retain Objective 3.3.8 as notified.
780.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Retain Objective 3.3.10 as notified.
780.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain the 6.1A Qualifying Matter: City Spine Transport Corridor, Low Public Transport Accessibility Area as notified.
780.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain 6.10A Low Public Transport Accessibility Area Qualifying Matter as notified.

780.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain 6.10A Sunlight Access Qualifying Matter as notified.
780.7		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Support	Retain Objective 8.2.6 as notified.
780.8		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Support	Retain Policy 8.2.6.1 as notified.
780.9		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Support	Retain Policy 8.2.6.2 as notified.
780.10		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Seek Amendment	Amend 14.2.3.7 to include reference to policy in title.
780.11		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Retain Policy 14.2.5.1 as notified.
780.12		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Retain Policy 14.2.5.2 as notified.
780.13		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Retain Policy 14.2.5.3 as notified.
780.14		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Support	Retain Policy 14.2.5.4 as notified.
780.15		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	Retain Policy 14.2.5.5 as notified.
780.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Retain the rules in 14.5 as notified.
780.17		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Retain the rules in 14.6 as notified.

780.18		14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	Retain 14.15 as notified.
780.19		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.2 - Policy - Comprehensive approach to development of the North Halswell and Belfast/ Northwood Key Activity Centres	Seek Amendment	Amend Policy 15.2.2.2 to limit high trip generating activities, and to require the protection and provision of land for new pedestrian/cycle/green infrastructure/road links.
780.20		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Retain Objective 15.2.4 as notified.
780.21		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Retain Policy 15.2.4.1 as notified.
780.22		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Retain Policy 15.2.4.2 as notified.
780.23		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	Retain the rules in 15.12 as notified.
780.24		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	Retain the rules in 15.13 as notified.

Yves Denicourt

Submitter 781

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
781.1		15 - Commercial > 15.5 - Rules – Local Centre Zone	Seek Amendment	The Barrington Local Centre should be limited to where there is existing infrastructure with the capability to support intensification.
781.2		15 - Commercial > 15.5 - Rules – Local Centre Zone	Seek Amendment	In Barrington, development of lateral street[s] (Therese, etc) should be limited to two storeys in height within all other qualifying matters as proposed (existing and proposed amended).

Karilyn Breed

Submitter 782

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
782.1		20 - All of Plan	Oppose	The council reject acceptance of the government's directives around intensification; Medium Density Residential Standards, timelines for notifications and decision-making, level of technical information and minimum evidence, and the ISPP – Intensified Streamlined Planning Process.

Roman Shmakov

Submitter 783

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
783.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the Christchurch City Council retains the tree canopy cover and financial contribution policy outlined in Chapter 6.10A.
783.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] [S]eek[s] that the Christchurch City Council removes the details in Chapter 14 that enable this qualifying matter.
783.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek[s] that the Christchurch City Council removes the details in sub-chapter 14.5.2.6 that enable this qualifying matter.
783.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] [S]eek[s] that the Christchurch City Council removes the details in sub-chapter 14.6.2.2 that enable this qualifying matter.
783.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	[S]eek[s] that 100% of the Medium Density Residential Standard is enabled in all areas of the city (except

				those covered by other qualifying matters we do not oppose).
783.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[S]eek[s] that setbacks on the roadside side of section perimeters are removed to allow for perimeter block development.
783.7		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[S]eek[s] that the Christchurch City Council retains the high-density residential zone policy outlined in sub-chapter 14.6 to enable 6 to 10 storeys for residential buildings near commercial centres.

Jessica Adams

Submitter 784

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
784.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Rezone Prestons subdivision from MRZ to Residential Suburban Zone.
784.2		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Add QM to take account of geology in relation to ground strength and liquefaction risk
784.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Add QM to take account of geology in relation to ground strength and liquefaction risk
784.4		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.5 - Objective - Earthworks health and safety > 8.2.5.2 - Policy - Nuisance	Seek Amendment	[Seeks] that the Council expand this clause to define what is 'less than minor' and put in place procedures to address issues of persistent noise, vibration, dust or odour nuisance. Where earthworks of a substantial nature is proposed this should be notified to immediate landowners with appropriate monitoring by an independent party NOT the Developer. I request that the Council define the processes by which residents can address issues of breaches of this clause in a timely and effective manner.
784.5		3 - Strategic Directions > 3.1 - Introduction	Oppose	re 3.1.b.v.A - oppose immediate intensification

784.6		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.4 - Objective - Earthworks > 8.2.4.2 - Policy - Repair of earthquake damaged land	Oppose	[Seeks] that the Council review this policy to ensure that adverse effects on people, property and the natural environment are not permitted.
784.7		14 - Residential	Oppose	[Seeks that] the Council notifies residents where subdivision development and consent for construction is applied for, by notifying applications and developing processes that residents can follow if they are adversely affected by development.
784.8		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.4 - Objective - Earthworks > 8.2.4.2 - Policy - Repair of earthquake damaged land	Oppose	[Seeks] that the Council review this policy to ensure that adverse effects on people, property and the natural environment are not permitted.
784.9		19 - Planning Maps > 19.10 - Any other zones	Oppose	Rezone Prestons subdivision from MRZ to Residential Suburban Zone.

Vanessa Wells

Submitter 785

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
785.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Seeks] that the high-density area be restricted to the commercial area surrounding Northlands Mall, to the north of Main North Road and Harewood Road. From Main North Road southeast should remain medium density housing. There is plenty yet to be in-filled for future generations, which will still retain the special character of the suburb.
785.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone area from Main North Road south east to medium density housing.

Marta Scott

Submitter 786

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
786.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[That] recession planes ...consider the slope of the land (on the Port Hills).
786.2		20 - All of Plan	Seek Amendment	[Seeks that] medium density gradually grow[s], starting with areas within 500 m of bus stops. Once a certain density is reached in those areas planning for further higher density areas and new bus routes could commence.
786.3		14 - Residential > 14.15 - Rules - Matters of control and discretion	Seek Amendment	[Consider additional assessment matters: impacts on existing retaining walls + types of vegetation at boundaries]

Peter Heffernan

Submitter 787

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
787.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Delete high density zoning for Halliwell Avenue, Papanui

Marc Duff

Submitter 788

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
788.1		6 - General Rules and Procedures	Seek Amendment	Create a Qualifying Matter confining high density within 10km from the Centre of Christchurch.

788.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	(Seeks that) High Density can not extend more than 10km from the Centre of Christchurch
788.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Remove HRZ from area surrounding Ravensdown Hornby a Fertiliser factory
788.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Hornby should be exempt from the Tree Levy and Developers should be made to ensure density developments have a 20% tree canopy cover.
788.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Hornby should be exempt from the Tree Levy and Developers should be made to ensure density developments have a 20% tree canopy cover.
788.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Hornby should be exempt from the Tree Levy and Developers should be made to ensure density developments have a 20% tree canopy cover.
788.7		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Remove High Residential Zoning from areas adjacent to schools.
788.8		19 - Planning Maps > 19.1 - MRZ Zoning	Support	Supports MRZ zoning in Hornby. Change HRZ to MRZ zoning.
788.9		19 - Planning Maps > 19.10 - Any other zones	Oppose	Remove HRZ from area surrounding Ravensdown Hornby a Fertiliser factory
788.10		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports MRZ zoning in Hornby. Change HRZ to MRZ zoning.

Eric Woods

Submitter 789

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
789.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban	Seek Amendment	Decrease the net floor area requirements of these homes (P4 & P5) such as minor dwellings (e.g. by 33%).

		Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities		
789.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	To enable the option for outdoor living spaces to be shared or partially shared with neighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied by shared greenspaces.
789.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	To increase the number of dwellings per 450sqm site from 2 (1x residential unit and 1x minor dwelling) to 3 as a permitted activity, as long as they are only 1 storey (or limited to 4-5m high).
789.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Reduce building height to a max of 5m IF there are 3 dwellings per 450sqm site.
789.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	To enable the option for outdoor living spaces to be shared or partially shared with neighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied by shared greenspaces.
789.6		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	Reduce the minimum road boundary building setback from typically 4.5m to the MDRS Front yard minimum of 1.5m (height at that point is governed by the recession plane).
789.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards	Seek Amendment	permit Qualifying Sites to be located in ANY Residential Suburban zone, (not just the Residential Suburban Density Transition Zone).
789.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	Amend 14.13.4.5. and decrease the net floor area requirements of tiny homes (e.g. by 33%).
789.9		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	To enable the option for outdoor living spaces to be shared or partially shared with neighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied by shared greenspaces.
789.10		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	remove the Qualifying Matter of "Low Public Transport Accessibility Area" in this area from 100 to 193 Wainoni Road (and further afield), or on all roads on regular bus stops to the central city.

789.11		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone the area from 135 to 185 Wainoni Road (and further afield), to “MediumDensity Residential Zone” [instead of Residential Suburban]
789.12		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Remove the Qualifying Matter of “Low Public Transport Accessibility Area” on all ofKeyes Road (and further afield), or on all roads on regular bus routes to the central city.
789.13		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone the Residential Suburban portion of Keyes Road, to “Medium DensityResidential Zone
789.14		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone the area from 135 to 185 Wainoni Road (and further afield), to “Medium Density Residential Zone” [instead of Residential Suburban]
789.15		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	rezone the Residential Suburban portion of Keyes Road, to “Medium Density Residential Zone”
789.16		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	rezone the area from 157 to 193 Wainoni Road (and further afield), to “Medium Density Residential Zone” [instead of Residential Suburban]
789.17		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	rezone this area from 157 to 193 Wainoni Road (and further afield), to “Medium Density Residential Zone” [instead o Residential Suburban]

Jade McFarlane

Submitter 790

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
790.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Reduce the cost of financial contributions for not providing 15% tree canopy to \$1000 per tree; refuse rate rebate if the remaining 5% tree canopy is not provided; provide an agreed rate rebate to the landowner for the next 2 years as an incentive for providing the additional 5% tree canopy; and /or increase the standard building site coverage of 5% if the additional 5% tree canopy is planted.

790.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Seek Amendment	Council must attempt to plant trees using this money in the immediate vicinity of the new development (within 50m).
790.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Seek Amendment	PC14 is too limited in scope to create the level of change desired in the Urban Forest Plan. Initiatives for tree canopy planting in Existing Development areas need to be explored and implemented in order to achieve the goals of the Urban Forest Plan.
790.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Seek Amendment	Implement a minimum tree canopy cover of 15% for new builds, while retaining 20% as an overall percentage. Incentivising alternatives such as green roofs and bioswales to make up the remaining 5%.

Marie Dysart

Submitter 791

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
791.1		20 - All of Plan	Support	to support in principle the rules that central government has directed (allowing upto three dwellings of three storeys high) on most sections, subject to the imposition of limitations by allowing for “Qualifying Matters” as proposed by the Christchurch City Council (CCC) in Plan Change 14 (“PC 14”) to the Christchurch City Plan.

791.2		19 - Planning Maps > 19.9 - Any other QMs	Support	Support QM- Direct Sunlight Access
791.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Supports that the current proposal of the CCC sets lower recession planes on the south side of sites throughout the whole city, in order to reduce shading on properties to the south
791.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Supports that the current proposal of the CCC sets lower recession planes on the south side of sites throughout the whole city, in order to reduce shading on properties to the south.
791.5		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Supports that the current proposal of the CCC sets lower recession planes on the south side of sites throughout the whole city, in order to reduce shading on properties to the south.
791.6		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support QM- Character area over the Beckenham Loop (Tennyson Street, Heathcote River, Colombo Street).
791.7		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support QM- Character area over the Beckenham Loop expanded area (Tennyson Street, Heathcote River, Colombo Street).

Carmel Woods

Submitter 792

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
792.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	Reduce the net floor area requirements of homes by 33%
792.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	Seek that the standards make it possible for outdoor living spaces to be shared or partially shared with adjacent homes, or allow for a portion of outdoor living areas to be fulfilled by shared greenspaces.
792.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban	Seek Amendment	Seeks that permitted activity standards allow for up to 3 dwellings per 450sqm site in the Residential Suburban Zone.

		Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities		
792.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Seek that the maximum building height is reduced to 5 meters if there are three dwellings per 450 square meter site
792.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	Seek that the minimum building setback from the road boundary is reduced from 4.5m to 1.5m.
792.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism	Seek Amendment	Seek that the location of Qualifying Sites for EDMs should be permitted in any Residential Suburban zone, not just the Residential Suburban Density Transition Zone.
792.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	Seek that the net floor area requirements of Enhanced Development Mechanism homes are reduced by 33%.
792.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	Seek that the standards make it possible for outdoor living spaces to be shared or partially shared with adjacent homes, or allow for a portion of outdoor living areas to be fulfilled by shared greenspaces.
792.9		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport Accessibility Area QM in the area of 100 to 193 Wainoni Road and ideally other roads with regular bus stops to the central city.
792.10		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	Oppose the Tsunami Management Area QM from 157 to 193 Wainoni Road, and the surrounding area.
792.11		19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose the Residential Suburban Zone as it applies to 157 to 193 Wainoni Road, and the surrounding area. Seek that this be zoned MRZ.
792.12		19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose Residential Suburban Zone as it applies to 135 to 185 Wainoni Road. Seek that it be zoned MRZ.
792.13		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose the Waterbody Setback QM as it applies to 135 to 185 Wainoni Road.
792.14		19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose Residential Suburban Zone as it applies to 100 to 300 Wainoni Road.
792.15		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose the Low Public Transport QM on Keyes Road, and ideally other roads with regular bus stops to the central city.

792.16		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	Oppose the Tsunami Managment Area QM for Keyes Road.
792.17		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose Residential Suburban Zone as it applies to 135 to 185 Wainoni Road. Seek that it be zoned MRZ.
792.18		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose Residential Suburban Zone as it applies to 100 to 300 Wainoni Road, seek that this area is included in the Medium Density Residential Zone.

Fiona Bennetts

Submitter 793

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
793.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[Retain protections for tree canopy]
793.2		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	[That buildings are required] to provide secure facilities to store micro-mobility devices
793.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	[Retain height limit]
793.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	[Retain height limit]
793.5		20 - All of Plan	Seek Amendment	Please ensure there are more parks/gardens/walkways between medium- and high- density builds. . Please re-wild some parts of the city that flood everytime we get heavy rainfall.
793.6		20 - All of Plan	Seek Amendment	[Improve transport systems]

Greg Partridge

Submitter 794

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
794.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	South Richmond should be exempt from the Housing Intensification [Plan Change].
794.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	<p>The submitter requests that the area of South Richmond be made exempt from housing intensification via a qualifying matter due to natural hazard risks, in particular risk from future earthquakes and flooding.</p> <p>Its proximity to the Red Zone and the propensity for the land in this area to suffer significant structural damage when the Southern Fault Line ruptures (or the Christchurch Fault or Greendale Fault ruptures again) means it would be foolhardy of the Council to allow increased intensification to proceed in this part of the city.</p>
794.3		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.1 - Natural hazards objective > 5.2.1.1 - Objective - Natural hazards	Seek Amendment	<p>The submitter requests that the area of South Richmond be made exempt from housing intensification via a qualifying matter due to natural hazard risks, in particular risk from future earthquakes and flooding.</p> <p>Its proximity to the Red Zone and the propensity for the land in this area to suffer significant structural damage when the Southern Fault Line ruptures (or the Christchurch Fault or Greendale Fault ruptures again) means it would be foolhardy of the Council to allow increased intensification to proceed in this part of the city.</p>
794.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	The submitter opposes the reduction in Christchurch's tree canopy cover by housing intensification. The Council should seek an immediate amendment to the Enabling Housing Supply and Other Matters Act to be implemented in order for regulations to be introduced that protect the city's tree canopy from being decimated by property developers.
794.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	The submitter opposes the reduction in Christchurch's tree canopy cover by housing intensification. The Council should seek an immediate amendment to the Enabling Housing Supply and Other Matters Act to be implemented in order for regulations to be introduced that protect the city's tree canopy from being decimated by property developers.

794.6		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.2 - Objective and policies > 9.4.2.2 - Policies > 9.4.2.2.3 - Policy - Tree protection	Oppose	The submitter opposes the reduction in Christchurch's tree canopy cover by housing intensification. The Council should seek an immediate amendment to the Enabling Housing Supply and Other Matters Act to be implemented in order for regulations to be introduced that protect the city's tree canopy from being decimated by property developers.
794.7		19 - Planning Maps	Seek Amendment	South Richmond should be exempt from the Housing Intensification [Plan Change].
794.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	<p>The submitter requests that the area of South Richmond be made exempt from housing intensification via a qualifying matter due to natural hazard risks, in particular risk from future earthquakes and flooding.</p> <p>Its proximity to the Red Zone and the propensity for the land in this area to suffer significant structural damage when the Southern Fault Line ruptures (or the Christchurch Fault or Greendale Fault ruptures again) means it would be foolhardy of the Council to allow increased intensification to proceed in this part of the city.</p>

Andrew Stevenson

Submitter 795

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
795.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[T]o eliminate the net floor area requirements of homes such as minor dwellings.
795.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	[A]llow for outdoor living spaces to be shared or partially shared with neighboring dwellings.
795.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban	Seek Amendment	[R]econsider the current approach of keeping Residential Suburban Zone density of homes essentially unchanged

		Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density		
795.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	[T]o lower the maximum building height to 5 meters if there are three dwellings on a 450 square meter site (which should also be introduced in combination with this).
795.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	[D]ecrease the minimum setback for building boundaries from its current standard of 4.5m to match the MDRS Front yard minimum of 1.5m, where sunlight issues are regulated by the recession plane.
795.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	[A]llow Qualifying Sites not only in Residential Suburban Density Transition Zone, but also in any Residential Suburban Zone.
795.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Oppose	[E]liminate the net floor area requirements of EDM homes.
795.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	[A]llow for outdoor living spaces to be shared or partially shared with neighboring dwellings.
795.9		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]econsider the Qualifying Matter of "Low Public Transport Accessibility Area" in the area of 100 to 193 Wainoni Road and beyond, and Keyes Road and beyond, or on all roads with regular bus stops to the central city.
795.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[T]hat CCC rezone the area from 157 to 193 Wainoni Road, including the surrounding region, to a "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
795.11		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[T]hat CCC consider rezoning the area from 135 to 185 Wainoni Road and beyond to a "Medium Density Residential Zone".
795.12		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[T]hat the CCC should rezone the area spanning from approximately 100 to 300 Wainoni Road and beyond as a "Medium Density Residential Zone".
795.13		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[T]hat CCC rezone the Residential Suburban area of Keyes Road to "Medium Density Residential Zone".

795.14		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[T]hat CCC rezone the area from 157 to 193 Wainoni Road, including the surrounding region, to a "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
795.15		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[T]hat the CCC should rezone the area spanning from approximately 100 to 300 Wainoni Road and beyond as a "Medium Density Residential Zone" <i>[from Residential Suburban zone]</i> .
795.16		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]equest that CCC consider rezoning the area from 135 to 185 Wainoni Road and beyond to a "Medium Density Residential Zone" <i>[from Residential Suburban zone]</i> .
795.17		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone the Residential Suburban area of Keyes Road to "Medium Density Residential Zone".

Justin Woods

Submitter 796

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
796.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[T]o eliminate or drastically reduce the net floor area requirements of homes such as minor dwellings
796.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	[I]ncrease the number of dwellings per 450sqm site from 2 (1x residential unit and 1x minor dwelling) to 3 as a permitted activity, as long as they are only 1 storey (or limited to 4-5m high).
796.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	[A]dd a provision that IF there are 3 dwellings per 450sqm site (which should also be introduced in combination with this), then they have to reduce building height to a max of 5m.
796.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	[A]dopt the MDRS Front yard minimum of 1.5m, replacing the current minimum road boundary building setback of 4.5m.

796.5		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	[P]ermit Qualifying Sites to not just the Residential Suburban Density Transition Zone, but also be ANY Residential Suburban zone.
796.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	[E]liminate or drastically reduce the net floor area requirements of Enhanced Development Mechanism homes.
796.7		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]econsider the Qualifying Matter of "Low Public Transport Accessibility Area" in the area of 100 to 193 Wainoni Road and beyond, and Keyes Road and beyond, or on all roads with regular bus stops to the central city.
796.8		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone this area from 135 to 185 Wainoni Road (and further afield), to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
796.9		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone this area from 135 to 185 Wainoni Road (and further afield), to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
796.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone from ~100 to ~300 Wainoni Road (and further afield) to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
796.11		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the Residential Suburban portion of Keyes Road, to "Medium Density Residential Zone"
796.12		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone this area from 135 to 185 Wainoni Road (and further afield), to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
796.13		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone this area from 135 to 185 Wainoni Road (and further afield), to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
796.14		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone this area <i>[from ~100 to ~300 Wainoni Road (and further afield)]</i> to "Medium Density Residential Zone" <i>[from Residential Suburban zone]</i> .
796.15		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone the Residential Suburban portion of Keyes Road, to "Medium Density Residential Zone" <i>[from Residential Suburban zone]</i> .
796.16		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	[E]nable the option for individual outdoor living spaces to be smaller in lieu of outdoor living spaces shared or partially shared with neighbouring dwellings.

Zsuzsanna Hajnal

Submitter 797

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
797.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[D]ecrease the net floor area requirements of these homes (e.g. by 33%).
797.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	[A]llow outdoor living space requirement to allow for greenspaces to be shared or partially shared with neighbouring dwellings. Alternatively, a portion of outdoor living space requirements should be permitted to be fulfilled by shared greenspaces.
797.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	[A]llow up to three dwellings per 450sqm site as a permitted activity (more inline with the MDRS), rather than the current limit of two (one residential unit and one minor dwelling), as long as the dwellings are limited to one storey or a height of 4-5m.
797.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	[L]imit building height to a maximum of 5m for areas with 3 dwellings per 450sqm site.
797.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	[D]ecrease the minimum distance between the road boundary and buildings from 4.5m to 1.5m.
797.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	[P]ermit EDM sites in any Residential Suburban zone, not just the Residential Suburban Density Transition Zone.

797.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	[D]ecrease the net floor area requirements of these EDM homes (e.g. by 33%).
797.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	[A]llow outdoor living space requirement to allow for greenspaces to be shared or partially shared with neighbouring dwellings. Alternatively, a portion of outdoor living space requirements should be permitted to be fulfilled by shared greenspaces.
797.9		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]emove the Qualifying Matter of "Low Public Transport Accessibility Area" on allroads that have regular bus stops to the central city, such as in this region from 100 to 193 WainoniRoad (and beyond), <i>[and all of Keyes Road (and beyond)]</i> .
797.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the area between 135 to 185 Wainoni Road, and beyond, to "Medium DensityResidential Zone" <i>[from ResidentialSuburban Zone]</i> .
797.11		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]econsider the zoning of the area from 157 to 193 Wainoni Road and beyond <i>[from "Residential Suburban Zone".]</i>
797.12		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone this area from ~100 to ~300 Wainoni Road (and further afield), to "MediumDensity Residential Zone".
797.13		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the Residential Suburban area of Keyes Road to "Medium DensityResidential Zone"
797.14		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone the area between 135 to 185 Wainoni Road, and beyond, to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
797.15		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone the Residential Suburban area of Keyes Road to "Medium Density Residential Zone"
797.16		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]econsider zoning the area from 157 to 193 Wainoni Road and beyond <i>[from Suburban Residential zone to Medium Density Residential]</i> .

Wolfbrook

Submitter 798

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
798.1		20 - All of Plan	Seek Amendment	Accept the provisions of PC14 that implement or go beyond the MDRS.
798.2		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Delete the QM - Direct Sunlight Access from entire plan.
798.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Delete QM - Low public Transport from entire plan.
798.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.4 - Discretionary activities	Seek Amendment	Residential development is either a permitted or restricted discretionary activity. Not Discretionary.
798.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.4 - Discretionary activities	Seek Amendment	Residential development is either a permitted or restricted discretionary activity. Not Discretionary.
798.6		20 - All of Plan	Seek Amendment	redraft the residential activity notification preclusions and the rules framework in PC14 to implement Schedule 3A, clause 5 of the RMA.
798.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	delete the financial contribution provisions, which may require up to 40% landscaping on a site in conflict with the MDRS and the RMA
798.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	delete the financial contribution provisions, which may require up to 40% landscaping on a site in conflict with the MDRS and the RMA
798.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	delete the financial contribution provisions, which may require up to 40% landscaping on a site in conflict with the MDRS and the RMA
798.10		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Oppose	delete the financial contribution provisions, which may require up to 40% landscaping on a site in conflict with the MDRS and the RMA
798.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built	Seek Amendment	Washing line space should not be a dedicated area if a fold down system is proposed.

		form standards > 14.5.2.13 - Service, storage, and waste management spaces		
798.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	Clarify Storage requirement
798.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	Amend waste management space requirement to be more flexible for communal bin areas and waste management plans.
798.14		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	Washing line space should not be a dedicated area if a fold down system is proposed.
798.15		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	Clarify Storage requirement
798.16		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	Amend waste management space requirement to be more flexible for communal bin areas and waste management plans.
798.17		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Seek Amendment	Amend to control garaging on the street facing boundary only as that is the primary view.
798.18		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Seek Amendment	Amend to control garaging on the street facing boundary only as that is the primary view.
798.19		20 - All of Plan	Seek Amendment	The Plan should be amended to use clear and concise language.
798.20		20 - All of Plan	Seek Amendment	Seeks that council apply to the Environment Court for the MDRSpermitted activity rules to have immediate legal effect as provided for by section86D of the RMA, excluding Qualifying Matter areas, other than the SunlightAccess and Public Transport Accessibility Restriction Qualifying Matters (whichhave no statutory or evidential merit). The relief sought above is consistent withObjective 6 of the NPS-UD regarding strategic and

				responsive planning and will ensure that Christchurch is on a level playing field with all other Tier 1 councils.
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Benjamin Love

Submitter 799

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
799.1		19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	[That Residential Character Areas are removed]
799.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[That Residential Character Areas are removed]
799.3		20 - All of Plan	Seek Amendment	[That intensification is enabled in] more of the wider city
799.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[That provisions enabling intensification are retained]
799.5		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[That provisions enabling intensification are retained]
799.6		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	[Retain provisions that enable mixed uses]
799.7		20 - All of Plan	Seek Amendment	Transit Orientated Development should be implemented at every station across the entire [transit corridor proposed by the Greater Christchurch Partnership].
799.8		20 - All of Plan	Seek Amendment	[That] Rail [is] chosen [for t]he proposed new transit corridor by the Greater Christchurch Partnership [instead of Bus Rapid Transit]
799.9		20 - All of Plan	Seek Amendment	Larger areas should be designed and redeveloped together...instead of small lots being individually developed.
799.10		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	[Retain provisions that enable mixed uses]

799.11		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	[Retain provisions that enable mixed uses]
799.12		20 - All of Plan	Seek Amendment	[That mixed uses are enabled across more areas]

Ramon Gelonch Roca

Submitter 800

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
800.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	Eliminate the net floor area requirements of homes in order to align with the MDRS, which has no such restrictions.
800.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	Allow for an increase in the number of residential dwellings permitted on a 450sqm site from 2 to 3, as long as the dwellings are limited to 1 storey or a height of 4-5m.
800.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	Allow for outdoor living spaces to be shared or partially shared with neighboring dwellings.
800.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	Decrease the minimum distance that buildings must be set back from the road boundary, which is currently 4.5m, to the MDRS Front yard minimum of 1.5m (with the height at that point being determined by the recession plane).
800.5		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	Allow Qualifying Sites to include any Residential Suburban Zone, not only in Residential Suburban Density Transition Zone.
800.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	Eliminate the net floor area requirements of EDM homes in order to align with the MDRS, which has no such restrictions.

800.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	Allow for outdoor living spaces to be shared or partially shared with neighboring dwellings.
800.8		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]econsider the Qualifying Matter of "Low Public Transport Accessibility Area" in the area of 100 to 193 Wainoni Road and beyond, and Keyes Road and beyond, or on all roads with regular bus stops to the central city.
800.9		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Consider rezoning the area from 157 to 193 Wainoni Road, and surrounding areas, to the "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
800.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Consider rezoning the area from 157 to 193 Wainoni Road, and surrounding areas, to the "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
800.11		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone the area from 135 to 185 Wainoni Road and beyond to "Medium Density Residential Zone" <i>[from Residential Suburban Zone]</i> .
800.12		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone the area from 135 to 185 Wainoni Road and beyond to "Medium Density Residential Zone" <i>[From Residential Suburban zone]</i> .
800.13		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone the area spanning from approximately 100 to 300 Wainoni Road and beyond as a "Medium Density Residential Zone" <i>[from Residential Suburban zone]</i> .
800.14		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone the area spanning from approximately 100 to 300 Wainoni Road and beyond as a "Medium Density Residential Zone" <i>[from Suburban Residential Zone]</i>
800.15		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone the Residential Suburban area of Keyes Road to "Medium Density Residential Zone"
800.16		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone the Residential Suburban area of Keyes Road to "Medium Density Residential Zone"

Jean Turner

Submitter 801

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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801.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[E]liminate the net floor area requirements of these homes, or at least decrease them by at least 33%.
801.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	[Allow] for outdoor living spaces to be shared or partially shared with adjacent homes, or allow for a portion of outdoor living areas to be fulfilled by shared greenspaces.
801.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	[A]llow up to three dwellings per 450sqm site as a permitted activity, as long as the dwellings are limited to one storey or a height of 4-5m.
801.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	[P]ermit 3 dwellings per 450sqm site, but also limit their building height to a maximum of 5m.
801.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	[S]et the minimum distance between the road boundary and buildings to 1.5m
801.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	[P]ermit Qualifying Sites to be located in ANY Residential Suburban zone, (not just the Residential Suburban Density Transition Zone)
801.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	[E]liminate the net floor area requirements of these homes, or at least decrease them by at least 33%.
801.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	[Allow] for outdoor living spaces to be shared or partially shared with adjacent homes, or allow for a portion of outdoor living areas to be fulfilled by shared greenspaces.
801.9		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]emove the Qualifying Matter of "Low Public Transport Accessibility Area" in this region from 100 to 193 Wainoni Road (and beyond), or on all roads that have regular bus stops to the central city.
801.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the area from 157 to 193 Wainoni Road, and the surrounding area, to "Medium Density Residential Zone"

801.11		19 - Planning Maps > 19.10 - Any other zones	Oppose	[R]ezone the area from 157 to 193 Wainoni Road, and the surrounding area, to "Medium Density Residential Zone"
801.12		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the area between 135 to 185 Wainoni Road, and beyond, to "Medium Density Residential Zone".
801.13		19 - Planning Maps > 19.10 - Any other zones	Oppose	[R]ezone the area between 135 to 185 Wainoni Road, and beyond, to "Medium Density Residential Zone"
801.14		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone area with 800 metres of Pak n Save Wainoni, to "Medium Density Residential Zone"
801.15		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]emove the Qualifying Matter of "Low Public Transport Accessibility Area" on all of Keyes Road (and beyond), or on all roads that have regular bus stops to the central city. This is because it is simply not an accurate label.
801.16		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the Residential Suburban section of Keyes Road to "Medium Density Residential Zone."

Anita Moir

Submitter 802

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
802.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[D]ecrease the net floor area requirements of these homes such as minor dwellings (e.g. by 33%).
802.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	[E]nable the option for outdoor living spaces to be shared or partially shared with neighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied by shared greenspaces.
802.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	[I]ncrease the number of dwellings per 450sqm site from 2 (1x residential unit and 1x minor dwelling) to 3 as a permitted activity, as long as they are only 1 storey (or limited to 4-5m high).
802.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban	Seek Amendment	[R]educe building height to a max of 5m IF there are 3 dwellings per 450sqm site (which should also be introduced in combination with this).

		Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height		
802.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	[R]educe the minimum road boundary building setback from typically 4.5m to the MDRS Front yard minimum of 1.5m
802.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	[P]ermit Qualifying Sites to be located in ANY Residential Suburban zone, (not just the Residential Suburban Density Transition Zone).
802.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	[D]ecrease the net floor area requirements of these homes (e.g. by 33%).
802.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	[E]nable the option for outdoor living spaces to be shared or partially shared with neighbouring dwellings. Or at least a portion of outdoor living spaces should be able to be satisfied by shared greenspaces.
802.9		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]emove the Qualifying Matter of "Low Public Transport Accessibility Area" in this area from 100 to 193 Wainoni Road (and further afield), or on all roads on regular bus stops to the central city.
802.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone this area from 157 to 193 Wainoni Road (and further afield), to "Medium Density Residential Zone" b
802.11		19 - Planning Maps > 19.10 - Any other zones	Oppose	[R]ezone this area from 157 to 193 Wainoni Road (and further afield), to "Medium Density Residential Zone".
802.12		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone this area from 135 to 185 Wainoni Road (and further afield), to "Medium Density Residential Zone"
802.13		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone this area from ~100 to ~300 Wainoni Road (and further afield), to "Medium Density Residential Zone".
802.14		19 - Planning Maps > 19.10 - Any other zones	Oppose	[R]ezone this area from ~100 to ~300 Wainoni Road (and further afield), to "Medium Density Residential Zone".
802.15		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]emove the Qualifying Matter of "Low Public Transport Accessibility Area" on all of Keyes Road (and further afield), or on all roads on regular bus stops to the central city.
802.16		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[R]ezone the Residential Suburban portion of Keyes Road, to "Medium Density Residential Zone"

802.17		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[R]ezone the Residential Suburban portion of Keyes Road, to "Medium Density Residential Zone"
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Tamsin Woods

Submitter 803

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
803.1		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Seek Amendment	[P2] - [E]liminate or drastically reduce the net floor area requirements of homes such as minor dwellings.
803.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.5 - Outdoor living space	Seek Amendment	[That] individual outdoor living spaces [are allowed] to be smaller [where there are] outdoor living spaces shared or partially shared with neighbouring dwellings.
803.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.1 - Site density	Seek Amendment	To increase the number of dwellings per 450sqm site from 2 (1x residential unit and 1x minor dwelling) to 3 as a permitted activity, as long as they are only 1 storey (or limited to 4-5m high).
803.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	[A]dd a provision that IF there are 3 dwellings per 450sqm site (which should also be introduced in combination with this), then they have to reduce building height to a max of 5m.
803.5		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Seek Amendment	[A]dopt the MDRS Front yard minimum of 1.5m, replacing the current minimum road boundary building setback of 4.5m.
803.6		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.1 - Qualifying standards > 14.13.1.1 - Zoning qualifying standards	Seek Amendment	[P]ermit Qualifying Sites [in] ANY Residential Suburban zone, not just the Residential Suburban Density Transition Zone

803.7		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.5 - Minimum unit size, and mix of units	Seek Amendment	[E]liminate or drastically reduce the net floor area requirements of Enhanced Development Mechanism homes.
803.8		14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.3 - Built form standards > 14.13.3.7 - Outdoor living space	Seek Amendment	[That] r individual outdoor living spaces [are allowed] to be smaller [where there are] outdoor living spaces shared or partially shared with neighbouring dwellings.
803.9		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[R]emove the Qualifying Matter of “Low Public Transport Accessibility Area” on all roads on regular bus stops to the central city, including from 100 to 193 Wainoni Road (and further afield).
803.10		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That the] area from 135 to 185 Wainoni Road [157-193 Wainoni Road and 100-300 Wainoni Road] (and further afield) [is zoned] “Medium Density Residential Zone” [instead of Residential Suburban]
803.11		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That the] area from 135 to 185 Wainoni Road [157-193 Wainoni Road and 100-300 Wainoni Road] (and further afield) [is zoned] “Medium Density Residential Zone” [instead of Residential Suburban]

Waihoru Spreydon-Cashmere-Heathcote Community Board

Submitter 804

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
804.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>[S]upports the qualifying matters in the proposal and in particular the following are of local interest in Waihoru Spreydon-Cashmere-Heathcote:</p> <ul style="list-style-type: none"> Matters of national importance (RMA s6) – Outstanding and significant natural features

804.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>[S]upports the qualifying matters in the proposal and in particular the following are of local interest in Waihoru Spreydon-Cashmere-Heathcote:</p> <ul style="list-style-type: none"> • Matters of national importance (RMA s6) – ... slope hazard areas...
804.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>The Community Board supports the qualifying matters in the proposal and in particular the following are of local interest in Waihoru Spreydon-Cashmere-Heathcote:</p> <ul style="list-style-type: none"> • Matters of national importance (RMA s6) – ...coastal erosion and coastal inundations areas...
804.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>The Community Board supports the qualifying matters in the proposal and in particular the following are of local interest in Waihoru Spreydon-Cashmere-Heathcote:</p> <ul style="list-style-type: none"> • ... • Residential Character areas...
804.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	<p>The Community Board supports the qualifying matters in the proposal and in particular the following are of local interest in Waihoru Spreydon-Cashmere-Heathcote:</p> <ul style="list-style-type: none"> • ... • Sunlight access... <p>[S]trongly supports the changes regarding sunlight access.</p>
804.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<p>[Regarding the Low Public Transport Accessibility Qualifying Matter, seeks that] the bus frequency shifted from 15 minutes to 30 minutes.</p>
804.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<p>[C]oncerned that infrastructure is suitable for increased density, and support the public transport accessibility restriction, especially across the Port Hills.</p>
804.8		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters >	Support	<p>[S]upports the need to include high-risk natural hazards as Qualifying Matters. Coastal inundation, coastal erosion</p>

		6.1.9.1 - 6.1A.1 Application of qualifying matters		and tsunami hazards are all of concern to at least some of the community in Waihoru Spreydon-Cashmere-Heathcote.
804.9		19 - Planning Maps > 19.8 - QM - Character Areas	Support	[S]upports the inclusion of the new character areas in Roker St, Spreydon and Bewdley and Evesham Crescent on Barrington.
804.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[S]upports the inclusion of financial contributions for the replacement or new planting of trees, and would like to see the planting happen in the local areas where the intensification development is taking place.

Waka Kotahi (NZ Transport Agency)

Submitter 805

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
805.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[T]hat the maximum enabled height of 32m (10 storeys) for residential activities should be applied to the City Centre, rather than the current proposed approach with two heights (32m in the immediate surrounds, then 20m thereafter).
805.2		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	[T]hat the maximum enabled height of 32m (10 storeys) for residential activities should be applied to the City Centre, rather than the current proposed approach with two heights (32m in the immediate surrounds, then 20m thereafter).
805.3		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	[T]hat the maximum enabled height of 32m (10 storeys) for residential activities should be applied to the City Centre, rather than the current proposed approach with two heights (32m in the immediate surrounds, then 20m thereafter).

805.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	<p>[O]pposes the current approach in relation to including Residential Character Areas as a qualifying matter.</p> <p>The submitter requests to undertake further assessment to weigh the benefits of character protection against the wider opportunity costs of development limitations in key areas. Based on the results of this study, reduce the extent of residential character controls.</p>
805.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	<p>[O]pposes the current approach in relation to including Residential Character Areas as a qualifying matter. The submitter seeks that residential character is provided for by instituting design controls in the overlays which allow for special/residential character to be considered and incorporated in design while enabling levels of development anticipated by the zones.</p>
805.6		19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	That the designated Character Areas are reduced in extent.
805.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.17 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.9		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.10		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.11		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.10 - Minimum boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.

805.12		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.11 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.13		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.14		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.15		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.16		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Oppose	Delete the City Spine Transport Corridor Qualifying Matter.
805.17		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Delete the Low Public Transport Accessibility Area overlay in the planning maps and reference to this qualifying matter in Chapter 14.
805.18		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Delete the Low Public Transport Accessibility Area overlay in the planning maps and reference to this qualifying matter in Chapter 14.
805.19		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Delete the Low Public Transport Accessibility Area overlay in the planning maps and reference to this qualifying matter in Chapter 14.
805.20		19 - Planning Maps > 19.9 - Any other QMs	Support	[Generally supports] the intent of the Waste Water Constraints Areas Overlay (Vacuum Sewers) as a qualifying matter. [The submitter seeks this to be] retain[ed] as notified.
805.21		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Generally supports] the intent of the Waste Water Constraints Areas Overlay (Vacuum Sewers) as a

				qualifying matter. [The submitter seeks this to be] retain[ed] as notified.
805.22		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.5 - 8.9A Rules - Development and Activities in Waste Water Constraint Areas > 8.9.5.3 - 8.9A.3 Restricted discretionary activities	Support	[Generally supports] the intent of the Waste Water Constraints Areas Overlay (Vacuum Sewers) as a qualifying matter. [The submitter seeks this to be] retain[ed] as notified.
805.23		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.24		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.25		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.27		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.28		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.29		6 - General Rules and Procedures > 6.1 - Noise > 6.1.6 - Activity Specific Noise Rules > 6.1.6.2 - Activity standards > 6.1.6.2.7 - Additional activity standards for aircraft operations and on-aircraft engine testing at Christchurch International Airport > 6.1.6.2.7.2 - Acoustic treatment and advice	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.30		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.1 - Activity status tables > 6.1.7.1.3 - Restricted Discretionary Activities	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.
805.31		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Seek Amendment	Update the Residential Suburban Zone properties subject to the Airport Noise Influence Area to the appropriate zoning required under the MDRS.

805.32		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	[S]upports the proposed objective [and seeks to] [r]etain as notified.
805.33		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	Amend the policy as follows: xi. incorporate measures to promote opportunities for safe and efficient travel other than by private vehicles.
805.34		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Support	[S]upports the matters of discretion [and seeks to] [r]etain as notified.
805.35		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Retain as notified.
805.36		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Support	Retain noise provisions as per PC5E.
805.37		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Seek Amendment	Increase the walkable catchment to 1500m.
805.38		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Increase the walkable catchment to 1500m.
805.39		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Opposes provision that restricts demolition of existing buildings, located within proposed Residential Character Areas. The submitter seeks that demolition of existing buildings in residential areas is allowed for, potentially with provisions restricting such removals to those where there is a comprehensive development proposal.

Te Tāhuhu o te Mātaranga (Ministry of Education)

Submitter 806

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
806.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	[Regarding definition of habitable room] Retain as drafted
806.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	<p>[Regarding objective 3.3.7]</p> <p>[Add] a v. Provides for educational opportunities throughout the districts to support communities and development.</p>
806.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	<p>[Regarding objective 3.3.78]</p> <p>[Add] a, xi. Provides for educational facilities throughout the districts to support community and development.</p>
806.4		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying	Seek Amendment	<p>[Regarding Policy 5.2.2.5.1]</p> <p>[Add] c. Educational facilities are enabled, where there is an operational need and <u>effects are mitigated to an acceptable</u></p>

		Matter Coastal Hazard Management Areas		<u>level based on a site specific assessment, and having regard to the level and timing of the hazard. This could be by use of an appropriate risk based trigger or alternative methods.</u>
806.5		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	[Regarding policy 5.2.2.5.2] Retain as drafted.
806.6		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.2 - 5.4A.2 Controlled activities	Support	[Regarding 5.4A.2] Retain as drafted.
806.7		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.3 - 5.4A.3 Restricted discretionary activities	Support	[Regarding 5.4A.3] Retained as drafted
806.8		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.4 - 5.4A.4 Discretionary activities	Support	[Regarding 5.4A.4] Retain as proposed.
806.9		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Support	[Regarding 5.4A.5] Retain as proposed.

806.10		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Support	Support Policy 7.2.1.9 as notified.
806.11		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Seek Amendment	Seek amendment to Policy 8.2.3.2: Add wording to a. (new) ii>..... and ; <u>iii. Is supported by additional infrastructure as defined by the National Policy Statement for Urban Development (NPS-UD).</u>
806.12		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.4 - General matters > 8.7.4.3 - Servicing and infrastructure	Seek Amendment	Seek amendment to Matters of Discretion: Add wording: <u>p. Whether the development is supported by additional infrastructure as defined by the National Policy Statement for Urban Development (NPS-UD)</u>
806.13		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Seek Amendment	RD5: Amend working of a. to read: a. For schools within adjoining the High Density Residential zones, (within Town Centre and Large Local Centre Intensification Precincts or within Residential Precincts), any building between 14 and 20 metres in height, when the following standards are met
806.14		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.2 - Height in relation to boundary	Seek Amendment	Seek amendment to the wording, to now read: a. No part of any building shall project beyond a building envelope contained by: <u>ii. sites adjoining the High Density Residential (both within and outside of Intensification or Residential Precincts):</u>

				There shall be no recession plane above 14 metres in height if the building is set back 10 metres or more from a boundary with a residential zone.
806.15		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.6 - Landscaping	Oppose	Oppose the proposed provisions for landscaping as applied to Specific Purpose (School) Zones.
806.16		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.5 - Rules - Matters of discretion > 13.6.5.1 - Effects on the neighbourhood	Support	Support proposed amended changes of provisions.
806.17		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Seek Amendment	Amend wording to read: a. Medium density residential areas of predominantly MDRS-scaled development of three- or four-storey buildings, including semi-detached and terraced housing and low-rise apartments, with innovative approaches to comprehensively designed residential developments, whilst providing for other compatible activities and development is supported by educational facilities.
806.18		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	RD30: Supports rule retained.

Howard Pegram

Submitter 807

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
807.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	QM Direct Sunlight access be applied to entire city.
807.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	QM Direct Sunlight access be applied to entire city.

807.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Remove blanket MDRS across the city.
807.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Remove blanket MDRS across the city.
807.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Amend maximum building height to 7m.
807.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend maximum building height to 7m.

Josh Garmonsway

Submitter 808

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
808.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
808.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Area Qualifying Matter] seek[s] that the council drop this qualifying matter.
808.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
808.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eek[s] that council enable 6 to 10 storeys for residential buildings near commercial centres.
808.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Submitter opposes the Sunlight Access qualifying matter
808.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[S]eek[s] that council enable 6 to 10 storeys for residential buildings near commercial centres.

Scenic Hotel Group Limited

Submitter 809

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
809.1		20 - All of Plan	Support	[Seeks] that amendments are [made] to existing zones to enable the outcomes sought by PC14.
809.2		20 - All of Plan	Oppose	
809.3		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Rezone the site to provide for visitor accommodation and commercial activities, and any related and consequential changes to provisions of the District Plan (including the retention of any operative overlays). <i>[Including]</i> rezoning surrounding properties if this was considered necessary to assist the relief sought.
809.4		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Rezone the site to provide for visitor accommodation and commercial activities, and any related and consequential changes to provisions of the District Plan (including the retention of any operative overlays). <i>[Including]</i> rezoning surrounding properties if this was considered necessary to assist the relief sought.

Regulus Property Investments Limited

Submitter 810

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
810.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the property] located at 149 Waimairi Road and surrounding properties are rezoned to High Density Residential [instead of Medium Density Residential]
810.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That the property] located at 149 Waimairi Road and surrounding properties are rezoned to High Density Residential [instead of Medium Density Residential]
810.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters >	Oppose	Reject, refuse, or otherwise decline the Qualifying Matters that do not align with that directed by the Central Government through the Amendment Act

		6.1.9.1 - 6.1A.1 Application of qualifying matters		
810.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[Reject QM Sunlight Access] - Reject, refuse, or otherwise decline the Qualifying Matters that donot align with that directed by the Central Government through theAmendment Act
810.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[Retain provisions that] support the intensification of urban form to providefor additional development capacity, particularly near the city andcommercial centres
810.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to providefor additional development capacity
810.7		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.8		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.9		15 - Commercial > 15.4 - Rules - Town Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.10		15 - Commercial > 15.5 - Rules – Local Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.11		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.12		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.13		15 - Commercial > 15.11 - Rules - City Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.14		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
810.15		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres

810.16		15 - Commercial > 15.4 - Rules - Town Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.17		15 - Commercial > 15.5 - Rules – Local Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.18		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.19		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.20		15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.21		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity
810.22		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity

Retirement Villages Association of New Zealand Inc

Submitter 811

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
811.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	delete definition of 'Care-home within a retirement village'
811.6		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	delete definition of 'hospital within a retirement village'
811.7		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Support	Retain Objective 3.3.4 as notified.

811.8		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	<p>[S]eeks to amend Objective 3.3.7 as follows to remove provisions that have the potential to limit the intensification intent of the Enabling Housing Act:</p> <p>a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for:</p> <p>i. Within commercial and residential zones, <u>high quality design a distinctive, legible urban form and strong sense of place</u>, expressed through:</p> <p>A. Contrasting building clusters within the cityscape and the wider perspective of the TePoho-o-Tamatea/the Port Hills and Canterbury Plains; and</p> <p>B. Appropriate scale, form and location of buildings when viewed in context of the city's natural environment and significant open spaces, providing for:</p> <p>i. Larger scale development where it can be visually absorbed within the environment' and</p> <p>ii. Lower heights and design controls for development located in more sensitive environments;</p> <p>C. The pre-eminence of the city centre built form, supported by enabling the highest buildings;</p> <p>D. The clustering, scale and massing of development in and around commercial centres, commensurate with the role of the centre and the extent of commercial and community services provided;</p> <p>E. The largest scale and density of development, outside of the city centre, provided within and around town centres, and lessening scale for centres lower in the hierarchy <u>unless a specific need for scale and density exists;</u></p> <p>ii. Development and change over time to the planned urban environment <u>is anticipated</u>, including to amenity values, in response to the diverse and changing needs of people, communities and future generations. <u>This may detract from current amenity values experienced by some people. These changes are not, of themselves, an adverse effect;</u></p>
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811.9		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	amend 3.3.8 ii Has its areas of special character and amenity value identified and their specifically recognised values appropriately managed, <u>recognising that the planned urban form and associated amenity values will change over time.</u>
811.10		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Seek Amendment	Amend 3.3.10a.ii.E. for consistency with the Enabling Housing Act or delete.
811.11		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Delete chapter 6.10A and rely on the MDRS landscaping provisions.
811.12		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	[S]eek[s] an amendment to Standard 7.4.3.7(b) to exclude retirement units from this standard.
811.13		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Seek Amendment	[S]eek[s] an amendment to Standards 7.4.3.8(h) and 7.4.3.13 that excludes retirement villages from these standards.
811.14		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Seek Amendment	[S]eek[s] an amendment to Standards 7.4.3.8(h) and 7.4.3.13 that excludes retirement villages from these standards.
811.15		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Retain Policy 14.2.1.1 as notified.
811.16		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Amend 'retirement unit' definition to: Retirement Unit Means any unit within a retirement village that is used or designed to be used for a residential activity (whether or not it includes cooking, bathing, and toilet facilities). A retirement unit is not a residential unit. Consequential amendments to the plan to ensure no unintended consequences arise from excluding retirement units from the definition of "residential unit".

811.17		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.5 - E	Not Stated	Amend definition of Elderly Person's Housing Unit to clarify that such units are not part of retirement villages.
811.18		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Not Stated	<p>Amend definition of Older Person's Housing Unit to clarify that such units are not part of retirement villages.</p> <p>Older person's housing unit means one of a group of residential units developed or used for the accommodation of older persons, where the group is held under either one title or unit titles under the Unit Titles Act 2010 with a body corporate, and which is encumbered by a bond or other appropriate legal instrument which ensures that the use of the unit is confined to older persons. It includes any unit previously defined as an elderly person's housing unit <u>and excludes units as part of a retirement village</u></p>
811.19		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	<p>Amend 'retirement village' definition to PC14 and replace with the National Planning Standard definition, and delete the existing Retirement Village definition:</p> <p><u>Retirement Village</u> <u>Means a comprehensive residential complex or facilities used to provide residential accommodation for people who are retired and any spouses or partners of such people. It may also include any of the following for residents within the complex: recreation, leisure, supported residential care, welfare and medical facilities (inclusive of hospital care) and other non-residential activities.</u></p>
811.21		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Retain Policy 14.2.1.1 as notified.
811.22		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	Amend zone descriptions [in Table 14.2.1.1a] to include reference to retirement villages.
811.23		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.6 - Policy - Provision of housing for an aging population	Seek Amendment	<p>Amend Policy 14.2.1.6 as follows:</p> <p>14.2.1.68 Policy - Provision of housing for an aging population</p> <p>a. Provide for a diverse range of independent housing options that are</p>

				<p>suitable for the particular needs and characteristics of older persons throughout residential areas.</p> <p>b. Provide for comprehensively designed and managed, well-located, higher density accommodation options and accessory services for older persons and those requiring care or assisted living, throughout all residential zones.</p> <p>c. Recognise that housing for older persons can require higher densities than typical residential development, in order to be affordable and, where required, to enable efficient provision of assisted living and care services.</p> <p>d. Recognise that housing for the older person provide for shared spaces, services and facilities and enable affordability and the efficient provision of assisted living and care services. Note: This policy also implements Objective 14.2.2</p>
811.24		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	Retain Objective 14.2.3 as notified.
811.25		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Support	Retain Policy 14.2.3.1 as notified.
811.26		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Retain Policy 14.2.3.2 as notified.
811.27		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.3 - Policy - MDRS Policy 5	Support	Retain Policy 14.2.3.5 as notified.
811.28		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS	Support	Retain Policy 14.2.3.3 as notified.

		Objective 2 > 14.2.3.4 - Policy - MDRS Policy 3		
811.29		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.5 - Policy - MDRS Policy 4	Support	Retain Policy 14.2.3.4 as notified.
811.30		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	Retain Policy 14.2.3.6 as notified.
811.31		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Oppose	Delete Policy 14.2.3.7.
811.32		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Seek Amendment	Amend Objective 14.2.5 as follows: High quality, sustainable, residential neighbourhoods which are well designed, to reflect to respond to the planned urban character and the Ngāi Tahu heritage of Ōtautahi.
811.33		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Seek Amendment	[S]eeks either to exclude retirement villages from Policy 14.2.5.1, or amend for consistency with the MDRS and remove provisions that have the potential to refine / limit the intensification provisions of the Enabling Housing Act.
811.34		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	Amend Policy 14.2.5.2(a) as follows: Encourage innovative approaches to comprehensively designed, high quality, medium density residential development, which is attractive to residents, responsive to housing demands, and reflects responds to the planned urban built character of an area... Amend Policy 14.2.5.2(a)(vi) as follows: vi. recognising that built form standards may not always support the best design

				and enable the efficient use of a site for medium density development, particularly for larger sites where opportunities for intensification exist.
811.35		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Amend Policy 14.2.5.3 to be clear the policy does not apply to retirement villages.
811.36		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Oppose	Delete Policy 14.2.5.5
811.37		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Seek Amendment	Amend Objective 14.2.6 as follows: Medium density residential areas of predominantly including MDRS-scale development of three- or four-storey buildings, including semi-detached and terraced housing and low-rise apartments, with innovative approaches to comprehensively designed residential developments, whilst providing for other compatible activities.
811.38		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	Retain Policy 14.2.6.1 as notified.
811.39		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Seek Amendment	Amend objective 14.2.7 to be in line with Policy 3 NPSUD.
811.40		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Seek Amendment	Amend polic[y] 14.2.7.1 to be in line with Policy 3 NPSUD.
811.41		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High	Seek Amendment	Amend polic[y] 14.2.7.2 to be in line with Policy 3 NPSUD.

		Density Residential Zone > 14.2.7.2 - Policy - High density location		
811.42		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Seek Amendment	Amend polic[y] 14.2.7.4 as follows: Enable the development of 6-story multi-storey flats and apartments in, residential buildings...
811.43		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Seek Amendment	Amend polic[y] 14.2.7.5 as follows: Enable the development of 6-story multi-storey flats and apartments in, residential buildings...
811.44		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Oppose	Delete Policy 14.2.7.6.
811.45		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.3 - Policy - Development density	Seek Amendment	Amend Policy 14.2.8.3(d) as follows: d. <u>Where practicable</u> encourage higher density housing to be located to support, and have ready access to, commercial centres, community facilities, public transport and open space; and to support well connected walkable communities.
811.46		14 - Residential > 14.2 - Objectives and Policies	Seek Amendment	Insert new Policy <u>Changing communities: To provide for the diverse and changing residential needs of communities, recognise that the existing character and amenity of the Medium Density Residential Zone will change over time to enable a variety of housing types with a mix of densities.</u>

811.47		14 - Residential > 14.2 - Objectives and Policies	Seek Amendment	<p>Insert a new policy is inserted in the relevant residential zones[:]</p> <p><u>New Policy Role of density standards: Enable the density standards to be utilised as a baseline for the assessment of the effects of developments other than in areas where the Plan provides location-specific density standards.</u></p>
811.48		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	<p>[S]eeks the deletion of the Low Public Transport Accessibility qualifying matter and the subsequent upzoning of those areas of Residential Suburban Zone. In the alternative, the RVA seeks the provision of a retirement village specific regime in the RSZ, that applies the MDRS.</p>
811.49		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	<p>delete Low Public Transport Accessibility qualifying matter,</p>
811.50		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Seek Amendment	<p>insert a new Rule in the Medium Density Residential Zone[:]</p> <p><u>MRZ-RX Retirement Villages</u> <u>Activity status: PER</u> <u>1. Any retirement village.</u> <u>Activity status when compliance not achieved: N/A</u></p>
811.51		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	<p>[S]eeks to amend Rule 14.5.1.3 (RD2) to provide for the construction of retirement villages provided as a restricted discretionary activity and to remove reference to Rule 14.15.9, and include a set of focused matters of discretion that are applicable to retirement villages, to provide for and acknowledge the differences that retirement villages have from other residential activities.</p>

				<p><u>Rule 14.5.1.3 (RD2) Construction or alteration of or addition to any building or other structure for a retirement village Matters for discretion</u></p> <p><u>The exercise of discretion in relation to Rule 14.5.1.3 (RD2) is restricted to the following matters:</u></p> <ol style="list-style-type: none"> <u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u> <u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u> <u>3. The effects arising from the quality of the interface between the retirement village and adjacent streets or public open spaces.</u> <u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u> <u>5. The matters in 14.2.1.6, 14.2.3.1, 14.2.3.2, 14.2.3.3, 14.2.3.4, 14.2.3.5, 14.2.3.6, 14.2.3.7, 14.2.5.1, 14.2.5.2, 14.2.5.3, 14.2.5.4, 14.2.6.1, 14.2.7.1, 14.2.7.6, 14.2.8.3 and the proposed new policies as inserted.</u> <u>6. The extent to which service, storage and waste management spaces are provided for on site;</u> <u>7. The positive effects of the construction, development and use of the retirement village.</u> <p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village. Notification:</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of Rule 14.5.1.3 (RD2) is precluded from being publicly notified.</u></p>
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				<u>An application for resource consent associated with a retirement village made in respect of Rule 14.5.1.3 (RD2) that complies with the relevant external amenity standards is precluded from being limited notified.</u>
811.52		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	Delete 14.5.2.1.
811.53		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	<p>amend Standard 14.5.2.2 as follows, to provide for retirement units and to remove the requirement for residential developments to provide tree canopy cover:</p> <p>14.5.2.2 Landscaped area and tree canopy cover</p> <p>a. A residential unit <u>or retirement unit</u> at ground floor level must have a landscaped area of a minimum of 20% of a developed site with grass or plants, and can include the canopy of trees regardless of the ground treatment below them.</p> <p>b. The landscaped area may be located on any part of the development site, and does not need to be associated with each residential unit <u>or retirement unit</u>.</p> <p>c. ... [remove remainder of standard..]</p> <p>d. ...</p> <p>e. ...</p> <p>f. ...</p> <p>...</p>
811.54		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Retain Standard 14.5.2.3 as notified.

811.55		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Amend Standard 14.5.2.4 as follows: a.... b. For retirement villages, the percentage coverage by buildings <u>building coverage shall be calculated over the net site area of the</u> <u>entire complex or group, rather than over the net area of any part of</u> the complex or group. c....
811.56		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Seek Amendment	Amend Standard 14.5.2.5 as notified with the exclusion of retirement villages, or amend to include the retirement unit specific carve out as follows: <u>f) For retirement units, standard</u> <u>14.5.2.5a and 14.5.2.5b apply with</u> <u>the following modifications:</u> <u>i. The outdoor living space may be in</u> <u>whole or in part grouped</u> <u>cumulatively in 1 or more</u> <u>communally accessible location(s)</u> <u>and/or located directly adjacent to</u> <u>each retirement unit; and</u> <u>ii. A retirement village may provide</u> <u>indoor living spaces in one or more</u> <u>communally accessible locations in</u> <u>lieu of up to 50% of the required</u> <u>outdoor living space.</u>
811.57		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	[S]eeks for clause b) of the standard to be amended to that it does not apply to boundaries adjoining open space and recreation zones, commercial and mixed use zones, and special purpose zones.
811.58		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[S]eeks to amend the standard as follows: 14.5.2.6 Height in relation to boundary a. No part of any building shall project beyond <u>a 60 degree recession plane measured</u> <u>from a building envelope constructed by</u> <u>recession planes shown in Appendix</u> <u>14.16.2 diagram D from a points 3 4 m</u>

				above ground level along all boundaries, as shown in Appendix 14.16.12 diagram D. w Where the boundary forms part of a legal right of way, entrance strip, access site, or pedestrian access way, the height in relation to boundary applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way.
811.59		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[Amend MRZ & HRZ recession plane to] 60 [degrees] measured from a point 4 m above ground level along all boundaries,
811.60		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	[S]eeks to amend the standard to delete clause iv) entirely and to amend clause (iii) to be clear this is intended as an exclusion to the setback standard where the dimensions are met.
811.61		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amendment	[S]eeks to amend Standard 14.5.2.8 as follows to provide for outlook space requirements that are appropriate for retirement villages: 14.5.2.8 Outlook space per unit ... <u>j. For retirement units, clause a applies with the following modification: The minimum dimensions for a required outlook space are 1 metre in depth and 1 metre in width for a principal living room and all other habitable rooms.</u>
811.62		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	amend Standard 14.5.2.10 as follows to provide for retirement units: 14.5.2.10 Windows to street a. Any residential unit <u>or retirement unit</u> , facing the <u>a public</u> street must have a minimum of 20% of the street-facing

				façade in glazing. This can be in the form of windows or doors.
811.63		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	Either delete Built Form Standard 14.5.2.13. or amend Standard 14.5.2.13 as follows to provide for retirement units: 14.5.2.13 Service, storage and waste management spaces [Standard as notified] <u>This standard does not apply to retirement villages or their associated units within.</u>
811.64		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Seek Amendment	[S]eek[s] to amend Standard 14.5.2.15 to exclude retirement units.
811.66		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	RVA seeks to remove reference to Rule 14.15.10, and include an updated set of matters of discretion to be included in the Plan for the construction of or alteration/addition to a retirement village: <u>HRZ – MATX Retirement Villages</u> <u>1. The extent and effects arising from exceeding any of the relevant density standards (both individually and cumulatively); 2. The effects of the retirement village on the safety of adjacent streets or public open spaces;</u> <u>3. The effects arising from the quality of the interface between the retirement village and adjacent streets or public open spaces;</u> <u>4. The extent to which articulation, modulation and materiality addresses adverse visual dominance effects associated with building length;</u> <u>5. The matters in 14.2.1.6, 14.2.3.1, 14.2.3.2, 14.2.3.3, 14.2.3.4, 14.2.3.5, 14.2.3.6, 14.2.3.7, 14.2.5.1, 14.2.5.2, 14.2.5.3, 14.2.5.4, 14.2.6.1, 14.2.7.1, 14.2.7.6, 14.2.8.3 and the proposed new policies as inserted.</u> <u>6. The positive effects of the construction, development and use of the retirement village.</u> <u>For clarity, no other rules or matters of discretion relating to the</u>

				<p>effects of density apply to buildings for a retirement village.</p> <p>a.Any new building, or alteration or addition to an existing building for a retirement village that meet the following built form standards:</p> <p>i....</p> <p>ii....</p> <p>iii.Rule 14.6.2.34-setbacks</p> <p>iv....</p> <p>...</p>
811.67		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Not Stated	<p>[S]eeks to remove reference to Rule 14.15.10, and include an updated set of matters of discretion to be included in the Plan for the construction of or alteration/addition to a retirement village in the High Density Zone:</p> <p><u>HRZ – MATX Retirement Villages</u></p> <p><u>1. The extent and effects arising from exceeding any of the relevant density standards (both individually and cumulatively);</u></p> <p><u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces;</u></p> <p>4. The extent to which articulation, modulation and materiality addresses adverse visual dominance effects associated with building length;</p> <p>5. The matters in 14.2.1.6, 14.2.3.1, 14.2.3.2, 14.2.3.3, 14.2.3.4, 14.2.3.5, 14.2.3.6, 14.2.3.7, 14.2.5.1, 14.2.5.2, 14.2.5.3, 14.2.5.4, 14.2.6.1, 14.2.7.1, 14.2.7.6, 14.2.8.3 and the proposed new policies as inserted. 6. The positive effects of the construction, development and use of the retirement village.</p> <p>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village and adjacent streets or public open spaces</p> <p><u>3. The effects arising from the quality of the interface between the retirement</u></p>

				<p>village and adjacent streets or public open spaces;</p> <p><u>4. The extent to which articulation, modulation and materiality addresses adverse visual dominance effects associated with building length;</u></p> <p><u>5. The matters in 14.2.1.6, 14.2.3.1, 14.2.3.2, 14.2.3.3, 14.2.3.4, 14.2.3.5, 14.2.3.6, 14.2.3.7, 14.2.5.1, 14.2.5.2, 14.2.5.3, 14.2.5.4, 14.2.6.1, 14.2.7.1, 14.2.7.6, 14.2.8.3 and the proposed new policies as inserted.</u></p> <p><u>6. The positive effects of the construction, development and use of the retirement village.</u></p> <p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p>....</p> <p>a.Any new building, or alteration or addition to an existing building for a retirement village that meet the following built form standards:</p> <p>i....</p> <p>ii....</p> <p>iii.Rule 14.6.2.43 setbacks</p> <p>iv....</p> <p>b.....</p> <p>c.Any application arising from Rule14.6.2.13 shall not be publicly notified)and shall be limited notified only to Fire and Emergency New Zealand (absent its written approval</p>
811.68		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Support	Retain Rule 14.6.1.1 (P10) as notified.

811.69		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Retain Standard 14.6.2.10 as notified.
811.70		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	[S]eeks to amend the standard as follows: a. No part of any building below a height of 12 m shall project beyond a <u>60 degree recession plane measured from a building envelope constructed by recession planes shown in Appendix 14.16.2 diagram D</u> from <u>a points 4-3</u> m above ground level along all boundaries, <u>as shown in Appendix 14.16.12 diagram D.</u> W <u>Where</u> the boundary forms part of a legal right of way, entrance strip, access site, or pedestrian access way, the height in relation to boundary applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way.
811.71		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Not Stated	Retain Standard 14.6.2.3 as notified.
811.72		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Support	Retain Standard 14.6.2.4 as notified.
811.73		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[Retain Standard 14.6.2.7 as notified]
811.74		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Retain Standard 14.6.2.8 as notified.

811.75		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Support	Retain Standard 14.6.2.10 as notified.
811.76		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend Row B and C of Table 15.1 to refer to “at least medium” density housing being contemplated in Town Centres. Amend Row B and C of Table 15.1 to delete the reference to “above ground floor level”.
811.77		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.7 - Residential activity in Town and Local centres	Support	Retain Policy 15.2.2.7 (and associated Rule 15.14.2.2(f)) as amended by the Plan Change 5B appeal process.
811.78		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	Retain Objective 15.2.3 as notified.
811.79		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Seek Amendment	[S]eeks to amend Policy 15.2.3.2 as follows to remove provisions that have the potential to refine / limit the intensification provisions of the Enabling Housing Act: Policy 15.2.3.2 a. ... b. Support mixed use zones located within a 15 minute walking distance of the City Centre Zone, to transition into high quality residential neighbourhoods by: i. ... ii. ... iii. <u>Encouraging</u> developments to achieve a high standard of on-site residential amenity to offset and improve the current low amenity industrial environment and mitigate potential conflicts between uses; iv.
811.80		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective -	Seek Amendment	Amend Objective 15.2.4 to recognise that environments change and develop

		Urban form, scale and design outcomes		<p>over time:</p> <p>15.2.4 Objective – Urban form, scale and design outcomes</p> <p>a. A scale, form and design of development that is consistent with the role of a centre and its contribution to city form, and the intended built form outcomes for mixed use zones, and which:</p> <p>i. ...</p> <p>ii. contributes to an urban environment that is visually attractive, safe, easy to orientate, conveniently accessible, and responds positively to anticipated local character and context, <u>recognising that urban environments develop and change over time</u>;</p> <p>iii. recognises the functional and operational requirements of activities and the anticipated <u>and changing</u> built form;</p> <p>...</p>
811.81		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	[S]eeks to amend Policy 15.2.4.2 to reflect the NPSUD and to remove provisions that unduly restrict the development of a diversity of housing typologies, including retirement villages.
811.82		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Seek Amendment	<p>[S]eeks to amend Policy 15.2.6.3 as follows to reflect the NPSUD and to</p> <p>remove provisions that have the potential to refine / limit the intensification provisions of the Enabling Housing Act: Policy 15.2.6.3</p> <p>a. Promote a high standard of amenity and discourage activities from establishing where they will have an adverse effect on the <u>developing and changing</u> evolving amenity values of the Central City by: ...</p>
811.83		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Support	Retain Policy 15.2.6.4 as notified.
811.84		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Seek Amendment	Delete the reference to “wind generation” in Policy 15.2.6.5.
811.85		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Seek Amendment	[S]eeks to amend Policy 15.2.7.1 as follows to remove provisions that have the potential to refine / limit the intensification provisions of the Enabling Housing Act:

				<p>Policy 15.2.7.1</p> <p>a. Enhance and revitalise the Central City Mixed Use Zone by enabling:</p> <p>...</p> <p>i. Opportunities for taller buildings to accommodate residential activity and visitor accommodation, to support the vibrancy of the City Centre Zone., where co-located with the large-scale community facilities, Te Kaha and Parakire.</p>
811.86		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone	Seek Amendment	<p>[S]eeks to amend Objective 15.2.8 as follows to reflect the provisions of the NPSUD:</p> <p>Objective 15.2.8</p> <p>a. Ensure a form of built development that contributes positively to the <u>developing and changing</u> evolving amenity values of the area, including people's health and safety, and to the quality and enjoyment of the environment for those living, working within or visiting the area.</p>
811.87		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Not Stated	<p>[S]eeks changes to address possible overlap between Policy 15.2.8.2 and Policy 15.2.6.3 and amendments to Policy 15.2.8.2 as follows to reflect the provisions of the NPSUD:</p> <p>Policy 15.2.8.2</p> <p>a. Promote a high standard of built form and amenity and discourage activities from establishing where they will have an adverse effect on the <u>developing and changing</u> evolving amenity values of Central City, by: ...</p>
811.88		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.3 - Policy - Residential development	Seek Amendment	<p>[S]eeks to amend Policy 15.2.8.3(b) as follows:</p> <p>(b) Require <u>Encourage</u> a level of private amenity space for residents that is proportionate to the extent of residential activity proposed, and which compensates for the predominantly commercial nature of the area, through:</p> <p>i. ...</p>
811.89		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	<p>insert a new objective in the Commercial Zones objectives that provides for the housing and care needs of the ageing population.</p> <p><u>Objective 15.2.12 Ageing population Provide a diverse range of housing and care options that are suitable for the particular needs and</u></p>

				<u>characteristics of older persons such as retirement villages.</u>
811.90		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	<p>Insert new [policy]</p> <p><u>New Policy – Housing in Commercial Zones</u> <u>Provide for retirement villages in commercial zones (other than the Commercial Office Zone, the Commercial Retail Park Zone and within the Lyttelton Port Influences Overlay Area in the Commercial Banks Peninsula Zone), and recognise that retirement villages can provide for higher densities than other forms of residential developments, because they provide for shared spaces, services and facilities, and enable affordability and the efficient provision of assisted living and care services.</u> <u>Advice Note: All other objectives and policies relevant to residential activity in commercial zones also apply to retirement villages.</u></p>
811.91		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	<p>Insert the following new policy: <u>New Policy Larger sites</u> <u>Recognise the intensification opportunities provided by larger sites within the Commercial Zones by providing for more efficient use of those sites.</u></p>
811.92		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.1 - 15.4.1.1 Permitted activities	Seek Amendment	<p>[S]eeks that a new rule is inserted in the Town Centre Zone that provides for retirement villages as permitted activities. <u>TCZ-RX – Retirement village</u> <u>Activity status: PER Activity status when compliance not achieved: N/A</u></p>
811.93		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.3 - 15.4.1.3 Restricted discretionary activities	Seek Amendment	<p>[S]eeks that a new rule is inserted in the Town Centre Zone that provides for the construction of retirement villages as a restricted discretionary activity and to include a set of focused matters of discretion that are applicable to retirement villages. <u>TCZ-RX Retirement Villages</u> <u>Construction or alteration of or addition to any building or other structure for a retirement village.</u></p>

				<p><u>Activity Status: Restricted</u></p> <p><u>Discretionary</u></p> <p><u>Matters for discretion</u></p> <p><u>The exercise of discretion in relation to TCZ-RX is restricted to the following matters:</u></p> <ol style="list-style-type: none"> <u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u> <u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u> <u>3. The effects arising from the quality of the interface between the retirement village and adjacent streets or public open spaces.</u> <u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u> <u>5. The relevant objectives and policies in 15.2 (specifically 15.2.2.7) and the proposed new policies as inserted.</u> <u>6. The positive effects of the construction, development and use of the retirement village.</u> <p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p><u>Notification:</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of TCZ-RX is precluded from being publicly notified. An application for resource consent associated with a retirement village made in respect of Rule TCZ-RX that complies with the relevant external amenity standards is precluded from being limited notified.</u></p>
811.94		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Retain Rule 15.11.1.1 (P16) as notified.

811.95		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	<p>[S]eek[s] the amendment of Rule 15.12.1.3 (RD3) to provide for the construction of retirement villages as a restricted discretionary activity and to include a set of focused matters of discretion that are applicable to retirement villages: 15.12.1.3 (RD3)</p> <p><u>Construction or alteration of or addition to any building or other structure for Retirement villages.</u> that do not meet any one or more of the built form standards, unless otherwise specified.</p> <p><u>Matters for discretion</u></p> <p><u>The exercise of discretion in relation to Rule 15.12.1.3 (RD3) is restricted to the following matters:</u></p> <ol style="list-style-type: none"> <u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u> <u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u> <u>3. The effects arising from the quality of the interface between the retirement village and adjacent streets or public open spaces.</u> <u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u> <u>5. The relevant objectives and policies in 15.2 (specifically 15.2.8.3) and the proposed new policies as inserted.</u> <u>6. The positive effects of the construction, development and use of the retirement village.</u>
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				<p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p><u>Notification:</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of Rule 15.12.1.3 (RD3) is precluded from being publicly notified.</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of Rule 15.12.1.3 (RD3) that complies with the relevant external amenity standards is precluded from being limited notified.</u></p>
811.96		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Support	Retain Rule 15.12.1.1 (P21) as notified.
811.97		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	<p>[S]eek[s] the amendment of Rule 15.12.1.3 (RD3) to provide for the construction of retirement villages as a restricted discretionary activity and to include a set of focused matters of discretion that are applicable to retirement villages:</p> <p>15.12.1.3 (RD3)</p> <p><u>Construction or alteration of or addition to any building or other structure for</u></p> <p>Retirement villages. that do not meet any one or more of the built form standards, unless otherwise specified.</p> <p><u>Matters for discretion</u></p> <p><u>The exercise of discretion in relation to Rule 15.12.1.3 (RD3) is restricted to the following matters:</u></p> <ol style="list-style-type: none"> <u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u> <u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u> <u>3. The effects arising from the quality of the interface between the</u>

				<p>retirement village and adjacent streets or public open spaces.</p> <p><u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u></p> <p><u>5. The relevant objectives and policies in 15.2 (specifically 15.2.8.3) and the proposed new policies as inserted.</u></p> <p><u>6. The positive effects of the construction, development and use of the retirement village. For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p><u>Notification:</u> <u>An application for resource consent associated with a retirement village made in respect of Rule 15.12.1.3 (RD3) is precluded from being publicly notified. An application for resource consent associated with a retirement village made in respect of Rule 15.12.1.3 (RD3) that complies with the relevant external amenity standards is precluded from being limited notified.</u></p>
811.98		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	<p>Insert the following new policy:</p> <p><u>New Policy Role of density standards</u> <u>Enable the density standards to be utilised as a baseline for the assessment of the effects of developments other than in areas where the Plan provides location-specific density standards.</u></p>
811.99		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	<p>Insert the following new policy:</p> <p><u>New Policy Changing communities</u> <u>To provide for the diverse and changing residential needs of communities, recognise that the existing character and amenity of the Commercial zones will change over time to enable a variety of housing types with a mix of densities.</u></p>
811.100		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Seek Amendment	<p>insert new rule is in the Local Centre Zone that provides for retirement villages as permitted activities.</p>

				<p><u>LCZ-RX – Retirement village</u></p> <p><u>Activity status: PER</u></p> <p><u>Activity status when compliance not achieved: N/A</u></p>
811.101		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Not Stated	<p>insert new rule in the Local Centre Zone that provides for the construction of retirement villages as a restricted discretionary activity and to include a set of focused matters of discretion that are applicable to retirement villages:</p> <p><u>LCZ-RX Retirement Villages</u></p> <p><u>Construction or alteration of or addition to any building or other structure for a retirement village.</u></p> <p><u>Activity Status: Restricted</u></p> <p><u>Discretionary</u></p> <p><u>Matters for discretion</u></p> <p><u>The exercise of discretion in relation to LCZ-RX is restricted to the following matters:</u></p> <p><u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u></p> <p><u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u></p> <p><u>3. The effects arising from the quality of the interface between the retirement village and adjacent streets or public open spaces.</u></p> <p><u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u></p> <p><u>5. The relevant objectives and policies in 15.2 (specifically</u></p>

				<p><u>15.2.2.7) and the proposed new policies as inserted.</u></p> <p><u>6. The positive effects of the construction, development and use of the retirement village.</u></p> <p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p><u>Notification:</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of Rule LCZ-RX is precluded from being publicly notified.</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of Rule LCZ-RX that complies with the relevant external amenity standards is precluded from being limited notified.</u></p>
811.102		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.1 - Permitted activities	Seek Amendment	<p>insert new rule in the Neighbourhood Centre Zone that provides for retirement villages as permitted activities.</p> <p><u>NCZ-RX – Retirement village</u></p> <p><u>Activity status: PER</u></p> <p><u>Activity status when compliance not achieved: N/A</u></p>
811.103		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.3 - Restricted discretionary activities	Not Stated	<p>insert new rule in the Neighbourhood Centre Zone that provides for the construction of retirement villages as a restricted discretionary activity and to include a set of focused matters of discretion that are applicable to retirement villages:</p> <p><u>NCZ-RX Retirement Villages</u></p> <p><u>Construction or alteration of or addition to any building or other structure for a retirement village.</u></p>

				<p><u>Activity Status: Restricted</u></p> <p><u>Discretionary</u></p> <p><u>Matters for discretion</u></p> <p><u>The exercise of discretion in relation to LCZ-RX is restricted to the following matters:</u></p> <p><u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u></p> <p><u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u></p> <p><u>3. The effects arising from the quality of the interface between the retirement village and adjacent streets or public open spaces.</u></p> <p><u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u></p> <p><u>5. The relevant objectives and policies in 15.2 (specifically 15.2.11.3) and the proposed new policies as inserted.</u></p> <p><u>6. The positive effects of the construction, development and use of the retirement village.</u></p> <p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p><u>Notification:</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of NCZ-RX is precluded</u></p> <p><u>from being publicly notified.</u></p> <p><u>An application for resource consent</u></p>
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				<u>associated with a retirement village made in respect of NCZ-RX that complies with the relevant external amenity standards is precluded from being limited notified.</u>
811.104		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	insert new rule in the Mixed Use Zone that provides for retirement villages as permitted activities. <u>MUZ-RX – Retirement village</u> <u>Activity status: PER</u> <u>Activity status when compliance not achieved: N/A</u>
811.105		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.2 - Controlled activities	Seek Amendment	insert new rule in the Mixed Use Zone that provides for the construction of retirement villages as a restricted discretionary activity and to include a set of focused matters of discretion that are applicable to retirement villages: <u>MUZ-RX Retirement Villages</u> <u>Construction or alteration of or addition to any building or other structure for a retirement village.</u> <u>Activity Status: Restricted</u> <u>Discretionary</u> <u>Matters for discretion</u> <u>The exercise of discretion in relation to MUZ-RX is restricted to the following matters:</u> <u>1. The extent and effects arising from exceeding any of the relevant built form standards (both individually and cumulatively).</u> <u>2. The effects of the retirement village on the safety of adjacent streets or public open spaces.</u> 3. <u>The effects arising from the quality of the interface between the retirement village and</u>

				<p><u>adjacent streets or public open spaces.</u></p> <p><u>4. The extent to which articulation, modulation and materiality addresses visual dominance effects associated with building length.</u></p> <p><u>5. The relevant objectives and policies in 15.2 (specifically 15.2.3.2) and the proposed new policies as inserted.</u></p> <p><u>6. The positive effects of the construction, development and use of the retirement village.</u></p> <p><u>For clarity, no other rules or matters of discretion relating to the effects of density apply to buildings for a retirement village.</u></p> <p><u>Notification:</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of MUZ-RX is precluded</u></p> <p><u>from being publicly notified.</u></p> <p><u>An application for resource consent associated with a retirement village made in respect of MUZ-RX that complies with the relevant external amenity standards is precluded from being limited notified.</u></p>
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James Barbour

Submitter 812

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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812.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[T]hat the Council reject, refuse, or otherwise decline the Qualifying Matters that do not align with that directed by the Central Government through the Amendment Act.
812.2		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Reject QM Sunlight Access] - seeks that the Council reject, refuse, or otherwise decline the Qualifying Matters that do not align with that directed by the Central Government through the Amendment Act.
812.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.5		15 - Commercial > 15.4 - Rules - Town Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.6		15 - Commercial > 15.5 - Rules – Local Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.7		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.8		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.9		15 - Commercial > 15.11 - Rules - City Centre Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.10		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.11		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	[Retain provisions that] support the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres
812.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	[Remove any Qualifying Matters and provisions that do not support] the intensification of urban form to provide for additional development capacity

812.13		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.14		15 - Commercial > 15.4 - Rules - Town Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.15		15 - Commercial > 15.5 - Rules – Local Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.16		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.17		15 - Commercial > 15.10 - Rules - Mixed Use Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.18		15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.19		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity
812.20		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Seek Amendment	[Remove any Qualifying Matters and provisionsthat do not support] the intensification of urban form to provide foradditional development capacity

Carter Group Limited

Submitter 814

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
814.1		1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents > 1.3.4.2 - Long Term Plan, the 3 Year Plan and Annual Plan	Support	Retain 1.3.4.2 as notified.

814.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose the new definition of Accessory Building. Amend to original definition.
814.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose this definition of Alteration. Amend to original definition.
814.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose definition of Building. Amend to original definition.
814.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose definition of Building Base. Seek that it is deleted.
814.6		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose definition of Building Tower. Seek that it is deleted.
814.7		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Amend the Building Coverage definition such that the term 'building footprint' is marked with reference to the corresponding definition of this term.
814.8		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Amend Building Footprint definition to make clearer.
814.9		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose the definition for Contributory Building. Seek that this is deleted.
814.10		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Seek Amendment	Oppose new definition of Coverage. Seek that the original definition is retained.
814.11		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose definition of Defining Building. Seek that it is deleted.
814.12		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	Oppose the new definition of Demolition. Seek that the original definition is retained.
814.13		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Retain the definition for Development Site as notified.
814.14		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	Oppose the new definition for Dripline. Seek that the original definition is retained.
814.15		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.6 - F	Oppose	Oppose the definition of Fine Grain. Seek that it is deleted.
814.16		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Seek Amendment	Oppose new definition of Ground level. Seek that the original definition is retained.
814.17		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Oppose	Oppose the definition of Gust Equivalent Mean (GEM). Seek that it is deleted.
814.18		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose definition of Habitable room. Seek that it is deleted.
814.19		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose definition of Heat island. Seek that it is deleted.
814.20		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose definition of Hedge. Seek that it is deleted.

814.21		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Oppose new definition of Height. Seek that original definition is retained.
814.22		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Oppose new definition of Heritage setting. Seek that the original definition is retained.
814.23		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Retain the definition for Heritage Building Code works as notified.
814.24		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose definition of Human scale. Seek that this definition is deleted.
814.25		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose definition of Intrusive building or site. Seek that it is deleted.
814.26		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Oppose definition for Neutral building or site. Seek that it is deleted.
814.27		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Support	Retain the definition of Outdoor living space as notified.
814.28		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Amend the definition of Pedestrian access as follows: A dedicated pathway that provides a Access for pedestrians from the street to a residential unit and to any parking area for that residential unit
814.29		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Oppose	Oppose the definition of Perimeter block development. Seek that it is deleted.
814.30		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Retain the definition of Reconstruction as notified.
814.31		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Oppose the new definition of Relocation. Seek that the original definition is retained.
814.32		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Retain the definition for Repairs as notified.
814.33		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Oppose new definition of Residential unit. Seek that the original definition is retained.
814.34		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Retain the definition for Restoration as notified.
814.35		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Seek Amendment	Oppose the new definition of Site. Seek that the original definition is retained.
814.36		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Oppose the new definition of Tree. Seek than it is deleted or amended to specify a potential height of at least 3m.
814.37		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Oppose the definition of Tree canopy cover. Seek that it is deleted.
814.38		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Oppose the definition of Tree protection zone radius. Seek that it is deleted.
814.39		3 - Strategic Directions > 3.1 - Introduction	Support	Retain 3.1(v) as notified.

814.40		3 - Strategic Directions > 3.3 - Objectives > 3.3.2 - Objective - Clarity of language and efficiency	Support	Retain Objective 3.3.2 as notified.
814.41		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Amend Objective 3.3.7 by deleting the text following the words 'into the future' as follows: 3.3.7 Objective – Well-functioning urban environment. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for; i. Within commercial and residential zones... iv. The benefits of urban environments that support reductions in greenhouse gas emissions; and are resilient to the current and future effects of climate change.
814.42		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	Amend Objective 3.3.8(viii) as follows: viii. Has good improves <u>overall accessibility for all and connectivity (including through opportunities for walking, cycling and public transport) for people between housing, jobs, community services, natural spaces, and open spaces including by way of public or active transport;</u> transport (including opportunities for walking, cycling and public transport) and services; and
814.43		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Oppose Objective 3.3.10(ii) E. Seek that it is deleted.
814.44		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Oppose	Oppose Policy 5.2.2.5.1. Seek that it is deleted.
814.45		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	Oppose Policy 5.2.2.5.2. Seek that it is deleted.
814.46		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Oppose	Oppose rules 5.4A. Seek that they are deleted.
814.47		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters >	Seek Amendment	With reference to 6.10A.1 Table 1 Qualifying Matters, delete or otherwise amend Table 1 and the extent of Qualifying Matters

		6.1.9.1 - 6.1A.1 Application of qualifying matters		in a manner consistent with therelief sought by the submitter on other provisions inPC14.
814.48		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose 6.10A.1 and delete all of the financial contributionsdraft provisions in their entirety.
814.49		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose 6.10A.1. Seeks that all of the provisions regarding financial contributions are deleted.
814.50		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose 6.10A.1(c). Seek that it is deleted.
814.51		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose 6.10A.1(d). Seek that it be deleted.
814.52		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Oppose	Oppose 6.10A.2.1. Seek that it be deleted.
814.53		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Oppose	Oppose Policy 6.10A.2.1.1. Seek that it be deleted.
814.54		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake	Oppose	Oppose Policy 6.10A.2.1.2. Seek that it be deleted.

		Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions		
814.55		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Oppose	Oppose Policy 6.10A.2.1.3. Seek that it be deleted.
814.56		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Oppose	Oppose 6.10A.3. Seek that it be deleted.
814.57		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose the rules in 6.10A.4. Seek that these be deleted.
814.58		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose 6.10A.4(a). Seek that it be deleted.
814.59		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Oppose	Oppose 6.10A.4.1. Seek that these rules be deleted.

814.60		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Oppose	Oppose 6.10A.4.2. Seek that this be deleted.
814.61		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Oppose	Oppose 6.10A.4.2.3. Seek that this be deleted.
814.62		7 - Transport	Oppose	Opposes all of the PC14 changes to the Transport chapter.
814.63		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Oppose	Oppose 7.2.1.2(xi). Seek that this is deleted.
814.64		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Oppose	Oppose Policy 7.2.1.9. Seek that it is deleted.
814.65		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Oppose	Oppose 7.4.3.7(b). Seek that it is deleted.
814.66		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Oppose	Oppose 7.4.3.7(d). Seek that it is deleted.
814.67		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Oppose	Oppose 7.4.3.8. Seek that it is deleted.

814.68		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Oppose	Oppose 7.4.3.13. seek that it is deleted.
814.69		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Oppose	Oppose Rule 7.4.4.18(a)(vii) and advice note vii in Table 1. Seek that these be deleted.
814.70		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Oppose	Oppose 7.4.4.27. Seek that it is deleted.
814.71		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.28 - Vehicle crossing co-location layout	Oppose	Oppose 7.4.4.28. Seek that it is deleted.
814.72		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	Oppose Table 7.5.2.1. Seek that it is deleted.
814.73		7 - Transport > 7.5 - Appendices > 7.5.3 - Appendix 7.5.3 Loading areas	Oppose	Oppose Table 7.5.3.1. Seek that it is deleted.
814.74		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Oppose 7.5.7. Seek that it is deleted.
814.75		8 - Subdivision, Development and Earthworks > 8.1 - Introduction	Seek Amendment	Delete 8.1, or provide a definition or explanation of the term 'development'.
814.76		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	Retain Policy 8.2.2.2 as notified.
814.77		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Support	Retain Policy 8.2.2.7 as notified.
814.78		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Support	Retain Objective 8.2.3 as notified.
814.79		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.1 - Policy - Identification of infrastructure constraints	Seek Amendment	Delete Policy 8.2.3.1 or provide a definition or explanation of the term 'development'.
814.80		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies >	Seek Amendment	Delete Policy 8.2.3.2 or provide a definition or explanation of the term 'development'.

		8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure		
814.81		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Oppose	Oppose Objective 8.2.6. Seek that this is deleted.
814.82		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Oppose	Oppose Policy 8.2.6.1. Seek that this policy is deleted.
814.83		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Oppose	Oppose Policy 8.2.6.2. Seek that this policy is deleted.
814.84		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Oppose	Oppose Policy 8.2.6.3. Seek that it is deleted.
814.85		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Oppose	Oppose 8.3.1 (e) and (f). Seek that it is deleted.
814.86		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Oppose	Oppose 8.3.3(b). Seek that it is deleted.
814.87		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Oppose	Oppose 8.3.7. Seek that it is deleted.
814.88		8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	Retain 8.4.1.1 as notified.
814.89		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Support	Retain Rules 8.5 as notified.

814.90		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose 8.6.1 Table 1. Seek that it is deleted.
814.91		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Retain 8.6.1 Tables 2-5 as notified.
814.92		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Oppose	Oppose 8.7.12. Seek that it is deleted.
814.93		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Support	Retain the Rules in 8.9 as notified.
814.94		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Oppose	Oppose Policy 9.3.2.2. Seek that it is deleted.
814.95		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Seek Amendment	Oppose Policy 9.3.2.2.3. Seek that the original policy is retained.
814.96		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Seek Amendment	Oppose Policy 9.3.2.2.5. Seek that the original policy is retained.
814.97		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	Oppose Policy 9.3.2.2.8. Seek that the original policy is retained.
814.98		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Oppose	Oppose 9.3.3. Seek that all references to heritage areas are deleted.
814.99		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Oppose Rules in 9.3.4. Seek that all references to heritage areas within rule 9.3.4, including (and in particular) rules RD6-RD8 are deleted.
814.100		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Seek Amendment	Oppose 9.3.6.1(a). Seek that the original (a) is retained.
814.101		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of	Seek Amendment	Oppose 9.3.6.1(p). Seek that this (p) is deleted.

		discretion > 9.3.6.1 - Heritage items and heritage settings		
814.102		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose Rule 9.3.6.4. Seek that it is deleted.
814.103		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	Oppose 9.3.6.5. Seek that these matters of discretion are deleted.
814.104		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Oppose	Oppose 9.3.6.6. Seek that it is deleted.
814.105		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Delete Heritage Item 390 and Heritage Setting 287 regarding 32 Armagh Street from Appendix 9.3.7.2.
814.106		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Oppose 9.3.7.3. Seek that the original appendix is retained.
814.107		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Seek Amendment	Oppose 9.3.7.4. Seek that the original Appendix is retained.
814.108		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Oppose	Oppose 9.3.7.7. Seek that this is deleted.
814.109		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8	Oppose	Oppose 9.3.7.8. Seek that this is deleted.

		- Appendix - Residential Heritage Areas - Site Contributions Maps		
814.110		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Oppose 9.3.7.9. Seek that this be deleted.
814.111		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.1 - Introduction	Oppose	Oppose 9.4.1(c). Seek that this is deleted.
814.112		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.2 - Objective and policies > 9.4.2.2 - Policies > 9.4.2.2.3 - Policy - Tree protection	Oppose	Oppose 9.4.2.4. Seek that this be deleted.
814.113		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.3 - How to interpret and apply the rules	Oppose	Oppose 9.4.3(a) & (f). Seek that these be deleted.
814.114		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules	Oppose	Oppose 9.4.4 rules. Seek that these are deleted.
814.115		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Seek Amendment	Amend Appendix 9.4.7.1, so as to delete the scheduling of the common lime and variegated sycamore trees at 32 Armagh Street.
814.116		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.2 - Objective and Policies > 13.6.2.1 - Objective - Use of education facilities > 13.6.2.1.2 - Policy - Effects on neighbourhoods	Support	Retain Policy 13.6.2.1.2 Effects on neighbourhoods as notified.
814.117		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables	Support	Retain 13.6.4.1.3 Restricted Discretionary Activities as notified.
814.118		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Seek Amendment	Amend rule 13.6.4.1.3 RD5, such that it is a controlled activity standard.

814.119		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards	Oppose	Delete 13.6.4.2(a).
814.120		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.2 - Height in relation to boundary	Oppose	Oppose in part 13.6.4.2.2 Height in relation to boundary. Retain the current provisions.
814.121		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.3 - Minimum building setback from road boundaries	Oppose	Oppose in part 13.6.4.2.3 Minimum building setback from road boundaries. Retain current provisions.
814.122		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.4 - Minimum building setback from internal boundaries and maximum building length	Oppose	Oppose in part to 13.6.4.2.4 Minimum building setback from internal boundaries and maximum building lengths. Retain current provisions.
814.123		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.5 - Maximum building height	Support	Support 13.6.4.2.5Maximumbuildingheight. Retain as notified.
814.124		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.6 - Landscaping	Oppose	Oppose 13.6.4.2.6Landscaping. Delete built form standard.
814.125		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.5 - Rules - Matters of discretion > 13.6.5.1 - Effects on the neighbourhood	Oppose	Oppose 13.6.5.1Effects on the neighbourhood. Delete built form standard.
814.126		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Retain Objective14.2.1 as notified.
814.127		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 -	Oppose	Oppose in part 13.6.4.2.1Maximumsite coverage. Retain current provisions.

		Built form standards > 13.6.4.2.1 - Maximum site coverage		
814.128		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Retain Policy 14.2.1.1 as notified.
814.129		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Support	Supports the deletion of Policy 14.2.1.2.
814.130		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Support	Supports the deletion of Policy 14.2.1.3.
814.131		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	Supports Policy 14.2.3.6. Retain as notified.
814.132		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Oppose	Opposes Policy 14.2.3.7 and seeks deletion.
814.133		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	Supports Objective 14.2.5. Seeks that Objective 14.2.5 is retained.
814.134		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	Seeks deletion of Policy 14.2.5.1.
814.135		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Supports Policy 14.2.5.2. Seeks that Policy 14.2.5.2 is retained.
814.136		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Opposes Policy 14.2.5.3 and seeks that it is deleted.
814.137		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality	Oppose	Oppose Policy 14.2.5.4. Seeks that this policy be deleted.

		residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage		
814.138		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Oppose	Oppose Policy 14.2.5.5. Seek that it be deleted.
814.139		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.6 - Policy - Character of low density areas	Support	Supports Policy 14.2.5.6.
814.140		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Supports Objective 14.2.6.
814.141		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Support	Supports Policy 14.2.6.2. Retain as notified.
814.142		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Supports Objective 14.2.7. Retain as notified.
814.143		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Supports Policy 14.2.7.1. Retain as notified.
814.144		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	Supports Policy 14.2.7.2. Retain as notified.
814.145		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Support	Supports Policy 14.2.7.3. Retain as notified
814.146		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Seek Amendment	Amend Policy 14.2.7.4 to remove the words "and restrict developmentto solely within,".
814.147		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density	Seek Amendment	Amend Policy 14.2.7.5 to delete the words "and restrict developmentto solely within,".

		Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct		
814.148		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Support	Supports Policy 14.2.7.6. Retain as notified.
814.149		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Supports Objective 14.2.8. Retain as notified.
814.150		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Oppose 14.3(f). Seek that this is deleted.
814.151		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	Oppose Rule 14.5.3.1.3. Seek that this is deleted.
814.152		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Oppose	Oppose Rule 14.4.2.2. Seek that this is deleted.
814.153		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
814.154		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
814.155		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	Oppose 14.5.2.2 (c)-(e). Seek that these be deleted.
814.156		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Oppose	Oppose Rule 14.5.2.9. Seek that this be deleted.
814.157		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Oppose	Oppose Rule 14.5.2.12. Seek that this be deleted.

		standards > 14.5.2.12 - Ground floor habitable room		
814.158		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Oppose	Oppose 14.5.2.13. Seek that this be deleted.
814.159		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Oppose	Oppose Rule 14.5.2.15. Seek that this be deleted.
814.160		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	Oppose Rule 14.5.2.17. Seek that this be deleted.
814.161		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Oppose Rule 14.5.2.18. Seek that this be deleted.
814.162		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	Supports Rule 14.5.2.4 (c). Retain as notified.
814.163		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	Oppose 14.5.3.1.3 RD15 Seeks that this be deleted.
814.164		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Oppose	Oppose Rule 14.5.3.2.3. Seek that this rule be deleted.
814.165		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Oppose	Oppose Rule 14.5.3.2.7. Seek that this rule be deleted.

814.166		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Oppose	Oppose Rule 14.5.3.2.8. Seek that this rule be deleted.
814.167		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Oppose	Oppose Rule 14.5.3.2.9. Seek that this be deleted.
814.168		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.10 - Outdoor living space per unit	Oppose	Oppose Rule 14.5.3.2.10. Seek that this be deleted.
814.169		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
814.170		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
814.171		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Delete 14.6.1.3, to the extent that the proposed amendments conflict with or are less enabling than the mandatory MDRS.
814.172		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend Rule 14.6.2.1, so as to provide for a 23m maximum building height.
814.173		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend Rule 14.6.2.2, to align with Schedule 3A, Part 2, Density Standards (12) Height in Relation to Boundary of the Amendment Act.
814.174		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend Appendix 14.16.2, to align with Schedule 3A, Part 2, Density Standards (12) Height in Relation to Boundary of the Amendment Act.

814.175		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Oppose	Oppose Rule 14.6.2.5. Seek that this is deleted.
814.176		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Oppose	Oppose 14.6.2.6. Seek that this be deleted.
814.177		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose Rule 14.6.2.7. Seek that this is deleted.
814.178		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose Rule 14.6.2.12. Seek that this is deleted.
814.179		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Amend Rule 14.15.3(a) as follows: a. Whether the increased height, or reduced setbacks, or recession plane intrusion would result in buildings that do not compromise the amenity of adjacent properties planned urban built character. taking into account. The following matters of discretion apply ... [i.e. delete the balance of clause (a).
814.180		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	Seeks that a new and explicit policy is included in regards to anticipated building heights, consistent with NPS-UD policy 3.
814.181		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend Table 15.1 to reclassify Avonhead as a Local Centre (large), rather than Local Centre (small)
814.182		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	Support Objective 15.2.3. Retain as notified.
814.183		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	Support Policy 15.2.3.2. Retain as notified.
814.184		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Seek Amendment	Amend clause (a)(iv) and (vi) as follows: iv. manages adverse effects (including reversesensitivity effects) on the <u>site and surrounding environment</u> , including effects that contribute to climate change ; and... vi. Promotes a zoning and

				development framework that <u>Supports a reduction in greenhouse gas emissions.</u>
814.185		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	Delete the amendments to clause (a) of Policy 15.2.4.1. Adopt the amendments to clause (b) of the policy.
814.186		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	Amend Policy 15.2.4.2 clause (a) as follows: a. Require new development to be well-designed and laid out by: ... viii. achieving a visually <u>appealing</u> attractive setting when viewed from the street and other public spaces, that embodies a human scale and fine grain, while managing effects on adjoining environments; [delete proposed clauses x-xv.] Retain the balance of the policy and amendments as proposed.
814.187		15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Seek Amendment	Amend policy 15.2.5.1 as follows: a. Provide for the individual design, form and function of new spiritual facilities and associated buildings at 100 Cathedral Square, and 136 Barbadoes Street, <u>and within the city block bounded by Colombo Street, Armagh Street, Manchester Street and Oxford Terrace</u> that:
814.188		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Oppose	Delete the proposed amendments in clause (a)(ii) of Policy 15.2.6.3.
814.189		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Oppose	Delete the proposed amendments in clauses (a)(vi)-(viii) of Policy 15.2.6.4.
814.190		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Oppose	Oppose Policy 15.2.6.5. Seek that this is deleted.
814.191		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Support	Support Policy 15.2.7.1. Seek that this is retained as notified.

814.192		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Seek Amendment	Delete subclauses (a)(iv)-(vi) of Policy 15.2.8.1 as follows: a. Encourage a built form where the usability and adaptability of sites and buildings are enhanced by: iv. providing dedicated pedestrian access for each activity within a development, directly accessed from the street or other publicly accessible space; v. providing sufficient setbacks and glazing at the street frontage; and vi. where residential activity is located at the ground floor, ensuring the design of development contributes to the activation of the street and other public spaces.
814.193		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Seek Amendment	Delete subclauses (a)(v) and (viii) of Policy 15.2.8.2.
814.194		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Oppose	Retain the status quo in respect of Rule 15.5.1.1 P21.
814.195		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Oppose	Retain the status quo in respect of Rule 15.5.1.3 RD1.
814.196		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Support	Supports Rule 15.5.2.2. Retain as notified.
814.197		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Support	Supports Rule 15.5.2.5. Retain as notified.
814.198		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	Oppose plan changes to 15.11.1.1.
814.199		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	Amend Rule 15.11.1.2 C1 as follows: a. Any new building, external alteration to any existing building, or the use of any part of a site not occupied by a building, for an activity listed in Rule 15.101.1.1 P1 to P17, which is: i. within the Central City Core area 28m or less in height; and ii. visible from a publicly owned and accessible space; and iii. meets the following built form standards: A. Rule 15.11.2.3

				Sunlight and outlook for the street; and/or B. Rule 15.11.2.12 Maximum road wall height; iv. iii. is certified by a qualified expert on a Council approved list as meeting each of the urban design provisions/ outcomes...
814.200		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose 15.11.1.3 RD5. Seek that the status quo provisions is retained.
814.201		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose 15.11.1.3 RD11. Seek that this be deleted.
814.202		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Oppose	Oppose 15.11.1.4 D1. Seek that this be deleted.
814.203		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	Support Rule 15.11.2.3. Retain as notified.
814.204		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.9 - Sunlight and outlook at boundary with a residential zone	Support	Support Rule 15.11.2.9. Retain as notified.
814.205		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose Rule 15.11.2.11. Seek that this be deleted.
814.206		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Oppose Rule 15.11.2.12. Seek that this be deleted.
814.207		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Oppose Rule 15.11.2.14. Seek that this be deleted.
814.208		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Oppose Rule 15.11.2.15. Seek that this be deleted.

814.209		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Oppose 15.11.2.16. Seek that this be deleted.
814.210		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Oppose	Oppose Rule 15.11.2.17. Seek that this be deleted.
814.211		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	Oppose 15.12.1.1 Seek that the status quo is retained.
814.212		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Seek Amendment	Amend Rule 15.12.1.2 C1 as follows:a. Any building on the site at 136 Barbadoes Street <u>within the city block bounded by Colombo Street, Armagh Street, Manchester Street and Oxford Terrace</u> ...
814.213		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose 15.12.1.3 RD5. Retain the status quo in respect of Rule 15.12.1.3RD5
814.214		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose 15.12.1.3 RD4. Seek that this be deleted.
814.215		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose 15.11.1.3 RD2. Seek that this be deleted.
814.216		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose 15.12.1.3 RD6. Seek that this be deleted.
814.217		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Seek that the advice note at the end of 15.12.1.3 be deleted.
814.218		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Oppose	Retain the status quo in clause (a)(iv) of rule 15.12.2.1 – i.e. 5% rather than 10% site landscaping.

814.219		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	<p>Amend 15.12.2.2 Maximum building height as follows:</p> <p><u>a. The maximum height of any building shall be 32metres.</u></p> <p>b. The maximum height of any building shall be in accordance with the height specified Unless identified on the Central City Maximum Building Height planning map the maximum height of any buildings shall be 32 metres.</p> <p>b. The maximum height of any building base shall be 17 metres.</p> <p>€.</p> <p><u>b. Any application arising from this rule shall not be limited or publicly notified</u></p>
814.220		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Oppose	Oppose 15.12.2.9. Seek that this is deleted.
814.221		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Oppose	Oppose 15.12.2.10. Seek that this be deleted.
814.222		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Oppose	Oppose 15.12.2.11. Seek that this be deleted.
814.223		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Oppose	Oppose 15.12.2.12. Seek that this be deleted.
814.224		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	<p>Delete activity standard (a) from Rule 15.13.1.1 P3, as follows:</p> <p>a. Outside the Health Precinct and/or the Innovation Precinct:</p> <p>i. Where office activities or commercial services are proposed on a site, individual tenancies shall not exceed 450m² of GLFA; and</p>

				<p>ii. The total area used for office activities and/or commercial services shall not exceed 450m² of GLFA per site, or 450m² of GLFA per 500m² of land area; whichever is greater. This limit may be exceeded where office activities and/or commercial services form part of a mixed use development comprising residential activities, in which case the office activities and commercial services collectively shall not exceed 50% of the GLFA of the overall development.</p>
814.225		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Oppose	Retain the status quo in respect of Rule 15.13.1.1P13.
814.226		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Oppose	Delete proposed new clauses (j)-(m) in Rule 15.13.1.3 RD5.
814.227		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	<p>Delete rule 15.13.2.1 as proposed and replace with the following:</p> <p><u>15.13.2.1 Building height</u></p> <p><u>a. The maximum height of any building shall be 32 metres.</u></p> <p><u>b. Any application arising from this rule shall not be limited or publicly notified.</u></p>
814.228		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Oppose	Oppose 15.13.2.10. Seek that this be deleted.
814.229		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Oppose	Oppose 15.13.2.8. Retain the status quo.
814.230		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use	Oppose	Oppose 15.13.2.11. Seek that this is deleted.

		Zone (South Frame) > 15.13.2.11 - Building tower site coverage		
814.231		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Oppose	Oppose 15.13.2.12. Seek that this is deleted.
814.232		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Seek Amendment	Retain the status quo in respect of Rule 15.14.3.1 (and delete the proposed assessment matters in clause (b) in their entirety).
814.233		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Oppose	Delete Rule 15.14.3.35 in its entirety.
814.234		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Oppose	Delete Rule 15.14.3.36 in its entirety
814.235		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Oppose	Delete Rule 15.14.3.37 in its entirety.
814.236		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Oppose	Delete Rule 15.14.3.38 in its entirety.
814.237		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Oppose	Delete Rule 15.14.3.39 in its entirety
814.238		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.2 - Buildings at 136 Barbadoes Street	Seek Amendment	Amend Rule 15.14.5.2 as follows: 15.14.5.2 <u>The Building of a new Catholic Cathedral Buildings at 136 Barbadoes Street</u>

				a. The extent to which the building of a new Catholic Cathedral within the city block bounded by Colombo /Armagh / Manchester Streets and Oxford Terrace ...
814.239		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Retain the LCZ shown for the Avonhead Shopping Centre on the Withells/Merrin corner as notified.
814.240		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the HRZ zoning for 332 Oxford Street. Seek that this be rezoned to Commercial Central City Mixed Use Zone.
814.241		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Amend the planning maps to remove the following features identified on the planning maps at 32 Armagh Street (as indicated below): a. The heritage setting and heritage item; b. 2x scheduled trees (including the qualifying matter tree); c. The residential heritage area overlay applying to the land and surrounding area.
814.242		19 - Planning Maps > 19.10 - Any other zones	Oppose	Amend the planning maps in respect of either side of Beachville Road, Redcliffs to rezone the land from RS to MRZ.
814.243		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Amend the planning maps in respect of either side of Beachville Road, Redcliffs to remove the Low Public Transport Accessibility overlay.
814.244		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	Amend the planning maps in respect of either side of Beachville Road, Redcliffs to remove the Coastal Hazard Medium and High Risk Management Area, and High Floodplain Hazard Management Area, and Tsunami Management Area overlays.
814.245		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Amend the planning maps in respect of either side of Beachville Road, Redcliffs to remove the Sites of Cultural Significance overlay.
814.246		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Amend the planning maps applying to the land bounded by Oxford Terrace, Manchester Street, Armagh Street, and Colombo Street to delete the extent of the heritage setting for New Regent Street (being heritage setting 336 associated with heritage item 404 in Appendix 9.3.7.2 schedule), so that it ends at the southern most edge of Armagh Street, being where New Regent Street meets Armagh Street and delete the Central City Heritage Interface overlay.

814.247		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Amend heritage setting 336 for New Regent Street heritage item 404 in Appendix 9.3.7.2 so that northern extent of the setting ends at the southernmost point of Armagh Street.
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The Board of Trustees of the Te Ara Koropiko West Spreydon School

Submitter 815

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
815.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Request that proximity to a Primary School is introduced as a Qualifying Matter.
815.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Request that proximity to a Primary School is introduced as a Qualifying Matter.
815.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Oppose Medium Density housing zone in the Hoon Hay/Spreydon area. Seek amended to the District Plan for the area around Spreydon Primary School to be Residential Suburban only.

Linda Morris

Submitter 816

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
816.1		19 - Planning Maps > 19.8 - QM - Character Areas	Support	The submitter supports the Character Area for Beckenham
816.2		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	The submitter supports the Sunlight Qualifying Matter.

Elizabeth Harris

Submitter 817

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
817.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Rezone the submitters site at s 850-862 Colombo Street and 139 Salisbury Street from High Density Residential to Central City Mixed Use.
817.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Rezone the submitters site at s 850-862 Colombo Street and 139 Salisbury Street from High Density Residential to Central City Mixed Use
817.3		20 - All of Plan	Support	supports the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres, and supports any provisions or changes to the District Plan that will achieve this outcome

Malaghans Investments Limited

Submitter 818

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
818.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	[That the Central City Heritage Interface Overlay is extended to cover the area shown in blue in Figure 2]



Figure 2: Area to be included in height limit restriction coloured in blue (Plan Change Map CCC).

818.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	[Retain heritage protection for New Regent Street]
818.3		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone >	Seek Amendment	[T]hat the [permitted] building height for the properties bound by Gloucester, Manchester, Oxford and Columbo streets [within the Central City Heritage Interface Overlay] be a maximum of no more than 3 stories in height above ground.

		15.11.2.11 - Building height		
818.4		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.5 - Non-complying activities	Seek Amendment	[That a new NC rule is added] for a height breach within the area bound by Gloucester, Manchester, Oxford and Columbo streets [the Central City Heritage Interface Overlay].
818.5		15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	<p>[New objective and policy/ies sought for the Central City Heritage Interface Overlay] that requires :</p> <ul style="list-style-type: none"> • avoidance of any buildings over the [proposed 3 storey] height limit; • avoidance of the loss of sunlight within all areas of the New Regent Street Precinct; • that any new building must be designed to at least maintain current levels of access to sunlight; • the design for the site redevelopment to protect the heritage values of New Regent Street and to incorporate positive design features to accentuate the heritage precinct, rather than turn its back to it.

Benrogan Estates Ltd

Submitter 819

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
819.1		19 - Planning Maps	Seek Amendment	Rezone the residential portions of Lots 1 and 2 DP 82730 and Lot 302 DP 571794, being 376, 388 and 396 Sparks Road Halswell from Medium Density Residential to Future Urban Zone
819.2		19 - Planning Maps	Seek Amendment	<ul style="list-style-type: none"> • Rezone 1.58ha at 376 Sparks Road from Rural Urban Fringe to Future Urban Zone as shown on the attached plan in Attachment A.

819.3		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.
819.4		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network. How will compliance be measured? Furthermore, will Council report on the compliance of the tree canopy rules and what projects the financial contributions go towards?
819.5		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Amend the standard to make it clear that there is no minimum allotment size in the FUZ zone around existing buildings.
819.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend the rule so that only the 15% street tree canopy requirement is applicable to a vacant lot greenfield subdivision. Delete Activity specific standards – Tree canopy cover clause (a) and (b), an amend clause (d) to only refer to the 15% road corridor cover.
819.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Seek Amendment	Amend to rule to make it clear that reserves that are vested to Council with enhancements can offset the tree canopy rules for the development.
819.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Make clearer in the plan how the costs [of \$2,037.00 per tree] have been attributed and whether it is GST inclusive.
819.9		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.

		and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice		
819.10		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone 1.58ha at 376 Sparks Road from Rural Urban Fringe to Future Urban Zone.
819.11		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone the residential portions of Lots 1 and 2 DP 82730 and Lot 302 DP 571794, being 376, 388 and 396 Sparks Road Halswell from Medium Density Residential to Future Urban Zone.

Knights Stream Estates Ltd

Submitter 820

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
820.1		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Oppose	Make clearer in the plan how the cost have been attributed and whether it is GST inclusive.
820.2		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Oppose	Make clearer in the plan how the cost have been attributed and whether it is GST inclusive.
820.3		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Oppose	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.
820.4		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Oppose	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.
820.5		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Oppose	Amend the standard to make it clear that there is no minimum allotment size in the FUZ zone around existing buildings.
820.6		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone Lot 30 DP 571567 to Future Urban Zone.

820.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Oppose	Make clearer in the plan how the costs have been attributed and whether it is GST inclusive.
820.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Oppose	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.
820.9		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend the rule so that only the 15% street tree canopy requirement is applicable to a vacant lot greenfield subdivision. Delete Activity specific standards – Tree canopy cover clause (a) and (b), an amendment clause (d) to only refer to the 15% road corridor cover.
820.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Seek Amendment	Amend to rule to make it clear that reserves that are vested to Council with enhancements can offset the tree canopy rules for the development.

Athena Enterprises Limited and Josephine Enterprises Limited

Submitter 821

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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821.1		16 - Industrial > 16.4 - Rules - Industrial General Zone	Seek Amendment	[Seeks that the] properties at 9, 9A and 9B Sheffield Crescent (the site) [be rezoned to a commercial zone].
821.2		20 - All of Plan	Seek Amendment	[Seeks] that amendments are [made] to existing zones to enable the outcomes sought by PC14.
821.3		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[Seeks that the] properties at 9, 9A and 9B Sheffield Crescent (the site) [be rezoned to a commercial zone].
821.4		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[Seeks that the] properties at 9, 9A and 9B Sheffield Crescent (the site) [be rezoned to a commercial zone].
821.5		20 - All of Plan	Support	[S]upports the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres, and supports any provisions or changes to the District Plan that will achieve this outcome.

Naxos Enterprises Limited and Trustees MW Limited

Submitter 822

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
822.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Opposes zoning of 14 Field Terrace, Upper Riccarton. Seeks that it is rezoned to HRZ.
822.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seeks the rezoning of 14 Field Terrace, Upper Riccarton from MRZ to HRZ.
822.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Reject, refuse, or otherwise decline the Qualifying Matters that do not align with that directed by the Central Government through the Amendment Act.

The Catholic Diocese of Christchurch

Submitter 823

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
823.1		1 - Introduction	Support	Retain 1.3.4.2.e as notified.
823.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Definition of 'Accessory building'. Retain status quo.
823.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Definition of 'Alteration". Retain status quo.
823.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Definition 'Building'. Retain status quo.
823.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Definition 'Building Base'. Delete
823.6		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Definition 'Building Tower'. Delete.
823.7		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Definition 'Building Coverage'. Seek amendment such that the term 'building footprint' is marked with reference to the corresponding definition of this term.
823.8		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Definition 'Building Footprint'. Seek amendment to provide greater clarity.
823.9		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Definition of 'Contributory Building'. Delete.
823.10		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Definition of 'Coverage'. Retain status quo.
823.11		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Definition 'Defining building'. Delete
823.12		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Definition 'Demolition'. Retain status quo.
823.13		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Definition 'Development site'. Retain as notified.
823.14		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Definition 'Dripline'. Retain status quo.
823.15		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.6 - F	Oppose	Definition 'Fine grain'. Delete
823.16		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Oppose	Definition 'Ground level'. Retain status quo.
823.17		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Oppose	Definition 'Gust Equivalent Mean (GME)'. Delete
823.18		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Definition 'Habitable room'. Delete

823.19		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Definition 'Heat island'. Delete
823.20		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Definition 'Hedge'. Delete.
823.21		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Definition 'Height'. Retain status quo.
823.22		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Definition 'Human scale'. Delete
823.23		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Support	Definition 'Outdoor living space'. Retain as notified.
823.24		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Definition 'Pedestrian access'. Amend definition as follows: "A dedicated pathway that provides a Access for pedestrians from the street to a residential unit and to any parking area for that residential unit."
823.25		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Oppose	Definition 'Perimeter block development'. Delete
823.26		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Definition 'Reconstruction'. Retain as proposed.
823.27		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Definition 'Relocation'. Retain status quo.
823.28		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Definition 'Repairs'. Retain as proposed.
823.29		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Definition 'Residential unit'. Retain status quo.
823.30		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Definition 'Restoration'. Retain as proposed.
823.31		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Oppose	Definition 'Site'. Retain status quo.
823.32		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Definition 'Tree'. Delete or alternatively amend to specify a potential height of at least 3m.
823.33		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Definition 'Tree canopy cover'. Delete
823.34		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Definition 'Tree protection zone radius'. Delete
823.35		3 - Strategic Directions > 3.1 - Introduction	Support	Retain as notified.
823.36		3 - Strategic Directions > 3.3 - Objectives > 3.3.2 - Objective - Clarity of language and efficiency	Support	Retain as notified.

823.37		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	<p>Amend by deleting the text following the words 'into the future' as follows: 3.3.7 Objective – Well-functioning urban environment</p> <p>a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for;</p> <p>i. Within commercial and residential zones ---</p> <p>iv. The benefits of urban environments that support reductions in greenhouse gas emissions; and are resilient to the current and future effects of climate change.</p>
823.38		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	<p>Amend as follows:</p> <p>viii. Has good improves overall accessibility for all and connectivity (including through opportunities for walking, cycling and public transport) for people <u>between housing, jobs, community services, natural spaces, and open spaces including by way of public or active transport, transport (including opportunities for walking, cycling and public transport) and</u> services; and</p>
823.39		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Delete
823.40		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Delete or otherwise amend Table 1 and the extent of Qualifying Matters in a manner consistent with the relief sought by the submitter on other provisions in PC14.
823.41		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.42		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Delete all of the financial contributions draft provisions in their entirety.

823.43		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	6.10A.1c - Delete all of the financial contributions draft provisions in their entirety.
823.44		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	6.10A.1d - Delete all of the financial contributions draft provisions in their entirety.
823.45		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.46		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.47		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of	Oppose	Delete all of the financial contributions draft provisions in their entirety.

		providing tree canopy cover and financial contributions		
823.48		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.49		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.50		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.51		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	6.10A.4(a) - Delete all of the financial contributions draft provisions in their entirety.
823.52		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1	Oppose	Delete all of the financial contributions draft provisions in their entirety.

		Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities		
823.53		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.2 - 6.10A.4.1.2 Controlled activities	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.54		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Oppose	Delete all of the financial contributions draft provisions in their entirety.
823.55		7 - Transport	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.56		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.57		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.58		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Oppose	Rule 7.4.3.7(b). Delete the proposed provisions to the Transport Chapter in their entirety.
823.59		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones	Oppose	Rule 7.4.3.7(d). Delete the proposed provisions to the Transport Chapter in their entirety.

		outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design		
823.60		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.61		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.62		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Oppose	Rule 7.4.4.18(a)(vii) and advice note vii in Table 1. Delete the proposed provisions to the Transport Chapter in their entirety.
823.63		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.64		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.28 - Vehicle crossing co-location layout	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.65		7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	Table 7.5.2.1 - Minimum numbers of cycle parks required - Delete the proposed provisions to the Transport Chapter in their entirety.
823.66		7 - Transport > 7.5 - Appendices > 7.5.3 - Appendix 7.5.3 Loading areas	Oppose	Table 7.5.3.1 – Minimum numbers of loading spaces required. Delete the proposed provisions to the Transport Chapter in their entirety.
823.67		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Delete the proposed provisions to the Transport Chapter in their entirety.
823.68		8 - Subdivision, Development and Earthworks > 8.1 - Introduction	Seek Amendment	Delete, or provide a definition or explanation of the term 'development'.
823.69		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	Retain
823.70		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and	Support	Retain

		amenity > 8.2.2.7 - Policy - Urban density		
823.71		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Support	Retain
823.72		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.1 - Policy - Identification of infrastructure constraints	Seek Amendment	Delete, or provide a definition or explanation of the term 'development'.
823.73		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Seek Amendment	Delete, or provide a definition or explanation of the term 'development'.
823.74		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Oppose	Delete
823.75		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Oppose	Delete
823.76		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Oppose	Delete
823.77		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Oppose	Delete

823.78		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Oppose	8.3.1 e) and f). Delete
823.79		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Oppose	Delete
823.80		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Oppose	Delete
823.81		8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	Retain as notified.
823.82		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Support	Retain as notified.
823.83		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Delete Table 1
823.84		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Table 2 -4 Min net site areas - other zones. Retain the changes as proposed to Rule 8.6.1 Tables 2 – 5.
823.85		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Oppose	Delete
823.86		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Support	Retain as notified.
823.87		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.2 - Objective and Policies > 13.6.2.1 - Objective - Use of education facilities > 13.6.2.1.2 - Policy - Effects on neighbourhoods	Support	Adopt

823.88		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Support	Adopt
823.89		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Seek Amendment	13.6.4.1.3 RD5 - Amend rule 13.6.4.1.3 RD5, such that it is a controlled activity standard.
823.90		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.1 - Maximum site coverage	Seek Amendment	Retain the status quo, insofar that the amendments propose greater constraints on building site coverage than the status quo.
823.91		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.2 - Height in relation to boundary	Seek Amendment	Retain the status quo, insofar that the amendments propose greater constraints on building height in relation to boundaries than the status quo.
823.92		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.3 - Minimum building setback from road boundaries	Seek Amendment	Retain the status quo, insofar that the amendments propose greater building setbacks from road boundaries than the status quo.
823.93		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.4 - Minimum building setback from internal boundaries and maximum building length	Seek Amendment	The submitter opposes the amendments to the rule, to the extent that it will impose greater building setbacks from internal boundaries and/or constraints on building length, relative to the status quo. This will limit development capacity in a manner that is inconsistent with the NPS-UD.

823.94		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.5 - Maximum building height	Support	Adopt
823.95		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.6 - Landscaping	Oppose	Delete
823.96		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.5 - Rules - Matters of discretion > 13.6.5.1 - Effects on the neighbourhood	Oppose	Delete
823.97		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Seek Amendment	<p>Amend Appendix 13.6.6.2 State Integrated Schools, so that the alternative zone for:</p> <ul style="list-style-type: none"> • St Mary's School at Manchester Street is 'CCMUZ'; and • St Teresa's on Puriri Street is 'HRZ' <p>Otherwise, retain the wording in the Appendix, insofar as it relates to the alternative zoning of all other state integrated schools.</p>
823.98		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Adopt
823.99		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Adopt
823.100		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Support	Adopt
823.101		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Support	Adopt

823.102		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	Adopt
823.103		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Adopt
823.104		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	Adopt
823.105		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	Delete
823.106		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Adopt
823.107		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Delete
823.108		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Oppose	Delete
823.109		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Oppose	Delete
823.110		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High	Support	Adopt

		quality residential environments > 14.2.5.6 - Policy - Character of low density areas		
823.111		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Adopt
823.112		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Support	Adopt
823.113		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Adopt
823.114		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Adopt
823.115		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	Adopt
823.116		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Support	Adopt
823.117		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Seek Amendment	Amend to delete the words ‘,and restrict development to solely within,’.
823.118		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Support	Amend to delete the words ‘,and restrict development to solely within,’.

823.119		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Support	Adopt
823.120		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Adopt
823.121		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	14.3(f). Delete, in a manner consistent with the submission on chapter 6.1A.
823.122		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Oppose	Delete
823.123		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.124		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	14.5.2.2 c) - e). Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.125		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.126		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.127		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards >	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.

		14.5.2.15 - Garaging and carport building location		
823.128		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.129		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.130		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	14.5.2.4(c) Adopt
823.131		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Oppose	Delete rule insofar as it refers to Heritage areas.
823.132		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Oppose	Delete the rule insofar as it refers to Heritage areas.
823.133		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Oppose	Delete the rule insofar as it refers to Heritage areas.
823.134		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium	Oppose	Delete the rule insofar as it refers to Heritage areas.

		Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.10 - Outdoor living space per unit		
823.135		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Oppose	Delete the rule insofar as it refers to Heritage areas.
823.136		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Delete all new or amended provisions, to the extent that they conflict with or are less enabling than the mandatory MDRS and/or impose additional constraints relative to the status quo.
823.137		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	RD6 - RD26 - Delete, to the extent that the proposed amendments conflict with or are less enabling than the mandatory MDRS.
823.138		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend, so as to provide for a 23m maximum building height.
823.139		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Amend Rule 14.6.2.2 and Appendix 14.16.2, to align with Schedule 3A, Part 2, Density Standards (12) Height in Relation to Boundary of the Amendment Act.
823.140		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Amend Rule 14.6.2.2 and Appendix 14.16.2, to align with Schedule 3A, Part 2, Density Standards (12) Height in Relation to Boundary of the Amendment Act.
823.141		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Oppose	Delete
823.142		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Oppose	Delete

823.143		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Delete
823.144		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Delete
823.145		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	14.15.3(a) - Amend as follows: a. Whether the increased height, or reduced setbacks, or recession plane intrusion would result in buildings that do not compromise the amenity of adjacent properties planned urban built character, taking into account. The following matters of discretion apply ... [i.e. delete the balance of clause (a)]
823.146		15 - Commercial	Oppose	Insert a new and explicit policy in regards to anticipated building heights, consistent with NPS-UD policy 3.
823.147		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend Table 15.1 to reclassify Avonhead as a Local Centre (large), rather than Local Centre (small).
823.148		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	Adopt
823.149		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	Adopt
823.150		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Seek Amendment	Amend clause (a)(iv) and (vi) as follows: iv. manages adverse effects (including reverse sensitivity effects) on the <u>site and</u> surrounding environment, including effects that contribute to climate change, and

				... vi. Promotes a zoning and development framework that supports a reduction in greenhouse gas emissions.
823.151		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	Delete the amendments to clause (a) of the policy. Adopt the amendments to clause (b) of the policy.
823.152		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	Amend clause (a) of the policy as follows: a. Require new development to be well-designed and laid out by: ... viii. achieving a visually appealing attractive setting when viewed from the street and other public spaces, that embodies a human scale and fine grain, while managing effects on adjoining environments; [delete proposed clauses x-xv.] Retain the balance of the policy and amendments as proposed.
823.153		15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Seek Amendment	Amend Policy 15.2.5.1 to provide for a new catholic cathedral at one of the three sites identified in the covering submission.
823.154		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Seek Amendment	Delete the proposed amendments in clause (a)(ii).
823.155		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Seek Amendment	Delete the proposed amendments in clauses (a)(vi)-(viii).
823.156		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Oppose	Delete.
823.157		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role	Support	Adopt

		of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities		
823.158		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Seek Amendment	Delete subclauses (a)(iv)-(vi) of the policy as follows: <i>a. Encourage a built form where the usability and adaptability of sites and buildings are enhanced by:</i> <i>iv. providing dedicated pedestrian access for each activity within a development, directly accessed from the street or other publicly accessible space;</i> <i>v. providing sufficient setbacks and glazing at the street frontage; and</i> <i>vi. where residential activity is located at the ground floor, ensuring the design of development contributes to the activation of the street and other public spaces.</i>
823.159		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Seek Amendment	Delete subclauses (a)(v) and (viii) of the policy.
823.160		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	15.11.1.1 P13 (CCZ Residential activity). Delete
823.161		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Oppose	Retain the status quo in respect of Rule 15.5.1.3 RD1.
823.162		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Support	Retain the amendments as proposed.
823.163		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Support	Retain the amendments as proposed.
823.164		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	15.11.1.1 - P13 - Delete

823.165		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	<p>Rule 15.11.1.2 C1 - Amend as follows:</p> <p><i>a. Any new building, external alteration to any existing building, or the use of any part of a site not occupied by a building, for an activity listed in Rule 15.101.1.1 P1 to P17, which is:</i></p> <p><i>i. within the Central City Core area 28m or less in height; and</i></p> <p><i>ii. visible from a publicly owned and accessible space; and</i></p> <p><i>iii. meets the following built form standards:-</i></p> <p><i>A. Rule 15.11.2.3 Sunlight and outlook for the street; and/or</i></p> <p><i>B. Rule 15.11.2.12 Maximum road wall height;</i></p> <p><i>iv. iii. is certified by a qualified expert on a Council approved list as meeting each of the urban design provisions/ outcomes...</i></p>
823.166		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Retain the status quo in respect of Rule 15.11.1.3 RD5.
823.167		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Rule 15.11.1.3 RD11 - Delete
823.168		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Oppose	Delete Rule 15.11.1.4 D1 in its entirety.
823.169		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	Adopt
823.170		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone >	Support	Adopt

		15.11.2.9 - Sunlight and outlook at boundary with a residential zone		
823.171		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Delete rule 15.11.2.11 in its entirety.
823.172		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Delete Rule 15.11.2.12 in its entirety.
823.173		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Delete Rule 15.11.2.14 in its entirety.
823.174		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Delete Rule 15.11.2.15 in its entirety.
823.175		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Delete Rule 15.11.2.16 in its entirety.
823.176		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Oppose	Delete Rule 15.11.2.17 in its entirety.
823.177		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	Retain the status quo in respect of Rule 15.12.1.1 P16.
823.178		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Seek Amendment	Amend Rule 15.12.1.2 C1 to include the whole of the Barbadoes Street Site, and the Manchester Street Site.

823.179		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Retain the status quo in respect of Rule 15.12.1.3 RD2.
823.180		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Delete Rule 15.12.1.3 RD4.
823.181		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Rule 15.12.1.3 RD5. Delete
823.182		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Delete Rule 15.12.1.3 RD6
823.183		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Delete the Advice note at end of 15.12.1.3.
823.184		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Seek Amendment	Retain the status quo in clause (a)(iv) – i.e. 5% rather than 10% site landscaping.
823.185		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Support	Amend Rule 15.12.2.2 as follows: <u>a. The maximum height of any building shall be 32 metres.</u> b. The maximum height of any building shall be in accordance with the height specified Unless identified on the Central City Maximum Building Height planning map the maximum height of any building shall be 32 metres.

				b. The maximum height of any building base shall be 17 metres. b. Any application arising from this rule shall not be limited or publicly notified
823.186		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Oppose	Delete Rule 15.12.2.9 in its entirety.
823.187		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Oppose	Delete Rule 15.12.2.10 in its entirety.
823.188		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Oppose	Delete Rule 15.12.2.11 in its entirety.
823.189		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Oppose	Delete Rule 15.12.2.12 in its entirety.
823.190		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	Delete activity standard (a) from Rule 15.13.1.1 P3, as follows: a. Outside the Health Precinct and/or the Innovation Precinct: i. Where office activities or commercial services are proposed on a site, individual tenancies shall not exceed 450m ² of GLFA; and ii. The total area used for office activities and/or commercial services shall not exceed 450m² of GLFA per site, or 450m² of GLFA per 500m² of land area; whichever is greater. This limit may be exceeded where office activities and/or commercial services form part of a mixed use development comprising residential activities, in which case the office activities and commercial services collectively shall not exceed 50% of the GLFA of the overall development.
823.191		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone	Oppose	Retain the status quo in respect of Rule 15.13.1.1 P13.

		(South Frame) > 15.13.1.1 - Permitted activities		
823.192		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Oppose	Delete proposed new clauses (j)-(m) in Rule 15.13.1.3 RD5.
823.193		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Delete rule 15.13.2.1 as proposed and replace with the following: <u>15.13.2.1 Building height</u> <u>a. The maximum height of any building shall be 32 metres.</u> <u>b. Any application arising from this rule shall not be limited or publicly notified.</u>
823.194		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Oppose	Retain the status quo in respect of Rule 15.13.2.10.
823.195		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Oppose	Delete Rule 15.12.2.10 in its entirety.
823.196		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Oppose	Delete Rule 15.12.2.11 in its entirety.
823.197		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Oppose	Delete Rule 15.12.2.12 in its entirety.

823.198		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Oppose	Retain the status quo in respect of Rule 15.14.3.1 (and delete the proposed assessment matters in clause (b) in their entirety).
823.199		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Oppose	Delete Rule 15.14.3.35 in its entirety.
823.200		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Oppose	Delete Rule 15.14.3.36 in its entirety.
823.201		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Oppose	Delete Rule 15.14.3.37 in its entirety.
823.202		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.2 - Buildings at 136 Barbadoes Street	Support	Retain as notified, noting some consequential amendments might be required to the rule title given other submission points sought.
823.203		15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	Insert an equivalent Rule 15.12.1.2 C1 in the City Centre Zone, for the Armagh Street Site.
823.204		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	Insert an equivalent Rule 15.12.1.2 C1 in the City Centre Zone, for the Armagh Street Site.
823.205		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the planning maps by rezoning the land identified adjacent to Our Lady of the Assumption school in Sparks Road, Hoon Hay [pictured in the original submission, page 84] as SPS (with a consequential change to Appendix 13.6.6.2 made, to identify an underlying zoning of MRZ).

823.206		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the planning maps to identify a Brownfield Precinct overlay, over the Industrial General zoned school site [2 Lydia Street, Papanui] ; and delete the Industrial Interface overlay for those properties with frontage to Northcote Road or Lydia Street.
823.207		19 - Planning Maps > 19.3 - Commercial Zoning	Support	Retain the SPS and CCMUZ zoning of the land at 136 Barbadoes Street [identified in original submission], but delete the heritage listing/outline from the planning maps.
823.208		19 - Planning Maps > 19.10 - Any other zones	Support	Retain the SPS and CCMUZ zoning of the land at 136 Barbadoes Street [identified in original submission], but delete the heritage listing/outline from the planning maps.
823.209		19 - Planning Maps > 19.10 - Any other zones	Support	Retain the Special Purpose School zoning of the land at 373-375 Manchester Street [identified in original submission].
823.210		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Oppose	Delete Rule 15.14.3.39 in its entirety.
823.211		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Oppose	Delete Rule 15.14.3.38 in its entirety.
823.212		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Delete the definition of 'Neutral building or site'.
823.213		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Delete the definition of 'Intrusive building or site'.
823.214		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Delete definition of 'Heritage Building Code works'.
823.215		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Delete definition of 'Heritage setting'.
823.216		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	Delete Rule 14.5.3.1.3 Area-specific restricted discretionary activities.
823.217		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies >	Oppose	Delete Policy 9.3.2.2.2 Identification, assessment and scheduling of heritage areas.

		9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas		
823.218		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	Retain status quo.
823.219		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	Retain status quo.
823.220		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Retain status quo.
823.221		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Oppose	Delete all references to heritage areas in Rule 9.3.3 "How to interpret and apply the rules".
823.222		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Delete all references to heritage areas within rule 9.3.4, including (and in particular) rules RD6-RD8.
823.223		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Retain status quo for 9.3.6.1(a).
823.224		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Delete proposed 9.3.6.1(p).
823.225		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Delete proposed rule 9.3.6.4.

823.226		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	Delete proposed rule 9.3.6.5.
823.227		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Oppose	Delete proposed rule 9.3.6.6.
823.228		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Delete Heritage Item 390 and Heritage Setting 287 regarding 32 Armagh Street from Appendix 9.3.7.2.
823.229		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Retain status quo.
823.230		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Oppose	Retain status quo.
823.231		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Oppose	Delete Appendix 9.3.7.7.
823.232		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Oppose	Delete Appendix 9.3.7.8
823.233		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential	Oppose	Delete Appendix 9.3.7.9

		Heritage Areas - Interface Sites and Character Area Overlap Maps		
823.234		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Amend the planning maps applying to the land bounded by Oxford Terrace, Manchester Street, Armagh Street, and Colombo Street, as follows [map of area shown in original submission]: a. Delete the extent of the heritage setting for New Regent Street (being heritage setting 336 associated with heritage item 404 in Appendix 9.3.7.2 schedule), so that it ends at the southern most edge of Armagh Street, being where New Regent Street meets Armagh Street. b. Delete the Central City Heritage Interface overlay.
823.235		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Retain the SPS and CCMUZ zoning of the land at 136 Barbadoes Street [identified in original submission], but delete the heritage listing/outline from the planning maps.

Carter Group Limited

Submitter 824

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
824.15		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	amend definition of alteration to the status quo [inferred amend to operative plan definition]
824.21		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose the definition for Contributory Building. Seek that this is deleted.
824.23		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose definition of Defining Building. Seek that it is deleted.
824.24		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	amend definition of demolition to the status quo [infers seeking to amend to operative plan definition]

824.34		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	amend definition of heritage setting to the status quo [infers seeking to amend to operative plan definition]
824.35		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Retain the definition for Heritage Building Code works as notified.
824.37		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose definition of Intrusive building or site. Seek that it is deleted.
824.38		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Oppose definition for Neutral building or site. Seek that it is deleted.
824.42		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Retain the definition of Reconstruction as notified.
824.43		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	amend definition of relocation to the status quo [infers seeking to amend to operative plan definition]
824.44		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Retain the definition for Repairs as notified.
824.45		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Oppose new definition of Residential unit. Seek that the original definition is retained.
824.46		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Retain the definition for Restoration as notified.
824.107		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Seek Amendment	Oppose Policy 9.3.2.2.3. Seek that the original policy is retained.
824.108		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Seek Amendment	Oppose Policy 9.3.2.2.5. Seek that the original policy is retained.
824.109		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	Oppose Policy 9.3.2.2.8. Seek that the original policy is retained.
824.110		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Oppose	Oppose 9.3.3. Seek that all references to heritage areas are deleted.
824.111		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Oppose Rules in 9.3.4. Seek that all references to heritage areas within rule 9.3.4, including (and in particular) rules RD6-RD8 are deleted.
824.112		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Seek Amendment	amend to retain status quo for 9.3.6.1 (a) [inferred operative plan matter of discretion]

824.113		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Seek Amendment	amend to retain status quo for 9.3.6.1 (p) [inferred operative plan matter of discretion]
824.114		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose Rule 9.3.6.4. Seek that it is deleted.
824.115		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	Oppose 9.3.6.5. Seek that these matters of discretion are deleted.
824.116		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Oppose	Oppose 9.3.6.6. Seek that it is deleted.
824.117		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Delete Heritage Item 390 and Heritage Setting 287 regarding 32 Armagh Street from Appendix 9.3.7.2.
824.118		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Oppose 9.3.7.3. Seek that the original appendix is retained.
824.119		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Seek Amendment	Oppose 9.3.7.4. Seek that the original Appendix is retained.
824.120		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Oppose	Oppose 9.3.7.7. Seek that this is deleted.
824.121		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Oppose	Oppose 9.3.7.8. Seek that this is deleted.
824.122		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Oppose 9.3.7.9. Seek that this be deleted.
824.123		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	delete 8.6.1 minimum site area and dimension
824.124		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Support	retain 8.9 as proposed

824.125		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	delete policy 9.3.2.2.2
824.126		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	delete rule 14.5.3.1.3.
824.127		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Oppose	delete rule 14.5.3.1.2
824.128		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	delete rule 15.11.1.3.
824.129		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	delete rule 15.11.2.11

Church Property Trustess

Submitter 825

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
825.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	[Retain status quo with regard to the definition of 'Alteration'].
825.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	[Retain status quo with regard to the definition of 'Demolition'].
825.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	[Retain status quo with regard to the definition of 'Heritage setting'].
825.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	[Retain status quo with regard to Policy 9.3.2.2.8- Demolition of scheduled historic heritage]. -
825.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Retain status quo for 9.3.6.1(a).

825.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Delete Heritage Item 465 and Heritage Setting 220 regarding 65 Riccarton Road from Appendix 9.3.7.2.
825.7		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Delete Heritage Item 465 and Heritage Setting 220 regarding 65 Riccarton Road from Appendix 9.3.7.2.
825.8		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Oppose	[Retain the status quo with regard to Appendix 9.3.7.4 Heritage item and heritage setting exemptions].

LMM Investments 2012 Limited

Submitter 826

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
826.1		19 - Planning Maps > 19.1 - MRZ Zoning	Not Stated	LMM consider that the site is appropriate for rezoning to Medium Density ResidentialZone (MDRZ) including an appropriate ODP and associated amendments to the policy and rule framework to give effect to the relief sought. [Site referred to is Whisper Creek Golf Resort land zoned Specific Purpose (Golf Resort) Zone]
826.2		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Oppose	LMM seeks that the Tsunami Management Area, and related provisions, be deleted in their entirety. In the alternative, if the Tsunami Management Area is retained there needs to be: more focussed site-by-site assessments that reflect site specific considerations and mitigation; and a clear policy pathway for on-site mitigation.
826.3		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Seek Amendment	In the alternative, if the TMA is retained there needs to be: <ol style="list-style-type: none"> 1. more focussed site-by-site assessments that reflect site specific considerations and mitigation; and 2. a clear policy pathway for on-site mitigation.

826.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	The proposed financial contributions policy should be deleted in its entirety.
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MGZ Investments Limited

Submitter 827

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
827.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Approve plan change in line with NPS-UD
827.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Approve plan change in line with NPS-UD
827.3		19 - Planning Maps > 19.1 - MRZ Zoning	Support	Approve plan change in line with NPS-UD
827.4		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Approve plan change in line with NPS-UD
827.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone 65 Parkston Avenue, Ilam and surrounding area from Medium Density to High Density.
827.6		20 - All of Plan	Seek Amendment	reject, refuse, or otherwise decline the Qualifying Matters that do not align with that directed by the Central Government through the Amendment Act.
827.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	reject, refuse, or otherwise decline the Qualifying Matters that do not align with that directed by the Central Government through the Amendment Act.
827.8		20 - All of Plan	Support	The submitter seeks that the NPS-UD is properly and fully given effect to through the provisions and zoning of PC14 through the intensification of development through enabling plan provisions and an increase in development capacity for residential and business use across the district.
827.9		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Rezone 65 Parkston Avenue, Ilam and surrounding area from Medium Density to High Density.

Kiwi Rail

Submitter 829

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
829.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards	Seek Amendment	<p>Amend Rule 6.1.7.2 to include the following vibration standard:</p> <p>NOISE-RX- Permitted Activity</p> <p><u>Indoor railway vibration</u></p> <ol style="list-style-type: none"> 1. <u>Any new buildings or alterations to existing buildings containing a noise sensitive activity, within 60 metres of the boundary of any railway network, must be protected from vibration arising from the nearby rail corridor.</u> 2. <u>Compliance with standard 1 above shall be achieved by a report submitted to the council demonstrating compliance with the following matters:</u> <p><u>(a) the new building or alteration or an existing building is designed, constructed and maintained to achieve rail vibration levels not exceeding 0.3 mm/s vw,95 or</u></p> <p><u>(b) the new building or alteration to an existing building is a single-storey framed residential building with:</u></p> <ol style="list-style-type: none"> i. <u>a constant level floor slab on a full surface vibration isolation bearing with natural frequency not exceeding 10 Hz, installed in accordance with the supplier's instructions and recommendations; and</u> ii. <u>vibration isolation separating the sides of the floor slab from the ground; and</u> iii. <u>no rigid connections between the building and the ground.</u> <p><u>Matters of discretion</u></p> <p><u>(a) location of the building;</u></p>

				<p><u>(b) the effects of any non-compliance with the activity specific standards;</u> <u>(c) special topographical, building features or ground conditions which will mitigate vibration impacts;</u></p> <p><u>(c) the outcome of any consultation with KiwiRail.</u></p> <p>-</p>
829.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	Retain identification of the NZ Rail Network as a qualifying matter.
829.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density	Support	Retain the identification of of the NZ Rail Network as a qualifying matter.

		Transition Zone > 14.4.2 - Built form standards > 14.4.2.7 - Minimum building setbacks from internal boundaries		
829.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Retain the identification of the NZ Rail Network as a qualifying matter.
829.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 -	Support	Retain the identification of the NZ Rail Network as a qualifying matter.

		Built form standards > 14.5.2.7 - Minimum building setbacks		
829.6		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Support	Retain the identification of the NZ Rail Network as a qualifying matter.
829.7		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.4 - Minimum building setback from side	Support	Retain the identification of the NZ Rail Network as a qualifying matter.

		and rear internal boundaries and railway lines				
829.8		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Support	Retain the identification of the NZ Rail Network as a qualifying matter.		
829.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<div>Amend Rule 14.5.2.7 as follows:</div> <table><tr><td>14.5 Rules – Residential Medium Density Residential Zone</td><td>14.5.2.7 Minimum building setbacks from internal boundaries and railway lines a. The minimum building setback from internal boundaries shall be: ... vi. v. Buildings, balconies and decks on sites adjacent to or abutting a designated rail corridor 4.5 metres from the rail corridor boundary</td></tr></table>	14.5 Rules – Residential Medium Density Residential Zone	14.5.2.7 Minimum building setbacks from internal boundaries and railway lines a. The minimum building setback from internal boundaries shall be: ... vi. v. Buildings, balconies and decks on sites adjacent to or abutting a designated rail corridor 4.5 metres from the rail corridor boundary
14.5 Rules – Residential Medium Density Residential Zone	14.5.2.7 Minimum building setbacks from internal boundaries and railway lines a. The minimum building setback from internal boundaries shall be: ... vi. v. Buildings, balconies and decks on sites adjacent to or abutting a designated rail corridor 4.5 metres from the rail corridor boundary					

829.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amend ment	Amend RD12 as follows: <table><tr><td>14.5.1.3 Restricted discretionary activities</td><td>RD12. Buildings that do not meet Rule 14.5.2.7(v) relating to rail corridor boundary setbacks The Council's discretion shall be limited to the following matters: a. Whether the reduced setback from the rail corridor will enable buildings to be maintained without requiring access above, over, or on the rail corridor <u>while providing for the safe and efficient operation of the rail network.</u></td></tr></table>	14.5.1.3 Restricted discretionary activities	RD12. Buildings that do not meet Rule 14.5.2.7(v) relating to rail corridor boundary setbacks The Council's discretion shall be limited to the following matters: a. Whether the reduced setback from the rail corridor will enable buildings to be maintained without requiring access above, over, or on the rail corridor <u>while providing for the safe and efficient operation of the rail network.</u>
14.5.1.3 Restricted discretionary activities	RD12. Buildings that do not meet Rule 14.5.2.7(v) relating to rail corridor boundary setbacks The Council's discretion shall be limited to the following matters: a. Whether the reduced setback from the rail corridor will enable buildings to be maintained without requiring access above, over, or on the rail corridor <u>while providing for the safe and efficient operation of the rail network.</u>					
829.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amend ment	Amend Rule 14.6.2.3 as follows: <table><tr><td>14.6 Rules – <u>High Density Residential</u> Central City Zone</td><td>14.6.2.3 Road boundary building Setbacks <u>a. Buildings must be set back from the relevant boundary by the minimum depth listed below:</u> <u>i. Front: 1.5 metres</u> <u>ii. Side: 1 metre</u> <u>iii. Rear: 1 metre (excluded on corner sites)</u> <u>(iv). Rail corridor boundary: 5 metres</u></td></tr></table>	14.6 Rules – <u>High Density Residential</u> Central City Zone	14.6.2.3 Road boundary building Setbacks <u>a. Buildings must be set back from the relevant boundary by the minimum depth listed below:</u> <u>i. Front: 1.5 metres</u> <u>ii. Side: 1 metre</u> <u>iii. Rear: 1 metre (excluded on corner sites)</u> <u>(iv). Rail corridor boundary: 5 metres</u>
14.6 Rules – <u>High Density Residential</u> Central City Zone	14.6.2.3 Road boundary building Setbacks <u>a. Buildings must be set back from the relevant boundary by the minimum depth listed below:</u> <u>i. Front: 1.5 metres</u> <u>ii. Side: 1 metre</u> <u>iii. Rear: 1 metre (excluded on corner sites)</u> <u>(iv). Rail corridor boundary: 5 metres</u>					
829.12		14 - Residential > 14.6 - Rules - High Density Residential	Seek Amend ment	Amend RD10 as follows:		

		Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities		<p>14.6.1.3 Restricted discretionary activities</p> <p>RD10</p> <p>a. Buildings that do not meet Rule 14.6.2.3 – Setbacks.</p> <p>b. Any application arising from Rule 14.6.2.3.a.i shall not be limited or publicly notified.</p> <p>c. Any application arising from this rule, for up to three residential units per site shall not be publicly notified.</p>	
				<p><u>d. Any application arising from this rule shall be publicly notified and shall be referred to KiwiRail (absent its consent).</u></p> <p>The Council's discretion shall be exercised in the following matters:</p> <p>a. Impacts on neighboring properties.</p> <p>14.15.3.a</p> <p><u>b. Whether the reduction of the rail corridor will enable building to be constructed without requiring access to the rail corridor while providing for the efficient operation of the rail corridor.</u></p>	

829.13		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.8 - Minimum building setback from railway corridor outside the Central City	Seek Amendment	<div>Amend Rule 15.6.2.8 as follows:</div> <table><tr><td>15.56.2 Built form standards – Commercial Local Neighbourhood Centre Zone</td><td>15.56.2.8 Minimum building setback from railway corridor outside the Central City a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.</td></tr></table>	15.56.2 Built form standards – Commercial Local Neighbourhood Centre Zone	15.56.2.8 Minimum building setback from railway corridor outside the Central City a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.
15.56.2 Built form standards – Commercial Local Neighbourhood Centre Zone	15.56.2.8 Minimum building setback from railway corridor outside the Central City a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.					
829.14		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.5 - Minimum building setbacks from	Seek Amendment	Retain the identification of the NZ Rail Network as a qualifying matter.		

		internal boundaries and railway lines				
829.15		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.9 - Minimum building setback from railway corridor	Seek Amendment	<div>Amend Rule 15.4.2.9 as follows:</div> <table><tr><td>15.4 Rules – Commercial Core <u>Town Centre</u> Zone</td><td>15.4.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4<u>5</u> metres.</td></tr></table>	15.4 Rules – Commercial Core <u>Town Centre</u> Zone	15.4.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 <u>5</u> metres.
15.4 Rules – Commercial Core <u>Town Centre</u> Zone	15.4.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 <u>5</u> metres.					
829.16		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.9 -	Seek Amendment	<div>Amend Rule 15.5.2.9 as follows:</div> <table><tr><td>15.4<u>5</u>.2 – Built form standards – Commercial Core <u>Local Centre</u> Zone</td><td>15.4<u>5</u>.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4<u>5</u> metres.</td></tr></table>	15.4 <u>5</u> .2 – Built form standards – Commercial Core <u>Local Centre</u> Zone	15.4<u>5</u>.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 <u>5</u> metres.
15.4 <u>5</u> .2 – Built form standards – Commercial Core <u>Local Centre</u> Zone	15.4<u>5</u>.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 <u>5</u> metres.					

		Minimum building setback from railway corridor				
829.17		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.8 - Minimum building setback from railway corridor	Seek Amendment	<div>Amend Rule 15.7.2.8 as follows:</div> <table><tr><td>15.67.2 Built form standards – Commercial Banks Peninsula Zone</td><td>15.67.2.8 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.</td></tr></table>	15.67.2 Built form standards – Commercial Banks Peninsula Zone	15.67.2.8 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.
15.67.2 Built form standards – Commercial Banks Peninsula Zone	15.67.2.8 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.					
829.18		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards -	Seek Amendment	<div>Amend Rule 15.8.2.8 as follows:</div> <table><tr><td>15.78.2 Built form standards – Commercial Retail Park <u>Large Format Retail</u> Zone</td><td>15.78.2.8 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.</td></tr></table>	15.78.2 Built form standards – Commercial Retail Park <u>Large Format Retail</u> Zone	15.78.2.8 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.
15.78.2 Built form standards – Commercial Retail Park <u>Large Format Retail</u> Zone	15.78.2.8 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 4 5 metres.					

		Large Format Retail Zone > 15.8.2.8 - Minimum building setback from railway corridor				
829.19		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.9 - Minimum building setback from railway corridor	Seek Amendment	<div>Amend Rule 15.9.2.9 as follows:</div> <table><tr><td>15.89.2 Built form standards – Commercial Office Zone</td><td>15.89.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 45 metres.</td></tr></table>	15.89.2 Built form standards – Commercial Office Zone	15.89.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 45 metres.
15.89.2 Built form standards – Commercial Office Zone	15.89.2.9 Minimum building setback from railway corridor a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 45 metres.					
829.20		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 -	Seek Amendment	Amend Rule 15.10.2.8 as follows:		

		Built form standards - Mixed Use Zone > 15.10.2.8 - Minimum building setback from railway corridor		<div> <div>15.910.2 Built form standards – Commercial Mixed Use Zone</div> <div>15.910.2.8 Minimum building setback from railway corridor</div> <div>a. For sites adjacent to or abutting the railway line, the minimum building setback for buildings, balconies and decks from the rail corridor boundary shall be 45 metres.</div> </div>
829.21		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.10 - Minimum building setback from the railway corridor	Seek Amendment	<p>Amend 15.14.3.10 as follows:</p> <div> <div>15.1314.3 Matters of discretion for built form standards</div> <div>15.1314.3.10 Minimum building setback from the railway corridor</div> <div>a. Whether the reduced setback from the rail corridor will enable buildings to be maintained without requiring access above, over, or on the rail corridor, <u>while providing for the safe and efficient operation of the rail network.</u></div> </div>
829.22		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 -	Support	Retain identification of the NZ Rail Network as a qualifying matter.

		6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters		
829.23		19 - Planning Maps > 19.9 - Any other QMs	Support	Retain identification of the NZ Rail Network as a qualifying matter.

Catherine Gallagher

Submitter 830

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
830.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Limit [the extent of] the High Density Residential Zone to north from Merivale centre to Heaton Street / Innes Road, and south from Papanui commercial centre to Blighs Road, and not extending the High Density Residential Zone along that stretch of Papanui Road through the Strowan suburb.

Anthony Gallagher

Submitter 831

Original Submission Number	Further Submission No	Provision	Position	Decision Requested

831.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Limit[the extent of] the High Density Residential Zone north from Merivale centre to Heaton Street / InnesRoad, and south from Papanui commercial centre to Blighs Road and not extending the High Density Residential Zone along this stretch of Papanui Road through the Strowan suburb.
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Finn Jackson

Submitter 832

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
832.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
832.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
832.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
832.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
832.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
832.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
832.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
832.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

832.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
832.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
832.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.
832.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
832.13		20 - All of Plan	Seek Amendment	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
832.14		14 - Residential	Seek Amendment	Seek amendments to residential zoning to make some or all corner sites in residential areas rezoned to a new residential mixed use zone.
832.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Seek amendments to include additional requirements for permeable surfaces in dense areas to prevent flooding.
832.16		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	Seek amendments to include additional requirements for permeable surfaces in dense areas to prevent flooding.

Andrew Kyle

Submitter 833

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
833.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	That the 50dBA air noise contour be excluded from becoming a Qualifying Matter.
833.2		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	That the 50dBA air noise contour be excluded from becoming a Qualifying Matter.

Kāinga Ora – Homes and Communities

Submitter 834

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
834.1		3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Seek Amendment	1. Amend clause (a)(ii) as follows: Ngāi Tahu mana whenua's aspirations to actively participate priorities for their well-being and prosperity are recognised and provided for in the revitalisation of Ōtautahi, <u>including the provision of Papakāinga/Kāinga Nohoanga</u> are recognised ; and
834.2		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Support	Support the proposed reference to Papakāinga/Kāinga Nohoanga as a new clause (b)(ii).
834.3		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	2. Retain the objective as notified, except for: Delete clause (a)(i)(A) Contrasting building clusters within the cityscape and the wider perspective of the Te Poho o Tamatea/the Port Hills and Canterbury plains; and Amend clause (a)(E)(iii) as follows: 1. The cultural traditions and norms of Ngāi Tahu mana whenua, <u>including the provision of Papakāinga/Kāinga Nohoanga</u> 2. Update clause numbering.
834.4		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	Amend clause (a)(E)(iii) as follows: 1. The cultural traditions and norms of Ngāi Tahu mana whenua, <u>including the provision of Papakāinga/Kāinga Nohoanga</u> 2. Update clause numbering.

834.5		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	<p>1. Retain objective as notified, except for the deletion of existing clause(a)(ii):</p> <p>Has its areas of special character and amenity value identified and their specifically recognised values appropriately managed; and</p> <p>2. Amend clause (a)(iv.)(A) as follows:</p> <p><u>in and around the Central City, Key Activity Centres (as identified in the Canterbury Regional Policy Statement), Town Centre, and larger Local neighbourhood centres, and nodes of core public transport routes; and</u></p>
834.6		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	<p>Delete proposed clause (a)(ii)(E):</p> <p>Tree canopy cover in areas of residential activity that maintains and enhances the city's biodiversity and amenity, sequesters carbon, reduces stormwater runoff, and mitigates heat island effects; and</p>
834.7		3 - Strategic Directions > 3.3 - Objectives > 3.3.13 - Objective - Infrastructure	Oppose	Delete clause (b.)(iii.).
834.8		6 - General Rules and Procedures	Support	<p>6.1A qualifying matters</p> <p>1. Retain the Sites of Ecological Significance qualifying matter.</p> <p>2. Retain the Outstanding and Significant Natural Features qualifying matter.</p> <p>3. Retain the Sites of Cultural Significance qualifying matter.</p>
834.9		9 - Natural and Cultural Heritage > 9.1 - Indigenous Biodiversity and Ecosystems > 9.1.4 - Rules > 9.1.4.1 - Activity status tables > 9.1.4.1.1 - Permitted activities	Support	<p>1. Retain the Sites of Ecological Significance qualifying matter.</p> <p>2. Retain the Outstanding and Significant Natural Features qualifying matter.</p> <p>3. Retain the Sites of Cultural Significance qualifying matter.</p>
834.10		9 - Natural and Cultural Heritage > 9.1 - Indigenous Biodiversity and Ecosystems > 9.1.4 - Rules > 9.1.4.1 - Activity status tables > 9.1.4.1.3 - Restricted discretionary activities	Support	<p>1. Retain the Sites of Ecological Significance qualifying matter.</p> <p>2. Retain the Outstanding and Significant Natural Features qualifying matter</p> <p>3. Retain the Sites of Cultural Significance qualifying matter.</p>

834.11		9 - Natural and Cultural Heritage > 9.1 - Indigenous Biodiversity and Ecosystems > 9.1.4 - Rules > 9.1.4.1 - Activity status tables > 9.1.4.1.5 - Non-complying activities	Support	<p>1. Retain the Sites of EcologicalSignificance qualifying matter.</p> <p>2. Retain the Outstanding andSignificant Natural Featuresqualifying matter.</p> <p>3. Retain the Sites of CulturalSignificance qualifying matter.</p>
834.12		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Support	<p>RD 11 Subdivision of land</p> <p>1. Retain the Sites of EcologicalSignificance qualifying matter.</p> <p>2. Retain the Outstanding andSignificant Natural Featuresqualifying matter.</p> <p>3. Retain the Sites of CulturalSignificance qualifying matter.</p>
834.13		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.3 - Restricted discretionary activities	Support	<p>RD5 Earthworks</p> <p>1. Retain the Sites of EcologicalSignificance qualifying matter.</p> <p>2. Retain the Outstanding andSignificant Natural Featuresqualifying matter.</p> <p>3. Retain the Sites of CulturalSignificance qualifying matter.</p>
834.14		9 - Natural and Cultural Heritage > 9.2 - Landscapes and Natural Character > 9.2.4 - Rules - Landscape overlays - outstanding natural features and landscapes > 9.2.4.1 - Activity status table	Support	<p>1. Retain the Sites of EcologicalSignificance qualifying matter.</p> <p>2. Retain the Outstanding andSignificant Natural Featuresqualifying matter.</p> <p>3. Retain the Sites of CulturalSignificance qualifying matter.</p>
834.15		9 - Natural and Cultural Heritage > 9.5 - Ngai Tahu values and the natural environment > 9.5.4 - Rules > 9.5.4.1 - Activity status tables > 9.5.4.1.3 - Restricted discretionary activities - Wahi Tapu / Wahi Taonga	Support	<p>1. Retain the Sites of EcologicalSignificance qualifying matter.</p> <p>2. Retain the Outstanding andSignificant Natural Featuresqualifying matter.</p> <p>3. Retain the Sites of CulturalSignificance qualifying matter.</p>
834.16		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 -	Support	<p>1. Retain the Sites of EcologicalSignificance qualifying matter.</p> <p>2. Retain the Outstanding andSignificant Natural Featuresqualifying matter.</p>

		Restricted discretionary activities		3. Retain the Sites of CulturalSignificance qualifying matter
834.17		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.3 - Restricted discretionary activities	Support	1. Retain the Sites of EcologicalSignificance qualifying matter. 2. Retain the Outstanding andSignificant Natural Featuresqualifying matter. 3. Retain the Sites of CulturalSignificance qualifying matter.
834.18		6 - General Rules and Procedures	Support	6.1A qualifying matters Table 1 Retain the Slope Hazard Areas qualifyingmatter.
834.19		5 - Natural Hazards > 5.6 - Rules - Slope instability > 5.6.1 - Activity status for Slope Instability Management Areas	Support	Retain the Slop Hazard area qualifying matter.
834.20		6 - General Rules and Procedures	Seek Amendment	6.1 A Qualifying matters 1. Amend the provisions to remove /delete the mapped HazardManagement Areas from within theDistrict Plan and instead hold thisinformation in non-statutory GISmaps. 2. Reduce the Tsunami ManagementArea to a 1:100 year hazard. 3. Amend and make consequentialchanges to give effect to thissubmission.
834.21		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.5 - Activities and earthworks in the Flood Ponding Management Area	Seek Amendment	1. Amend the provisions to remove /delete the mapped HazardManagement Areas from within theDistrict Plan and instead hold thisinformation in non-statutory GISmaps. 2. Reduce the Tsunami ManagementArea to a 1:100 year hazard. 3. Amend and make consequentialchanges to give effect to thissubmission.
834.22		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Seek Amendment	1. Amend the provisions to remove /delete the mapped HazardManagement Areas from within theDistrict Plan and instead hold thisinformation in non-statutory GISmaps. 2. Reduce the Tsunami ManagementArea to a 1:100 year hazard. 3. Amend and make consequentialchanges to give effect to thissubmission.

834.23		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Seek Amendment	<p>5.2.2.5.1 Managing development in Qualifying matter coastal hazard Management Areas 5.4A1-5.4A6 Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area.</p> <p>1. Amend the provisions to remove /delete the mapped Hazard Management Areas from within the District Plan and instead hold this information in non-statutory GIS maps.</p> <p>2. Reduce the Tsunami Management Area to a 1:100 year hazard.</p> <p>3. Amend and make consequential changes to give effect to this submission.</p>
834.24		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	<p>1. Amend the provisions to remove /delete the mapped Hazard Management Areas from within the District Plan and instead hold this information in non-statutory GIS maps.</p> <p>2. Reduce the Tsunami Management Area to a 1:100 year hazard.</p> <p>3. Amend and make consequential changes to give effect to this submission.</p>
834.25		6 - General Rules and Procedures	Seek Amendment	6.1A 1. Retain Significant and Other Tree Qualifying Matter.
834.26		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Seek Amendment	<p>1. Retain Significant and Other Tree Qualifying Matter.</p> <p>2. Amend Rule 9.4.4.1.1 P12 as follows:</p> <p>Rule 9.4.4.1.1 P12 - Activities shall be undertaken by, or under the supervision of, a works arborist. employed or contracted by the Council or a network utility operator.</p>
834.27		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.2 - Controlled activities	Support	1. Retain Significant and Other Tree Qualifying Matter.
834.28		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Support	RD1-RD8 1. Retain Significant and Other Tree Qualifying Matter.

834.29		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.4 - Discretionary activities	Support	1. Retain Significant and Other TreeQualifying Matter.
834.30		6 - General Rules and Procedures	Seek Amendment	Remove 'Environmental AssetWaterways' and 'Network Waterways' asqualifying matter, unless a site by siteassessment has been undertaken thatdemonstrates why development that isotherwise permitted under MDRS isinappropriate.
834.31		6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.4 - Rules - Activity status tables - City and Settlement Water Body Setbacks	Seek Amendment	6.6.4 City and Settlement Water Body Setbacks 6.6.4.1-6.6.4.4 Activities within waterbody setbacks Remove 'Environmental AssetWaterways' and 'Network Waterways' asqualifying matter, unless a site by siteassessment has been undertaken thatdemonstrates why development that isotherwise permitted under MDRS isinappropriate.
834.32		6 - General Rules and Procedures	Oppose	Delete the Open Space (recreation zone)qualifying matter and any relevantprovisions proposed in its entirety.
834.33		18 - Open Space	Oppose	18.4-18.96.1A[sic] Qualifying matters. Delete the Open Space (recreation zone)qualifying matter and any relevantprovisions proposed in its entirety.
834.34		13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone	Oppose	13.14 Specific Purpose(Ōtākaro Avon River Corridor)Zone – All provisions, includingAppendix 13.14.6.2 specifyingalternative zone provisionsapplicable to privately ownedproperties within the zone. Delete the Open Space (recreation zone)qualifying matter and any relevantprovisions proposed in its entirety
834.35		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.3 - Area specific rules - Town Centre Zone (Belfast/Northwood) Outline Development Plan area > 15.4.3.2 - Area-specific built form standards - Town Centre Zone (Belfast/ Northwood) Outline Development Plan	Oppose	Delete the Open Space (recreation zone)qualifying matter and any relevantprovisions proposed in its entirety.

		area > 15.4.3.2.1 - Maximum building height		
834.36		15 - Commercial > 15.15 - Appendices > 15.15.1 - Appendix - Town Centre Zone (Belfast/Northwood) Outline Development Plan	Oppose	Delete the Open Space (recreation zone)qualifying matter and any relevantprovisions proposed in its entirety.
834.37		6 - General Rules and Procedures	Oppose	<p>6.1A Qualifying matters Residential Character areas</p> <p>1. Delete all new or extended characterareas as qualifying matters andundertake further analysis todetermine the exact values of theresources that the Council seeks tomanage in the District Plan.</p> <p>2. For existing character areas retainthe controlled activity status for newbuildings that exists in the OperativePlan - Rule 14.5.3.1.2 C114.5.3.2.3 Building height –Character Area Overlays, and14.5.3.2.5 – 14.5.3.2.14 Built formrules – Character Area Overlays.</p> <p>3. In the event that the Character Areaqualifying matter remains, explicitprovision is sought for the ability todevelop Papakāinga/KāingaNohoanga, noting that localRūnanga have purchased the formerLyttelton West School Site</p>
834.38		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.1 - Area-specific permitted activities	Seek Amendment	<p>1. Delete all new or extended characterareas as qualifying matters andundertake further analysis todetermine the exact values of theresources that the Council seeks tomanage in the District Plan.</p> <p>2. For existing character areas retainthe controlled activity status for newbuildings that exists in the OperativePlan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height –Character Area Overlays, and14.5.3.2.5 – 14.5.3.2.14 Built formrules – Character Area Overlays.</p> <p>3. In the event that the Character Areaqualifying matter remains, explicitprovision is sought for the ability todevelop Papakāinga/KāingaNohoanga, noting that localRūnanga have purchased the formerLyttelton West School Site.</p>
834.39		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density	Seek Amendment	C1 Character Area Overlays - new residential units to the rear.

		Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.2 - Area-specific controlled activities		<p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.40		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	<p>14.5.3.1.3, RD6, RD14 Area specific rules and character overlays.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.41		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Seek Amendment	<p>14.5.3.2.3 Building height - Character Area Overlays</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p>

				3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.
834.42		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	<p>14.5.3.2.5 – 14.5.3.2.14 Builtform rules – Character AreaOverlays.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.43		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Seek Amendment	<p>14.15.27 Matters of discretion- Character Area Overlays.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.44		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Seek Amendment	<p>14.8.1.1 P18 – Conversion totwo residential units –LytteltonCharacter Area.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>

834.45		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.1 - Area-specific permitted activities	Seek Amendment	<p>14.8.3.1.1 P5 – Minor residential unit in Lyttelton Character Area or Lyttelton Residential Heritage Area.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.46		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.2 - Area-specific controlled activities	Seek Amendment	<p>14.8.3.1.2 C3 – New residential unit to rear Lyttelton Character Area.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.47		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	<p>14.8.3.1.3 RD3 – Lyttelton Character Overlay – new buildings, alterations etc.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>

834.48		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	<p>14.8.3.1.3. RD5-RD7, RD9 –not meeting LytteltonCharacter Area or ResidentialHeritage Area built form rules</p> <p>14.8.3.1.3 RD8, RD10 –notmeeting Lyttelton CharacterArea built form rules.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.49		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	<p>14.8.3.1.3 RD11 - LytteltonCharacter Area or LytteltonResidential Heritage Area –not meeting minor residentialunits rules.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.50		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Seek Amendment	<p>14.8.3.2.2 –14.8.3.2.6 Builtform rules – LytteltonCharacter Area or LytteltonResidential Heritage Area.</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p>

				3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.
834.51		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Seek Amendment	<p>14.8.3.2.7 – 14.8.3.2.12 -Builtform rules – LytteltonCharacter Area only</p> <p>1. Delete all new or extended character areas as qualifying matters and undertake further analysis to determine the exact values of the resources that the Council seeks to manage in the District Plan.</p> <p>2. For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1. 14.5.3.2.3 Building height – Character Area Overlays, and 14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p> <p>3. In the event that the Character Area qualifying matter remains, explicit provision is sought for the ability to develop Papakāinga/Kāinga Nohoanga, noting that local Rūnanga have purchased the former Lyttelton West School Site.</p>
834.52		6 - General Rules and Procedures	Support	<p>6.1A Qualifying matters.Table 1 - Qualifying Matters -Provisions that may reduce thelevel of enablement of MediumDensity Residential Standardsand/or intensification enabledunder Policy 3.</p> <p>Retain Electricity Transmission Corridorsqualifying matter only to the extent of thecorridor as defined in the NES ET.</p>
834.53		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.5 - Non-complying activities	Support	<p>14.4.1.5 NC6 – NC7 NationalGrid transmission anddistribution lines.</p> <p>Retain Electricity Transmission Corridorsqualifying matter only to the extent of thecorridor as defined in the NES ET.</p>
834.54		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.5 - Non-complying activities	Support	<p>14.5.1.5 NC2 – NC3 NationalGrid transmission anddistribution lines.</p> <p>Retain Electricity Transmission Corridorsqualifying matter only to the extent of thecorridor as defined in the NES ET.</p>
834.55		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.5 - Non-complying activities	Support	<p>14.7.1.5 NC2 National Gridtransmission and distributionlines.</p> <p>Retain Electricity Transmission Corridorsqualifying matter only to the extent of thecorridor as defined in the NES ET.</p>
834.56		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 -	Support	14.12.1.5 NC1 – NC2 NationalGrid transmission anddistribution lines.

		Activity status table > 14.12.1.5 - Non-complying activities		Retain Electricity Transmission Corridorsqualifying matter only to the extent of thecorridor as defined in the NES ET.
834.57		6 - General Rules and Procedures	Oppose	Qualifying matters - Airport Noise Influence Area Delete this qualifying matter and allproposed provisions.
834.58		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	14.4.1 – 14.4.4, 14.13, 14.14Low Density ResidentialAirport Influence Zone andAirport Influence DensityPrecinct. Delete this qualifying matter and allproposed provisions
834.59		6 - General Rules and Procedures	Support	6.1A Qualifying matters Lyttelton PortInfluence Overlay Retain Lyttelton Port qualifying matter.
834.60		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities	Support	14.8.3.1.1 – 14.8.3.1.5 Areaspecific rules - Lyttelton PortInfluences Overlay Retain Lyttelton Port qualifying matter
834.61		6 - General Rules and Procedures	Oppose	6.1A Qualifying matters NZ Rail NetworkInterface Sites. Delete NZ Rail Network Interface Sitesqualifying matter
834.62		6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure	Oppose	Delete NZ Rail Network Interface Sitesqualifying matter
834.63		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	14.4.1.3 RD28 Delete NZ Rail Network Interface Sitesqualifying matter.
834.64		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built	Oppose	14.4.2.7Setback from rail corridor. Delete NZ Rail Network Interface Sitesqualifying matter.

		form standards > 14.4.2.7 - Minimum building setbacks from internal boundaries		
834.65		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	14.5.1.3 RD12 Setback from rail corridor. Delete NZ Rail Network Interface Sitesqualifying matter.
834.66		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	14.5.2.7Setback from rail corridor Delete NZ Rail Network Interface Sites qualifying matter.
834.67		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Oppose	14.8.1.3 RD16 Delete NZ Rail Network Interface Sitesqualifying matter.
834.68		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.4 - Minimum building setback from side and rear internal boundaries and railway lines	Oppose	14.8.2.4Setback from rail corridor. Delete NZ Rail Network Interface Sitesqualifying matter.
834.69		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	14.12.1.3 RD13Delete NZ Rail Network Interface Sitesqualifying matter.
834.70		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.5 - Minimum building setbacks from internal boundaries and railway lines	Oppose	14.12.2.5Setback from rail corridor. Delete NZ Rail Network Interface Sitesqualifying matter.
834.71		6 - General Rules and Procedures	Seek Amendment	6.1A Qualifying mattersTable 1 - Qualifying Matters -Provisions that may reduce thelevel of enablement of MediumDensity Residential Standardsand/or

				<p>intensification enabled under Policy 3. Radio Communication Pathways for the Justice and Emergency Services Precinct.</p> <p>Note: Table 1 in Chapter 6.1A references an abbreviation rather than the qualifying matter rule reference.</p>
834.72		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors	Support	
834.73		6 - General Rules and Procedures	Support	6.1A Qualifying matters Table 1 - Qualifying Matters - Provisions that may reduce the level of enablement of Medium Density Residential Standards and/or intensification enabled under Policy 3. Vacuum Sewer Wastewater Constraint Areas
834.74		8 - Subdivision, Development and Earthworks	Seek Amendment	<p>8.9A Waste water constraint areas</p> <p>Amend as follows: The Council's discretion shall be limited to the following matters:</p> <p><u>c. The ability to connect into any nearby non-vacuum wastewater system.</u></p> <p><u>d. The extent to which alternative waste water solutions are available that do not adversely affect the function of the Council's waste water systems.</u></p>
834.75		6 - General Rules and Procedures	Oppose	<p>6.1A Qualifying matters Table 1 - Qualifying Matters - Provisions that may reduce the level of enablement of Medium Density Residential Standards and/or intensification enabled under Policy 3. Sunlight Access</p> <p>Delete the Sunlight Access qualifying matter and all associated provisions.</p>
834.76		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	14.5.2.6 – Height in relation to boundary, Delete the Sunlight Access qualifying matter and all associated provisions.
834.77		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	14.6.2.2 – Height in relation to Boundary. Delete the Sunlight Access qualifying matter and all associated provisions.
834.78		14 - Residential > 14.15 - Rules - Matters of control and	Oppose	14.15.2 – Diagram D. Delete the Sunlight Access qualifying matter and all associated provisions.

		discretion > 14.15.2 - Site density and site coverage		
834.79		14 - Residential > 14.1 - Introduction	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ
834.80		14 - Residential > 14.2 - Objectives and Policies	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ
834.81		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ
834.82		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ.
834.83		14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ.
834.84		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Oppose	1.. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ
834.85		14 - Residential > 14.15 - Rules - Matters of control and discretion	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ
834.86		14 - Residential > 14.16 - Appendices	Oppose	1. Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions. 2. Rezone all areas subject to this QM to MRZ.
834.87		6 - General Rules and Procedures	Oppose	6.1A Qualifying matters Industrial Interface Delete the Industrial Interface Qualifying Matter and all associated provisions.
834.88		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.15 - North Halswell	Oppose	Delete the Industrial Interface Qualifying Matter and all associated provisions.
834.89		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High	Oppose	Delete the Industrial Interface Qualifying Matter and all associated provisions.

		Density Residential Zones in North Halswell		
834.90		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.17 - Additional matters - Subdivision in the Medium and High Density Residential Zones at North Halswell	Oppose	Delete the Industrial Interface Qualifying Matter and all associated provisions.
834.91		6 - General Rules and Procedures	Oppose	1. Delete the Riccarton Bush Interface Qualifying Matter and all associated provisions. 2. The existing tree setbacks in Chapter 9.4 are retained
834.92		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	1. Delete the Riccarton Bush Interface Qualifying Matter and all associated provisions. 2. The existing tree setbacks in Chapter 9.4 are retained.
834.93		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	1. Delete the Riccarton Bush Interface Qualifying Matter and all associated provisions. 2. The existing tree setbacks in Chapter 9.4 are retained.
834.94		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Support	Retain Clause (g) as notified.
834.95		6 - General Rules and Procedures	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.96		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.

		standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor		
834.97		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.98		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.99		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.10 - Minimum boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.100		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.11 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.101		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.13 - Minimum road boundary setback - Qualifying	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.

		Matter City Spine Transport Corridor		
834.102		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.103		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.104		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Oppose	Delete the Key Transport Corridors – CitySpine Qualifying Matter and all associated provisions.
834.105		6 - General Rules and Procedures	Support	Retain sites of historic heritage items and their settings (City Centre Zone) - Cathedral Square, New Regent Street, the Arts Centre
834.106		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone	Support	15.11.1.2 C2 Works at 100 Cathedral Square 15.11.1.3 RD9 Works at 100 Cathedral Square 15.11.1.3 RD11 buildings on New Regent Street, the Arts Centre, and in the Central City Heritage Qualifying Matter and Precinct. Retain sites of historic heritage items and their settings (City Centre Zone) - Cathedral Square, New Regent Street, the Arts Centre
834.107		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Support	15.11.2.11 Building height in area-specific precincts Retain sites of historic heritage items and their settings (City Centre Zone) - Cathedral Square, New Regent Street, the Arts Centre.
834.108		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.3 - Area specific rules - Town Centre Zone	Not Stated	

		(Belfast/Northwood) Outline Development Plan area > 15.4.3.2 - Area-specific built form standards - Town Centre Zone (Belfast/ Northwood) Outline Development Plan area > 15.4.3.2.1 - Maximum building height		
834.109		15 - Commercial > 15.15 - Appendices > 15.15.1 - Appendix - Town Centre Zone (Belfast/Northwood) Outline Development Plan	Not Stated	
834.110		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Seek Amendment	<p>Policy 5.2.2.5.1 – Managing development in Qualifying Matter Coastal Hazard Management Areas</p> <p>Amend the policy as follows:</p> <p>Within the following Qualifying Matters, development, subdivision and land use that would provide for intensification of any site shall be avoided, unless the risk is from coastal inundation and a site specific assessment demonstrates the risk is medium, low or very low based on thresholds defined in Table 5.2.2.5.1 below</p>
834.111		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Seek Amendment	<p>Policy 5.2.2.5.2 - Managing development within Qualifying Matter Tsunami Management Area.</p> <p>1. Amend Policy 5.2.2.5.2 as follows: Within the Tsunami Management Area Qualifying Matter, avoid discourage development, subdivision and land use that would provide for intensification of any site, unless the risk to life and property is acceptable.</p> <p>2. Alternatively the Policy framework could be retained if the geographic extent of the QM matter is better aligned with a 1:100 return period or covers an area reflective of the Tsunami Inundation area identified by the Greater Christchurch Partnership as part of its consultation on the Greater Christchurch Spatial Plan.</p>

834.112		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	<p>1. Amend the provisions to remove /delete the mapped Hazard Management Areas from within the District Plan and instead hold this information in non-statutory GIS maps.</p> <p>2. Delete all references to maps within the District Plan.</p> <p>3. Undertake any consequential amendments to zones, overlays, precincts, and qualifying matters to reflect the relief sought in the submission.</p>
834.113		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.1 - Activities and earthworks in the Flood Management Area > 5.4.1.3 - Exemptions for daylight recession planes in the Flood Management Area	Seek Amendment	<p>Exemptions for daylight recession planes in the Flood Management Area</p> <p>Amend rules as follows:</p> <p>5.4.1.3 a. For P1 and P2 in Rule 5.4.1.1, the applicable daylight recession plane in residential zones (other than in the Medium Density Residential Zone and High Density Residential Zone) shall be determined as if the ground level at the relevant boundary was the minimum floor level set in the activity specific standards in Rule 5.4.1.1, or natural ground level, whichever is higher.</p> <p>5.4.1.3 b. For P3 and P4 in Rule 5.4.1.1, the applicable daylight recession plane in residential zones <u>(other than in the Medium Density Residential Zone and High Density Residential Zone)</u> shall be determined as if the ground level at the relevant boundary was the minimum floor level specified in the Minimum Floor Level Certificate issued under Rule 5.4.1.2, or natural ground level, whichever is higher.</p> <p>5.4.1.3 c</p> <p><u>viii. Rule 14.5.2.6 Height in relation to boundary – Medium Density Residential Zone</u> <u>ix. Rule 14.6.2.2 Height in relation to boundary – High Density Residential Zone</u></p>
834.114		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	<p>5.4A Rules – Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area</p> <p>1. Delete all references in all rules in this section that refer to maps.</p> <p>2. Include a rule to provide for a Controlled Activity to subdivide within the Tsunami Management Area.</p>

				<p>3. Amend Rule 5.4A.5 NC3 as follows:</p> <p>a. Development, subdivision and land use that would provide for residential intensification of any site within the Qualifying Matter Tsunami Management Area except that permitted or controlled in Rules 14.4.1 and 14.4.2.</p> <p>4. Any consequential amendments to zones, overlays, precincts, and qualifying matters to reflect the relief sought in the submission.</p>
834.115		6 - General Rules and Procedures	Oppose	Delete Section 6.10A and all associated provisions
834.116		8 - Subdivision, Development and Earthworks > 8.3 - Administration	Oppose	Delete Section 6.10A and all associated provisions.
834.117		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Oppose	Delete Section 6.10A and all associated provisions.
834.118		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Oppose	Delete Section 6.10A and all associated provisions.
834.119		14 - Residential	Oppose	<p>Rules 14.4.2.– 14.11.2 – Residential Built Form Standards.</p> <p>Delete Section 6.10A and all associated provisions.</p>
834.120		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	<p>14.6.1.3 RD13.</p> <p>Delete Section 6.10A and all associated provisions</p>
834.121		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Delete Section 6.10A and all associated provisions.

834.122		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.1 - Policy - Design and amenity / Tohungatanga	Seek Amendment	Policy 8.2.2.1 – Recoveryactivities. Delete the policy as notified.
834.123		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Oppose	Clause 8.3.1(e)-(f) – how toapply to the rules Delete the provisions relating to the treecanopy financial contribution andassociated tree canopy rules.
834.124		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Oppose	Clause 8.3.3(b) – financialcontributions Delete the provisions relating to the treecanopy financial contribution andassociated tree canopy rules.
834.125		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Delete the provisions relating to the treecanopy financial contribution andassociated tree canopy rules
834.126		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Oppose	Delete the provisions relating to the treecanopy financial contribution andassociated tree canopy rules.
834.127		8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	Retain 8.4.1.1 as notified.
834.128		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Support	Retain C8 and C9 as notified
834.129		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity	Support	Retain RD2(c) and RD2A as notified.

		Status Tables > 8.5.1.3 - Restricted discretionary activities		
834.130		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	<p>Amend clause 8.63.1(c) as follows:</p> <p><u>The creation of vacant allotments that do not contain an existing or consented residential unit - Allotments</u> in the Medium Density (including MRZ Hills), and High Density Residential Zones, shall have accommodate a minimum dimension-shape factor of 10m 8m x 15m. <u>Within the Medium Density Residential (Residential Hills Precinct) Zone the allotment shall have a minimum dimension of 17m x 12m.</u></p> <p><u>This shape factor shall be located outside of:</u></p> <p><u>1. Land which may be subject to instability or is otherwise geotechnically unsuitable;</u></p> <p><u>2. Any existing or proposed easement areas required for access or services purposes;</u></p> <p><u>3. Network Utilities, including private and public lines.</u></p>
834.131		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	<p>Table 1 – Minimum net site area Clause (a) and (c) Table 6 – Allotments with existing or proposed buildings.</p> <p>Delete Table 1 and Table 6.</p>
834.132		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	<p>Amend Table 9(d) so the maximum volume is <u>50m³250m³ [sic] / site net fill above existing ground level</u></p>
834.133		12 - Papakainga/Kainga Nohoanga Zone > 12.4 - Rules - Maori Land > 12.4.1 - Activity status tables - Maori land	Seek Amendment	<p>Amend the Papakāinga/Kāinga Nohoanga Zone activity table and built form standards to align with the built form rules in the MRZ.</p>
834.134		12 - Papakainga/Kainga Nohoanga Zone > 12.5 - Rules - Matters of discretion - Maori Land > 12.5.1 - Internal boundary setback	Support	<p>Amend the Papakāinga/Kāinga Nohoanga Zone activity table and built form standards to align with the built form rules in the MRZ.</p>

834.135		8 - Subdivision, Development and Earthworks	Oppose	Amend the subdivision standards for the Papakāinga/ Kāinga Nohoanga Zone to align with MRZ outcomes.
834.136		14 - Residential > 14.1 - Introduction	Seek Amendment	14.1(e) Introduction to residential policies. Retain statement. Amend reference at the end of the statement to “...subclause g f”
834.137		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Retain the objective
834.138		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	Policy 14.2.1.1 – Policy – Housing distribution and density Retain clauses (a)(ii) and (iii). Add a new clause (a)(iv) as follows (with consequential renumbering of subsequent clauses): <u>(iv) medium density residential development is established across the majority of the City unless precluded by a qualifying matter.</u>
834.139		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Table 14.2.1.1a – Zone descriptions. Retain zone descriptions
834.140		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Support	Policy 14.2.1.2 and 14.2.1.3 Support the deletion of these two policies.
834.141		14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs	Oppose	Delete Objective 14.2.2 and associated policies 14.2.2.1-14.2.2.4 and the associated EDM and CHRM in the event that the Public Transport accessibility QM is removed, and the Tsunami Hazard QM reduced to 1:100 year hazard.
834.142		14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs	Oppose	Delete Objective 14.2.2 and associated policies 14.2.2.1-14.2.2.4 and the associated EDM and CHRM in the event that the Public Transport accessibility QM is removed, and the Tsunami Hazard QM reduced to 1:100 year hazard.

834.143		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	Objective 14.2.3 and associated policies 14.2.3.1-14.2.3.5 - MDRS. Retain the objective and associated policies. Note that sequentially Policy 5 (14.2.3.3) should come at the end i.e. the policy 'batting order' should be 1 to 5 rather than the current arrangement of 1,2, 5, 3,4
834.144		14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs > 14.2.2.2 - Policy - Recovery housing - higher density comprehensive redevelopment	Oppose	Policy 14.2.2.2 b. iv. (Recovery housing higher density comprehensive redevelopment). 14.2.2.2 Policy - Recovery housing higher density comprehensive redevelopment a. Enable and incentivise higher density comprehensive development of suitably sized and located sites within existing residential areas, through an Enhanced development mechanism which provides:.. iv. Christchurch International Airport , arterial traffic routes, and railway lines.
834.145		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Oppose	Delete policy and replace with the following: Enable building heights in accordance with the planned urban built character for medium and high density areas, whilst also enabling increased building heights under specific conditions. <u>Encourage greater building height, bulk, form and appearance to achieve high density planned urban form when within the proximity of nearby commercial centres to deliver:</u> <u>a. At least 10 storey buildings within 1.2km of the Central City and the Metropolitan Centre zones in Hornby, Riccarton and Papanui;</u> <u>b. At least 6 storey buildings in proximity to town centres and medium and large local centres;</u> <u>c. At least 3-4 stories everywhere else in the MRZ.</u>
834.146		14 - Residential > 14.2 - Objectives and Policies > 14.2.3	Oppose	Policy 14.2.3.7 – management of increased building heights

		- Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights		<p>Delete the policy and replace it with: <u>Within medium and high density zoned areas, increased building heights are anticipated where:</u></p> <p><u>i. The site has good accessibility to public and active transport corridors, public open space, and a town or local commercial centre; and</u></p> <p><u>ii. The design of the building appropriately manages potential shading, privacy, and visual dominance effects on the surrounding environment.</u></p>
834.147		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Seek Amendment	<p>Amend the objective as follows:</p> <p>High Good quality, sustainable, residential neighbourhoods which are well designed, have a high level of amenity, enhance local character and reflect to reflect the planned urban character and the Ngāi Tahu heritage of Ōtautahi</p>
834.148		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	Delete policy.
834.149		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	<p>Amend policy as follows:</p> <p>14.2.5.2 Policy – High Good quality, medium density residential development</p> <p>Encourage innovative approaches to comprehensively designed, high good quality, medium density residential development, which is attractive to residents, responsive to housing demands, and provides a positive contribution to its environment (while acknowledging the need for increased densities and changes in residential character) reflects the planned urban built character of an area, through:</p> <p>i. consultative planning approaches to identifying particular areas for residential intensification and to defining high good quality, built and urban design outcomes for those areas;</p> <p>ii. encouraging and incentivising amalgamation and redevelopment across large-scale residential intensification areas;</p>

				<p>iii. providing design guidelines to assist developers to achieve high good quality, medium density development;</p> <p>iv. considering input from urban design experts into resource consent applications;</p> <p>v. promoting incorporation of low impact urban design elements, energy and water efficiency, and lifestyle inclusive and adaptive design; and</p> <p>vi. recognising that built form standards may not always support the best design and efficient use of a site for medium density development, particularly for larger sites.</p>
834.150		<p>14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments</p>	Seek Amendment	<p>Amend the policy as follows:</p> <p>14.2.5.3 Policy – Good quality large scale developments</p> <p>a. Residential developments of four or more residential units contribute to a high good quality residential environment through site layout, building and landscape design to achieve:</p> <p>i. engagement with the street and other spaces;</p> <p>ii. minimisation of the visual bulk of buildings and provision of visual interest;</p> <p>iii. a high good level of internal and external residential amenity;</p> <p>iv. high good quality shared spaces, including communal living spaces and accessways that provide safe, direct access for pedestrians;</p> <p>v. a safe and secure environment; and</p>
834.151		<p>14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage</p>	Oppose	Delete policy
834.152		<p>14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality</p>	Seek Amendment	<p>1. Retain Policy 14.2.5.5, noting that Kāinga Ora has submitted on provisions relating to wind effects.</p>

		residential environments > 14.2.5.5 - Policy - Assessment of wind effects		2. Move all provisions relating to wind to sit under the General Rules.
834.153		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Oppose	Delete the objective
834.154		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Oppose	Delete the policy
834.155		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Oppose	1. Delete the policy and associated Local Centre Intensification Precinct from the planning maps. 2. As sought elsewhere in this submission, rezone the land within the Local Centre intensification Precinct to HRZ.
834.156		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Seek Amendment	Objective 14.2.7 and associated policies - HDRS Relocate the HRZ provisions so they are relocated after the suite of MRZ policies i.e. after Policy 14.2.3.5.
834.157		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Objective 14.2.7 and policies 14.2.7.1-14.2.7.3 Retain the objective and policies
834.158		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Oppose	Delete the policies and the associated Large Local Centre Intensification Precincts and the High Density Residential Precincts.
834.159		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Oppose	Delete the policies and the associated Large Local Centre Intensification Precincts and the High Density Residential Precincts.

834.160		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Oppose	Delete this policy.
834.161		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Support the deletion of these provisions as shown in PC14 as notified.
834.162		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	policies 14.2.8.1 and 14.2.8.2 – Central City Support the deletion of these provisions as shown in PC14 as notified.
834.163		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Seek Amendment	<p>1. Delete references to FUZ and relabel existing urban zoned but undeveloped residential land as MRZ (or HRZ if appropriately located proximate to a large commercial centre).</p> <p>2. Retain the 14.2.8 section as it provides useful direction on how the build-out of greenfield residentially zoned areas is to occur.</p> <p>3. Amend the objective as follows:</p> <p>14.2.8 Objective – Development of greenfield areas Future Urban Zone Co-ordinated, sustainable and efficient use and development is enabled in the Future Urban Zone greenfield growth areas.</p>
834.164		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Seek Amendment	<p>policies 14.2.8.1 to 14.2.8.</p> <p>1. Delete references to FUZ and relabel existing urban zoned but undeveloped residential land as MRZ (or HRZ if appropriately located proximate to a large commercial centre).</p> <p>2. Retain the 14.2.8 section as it provides useful direction on how the build-out of greenfield residentially zoned areas is to occur.</p> <p>3. Amend the objective as follows:</p> <p>14.2.8 Objective – Development of greenfield areas Future Urban Zone Co-ordinated, sustainable and efficient use and development is enabled in the Future Urban Zone greenfield growth areas.</p>

834.165		14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.4 - Policy - Existing non-residential activities	Seek Amendment	<p>Amend the policy as follows:</p> <p>Enable existing non-residential sitesactivities to continue to be used for a range of non-residential activities and support their redevelopment and expansion provided they do not:</p> <p>i. have a significant adverse effect on the anticipated character and amenity of residential zones; or</p> <p>ii. <u>are of a scale or activity that would undermine the role or function of any nearby commercial centres. undermine the potential for residential development consistent with the zone descriptions in Table 14.2.1.1a.</u></p>
834.166		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Oppose	Delete Objective 14.2.12 and Policy 14.2.12.1 and the Industrial Interface Qualifying Matter and all associated provisions.
834.167		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Oppose	Delete Objective 14.2.12 and Policy 14.2.12.1 and the Industrial Interface Qualifying Matter and all associated provisions.
834.168		14 - Residential > 14.3 - How to interpret and apply the rules	Not Stated	Consistent with this submission, Kāinga Ora supports the deletion of the Community Housing Redevelopment Mechanism, provided Plan Change 14 is amended consistent with the relief sought in this submission. Kāinga Ora notes that the relevant objectives and policies are still provided for within the Plan and therefore questions the relevance of these if the Community Housing redevelopment mechanism has been deleted
834.169		14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	<p>14.3 How to interpret and apply the rules – Clause f. xvi.</p> <p>f. There are parts of residential zones where the permitted development, height and/or density directed by the MDRS or Policy 3 of the NPS-UD may be modified by qualifying matters. These are identified in detail in Chapter 6.1A and the Planning Maps, and include the following:</p>

			<p>i. Historic Heritage including heritage items, heritage settings, Residential Heritage Area, Residential Heritage Area Interface</p> <p><u>ii. Riccarton Bush Interface Area</u></p> <p>iii. Heritage, Significant and other Trees</p> <p>iv. Sites of Ecological Significance</p> <p>v. Outstanding Natural Features and Landscapes</p> <p>vi. Sites of Cultural Significance</p> <p>vii. Residential Character Areas</p> <p>viii. High Flood Hazard Management Area</p> <p>ix. Flood Ponding Management Area</p> <p>x. Coastal Hazard High Risk Management Area and Coastal Hazard Medium Risk Management Area</p> <p>xi. Tsunami Management Area</p> <p>xii. Slope Hazard</p> <p>xiii. Waterbody Setback</p> <p>xiv. Railway Building Setback</p> <p>xv. Electricity Transmission Corridor and Infrastructure</p> <p>xvi. Airport Noise Influence Area</p> <p>xvii. Waste Water Constraint Area</p> <p>xviii. Lyttelton Port Influence Area</p> <p>xix. Low Public Transport Accessibility Area</p> <p>xx. City Spine Transport Corridor</p> <p>xxi. Industrial Interface</p>
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834.170		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Oppose	Delete the proposed amendments and retain the Operative Plan rule
834.171		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	<p>1. Delete 8m Riccarton Bush height limit.</p> <p>2. Delete 7m height rule in the Industrial Interface Qualifying matter area and apply relevant MRZ or HRZ heights.</p>
834.172		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Not Stated	<p>All controlled and RD rules renotification statements</p> <p>1. Amend notification statements in both activity and built form rules to align with this logic. Non-notified:</p> <p>14.5.1.3 (RD1) – four or more units</p> <p>14.5.2.2 – landscaping</p> <p>14.5.2.5 – Outdoor Living Space</p> <p>14.5.2.8 – Outlook space</p> <p>14.5.2.9 – Fencing</p> <p>14.5.2.10 – Windows to street</p> <p>14.5.2.11 – Minimum unit size</p> <p>14.5.2.12 – Ground floor habitable space</p> <p>14.5.2.13 – Service and storage space</p> <p>14.5.2.15 – Garage and carports</p> <p>14.5.2.16 – Building reflectivity</p>

				<p>14.5.2.16 – mechanical ventilation</p> <p>14.5.2.18 – Spine road setbacks</p> <p>Open to limited but not public notification:</p>
834.173		14 - Residential	Oppose	<p>Assessment Matters.</p> <p>1. For the ‘non-notified’ rules set out above, the matters for assessment are to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.</p> <p>2. For the rules that potentially affect neighbouring sites set out above, additional matters relating to consideration of the amenity of neighbouring sites are appropriate.</p> <p>3. For height, additional matters relating to urban form and proximity to services and public and active transport modes are appropriate, along with consideration of wind effects for buildings over 22m in height.</p> <p>4. For the 4+ unit urban design rule, matters of discretion are sought to be as follows:</p> <p><u>a) Whether the design of the development is in keeping with, or complements, the scale and character of development anticipated for the surrounding area and relevant significant natural, heritage and cultural features.</u></p> <p><u>b) The relationship of the development with adjoining streets or public open spaces including the provision of landscaping, and the orientation of glazing and pedestrian entrances;</u></p> <p><u>c) Privacy and overlooking within the development and on adjoining sites, including the orientation of habitable room windows and balconies;</u></p> <p><u>d) The provision of adequate outdoor living spaces, outdoor service spaces, waste and recycling bin storage including the management of amenity effects of these on occupants and adjacent streets or public open spaces;</u></p>

				Where on-site car parking is provided, the design and location of car parking (including garaging) as viewed from streets or public open spaces
834.174		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Support	P1 Retain rule as proposed.
834.175		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Seek Amendment	<p>14.5.1(P3) – Elderly Persons Housing</p> <p>Either: 1. Reinstate P3 so there is a clear permitted pathway; or</p> <p>2. Include an advice note under P1 as follows:</p> <p><u>Conversion of existing Elderly Persons Housing is permitted under P1.</u></p>
834.176		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.2 - Controlled activities	Not Stated	Retain controlled activity status Rule 14.5.1.2.
834.177		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	<p>Residential RD1 – urban design assessment</p> <p>Retain as notified.</p>
834.178		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	<p>RD27 – wind assessment</p> <p>1. Delete the rule.</p> <p>2. As an alternative relief in the event that a regulatory approach to wind modelling is retained, redraft the rule to provide for a permitted pathway (for wind effects) where compliance with the specified performance standards is met.</p> <p>3. Kāinga Ora seeks that the provisions relating to wind effects are moved to sit under the General Rules.</p>
834.179		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.4 - Discretionary activities	Oppose	<p>D11 – industrial interface QM</p> <p>Delete the Industrial Interface Qualifying Matter and all associated provisions.</p>

834.180		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	<p>1. Retain the advice note.</p> <p>2. Kāinga Ora seek that Council investigate the provision of an online publicly searchable tool to enable timely identification of site constraints.</p>
834.181		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	<p>Delete rule and replace with the following:</p> <p><u>14.5.2.2 landscaped area.</u></p> <p><u>(1) A residential unit at ground floor level must have a landscaped area of a minimum of 20% of a developed site with grass or plants, and can include the canopy of trees regardless of the ground treatment below them.</u></p> <p><u>2. The landscaped area may be located on any part of the development site, and does not need to be associated with each residential unit.</u></p> <p><u>3. Non-residential activities must have a landscaped area of a minimum of 20% of a developed site with grass or plants, and can include the canopy of trees regardless of the ground treatment below them.</u></p>
834.182		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	<p>14.5.2.3(i)a - Height</p> <p>Retain rule as notified</p>
834.183		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	<p>14.5.2.3(i)b – Height in local centre intensification precincts</p> <p>Delete clause.</p>
834.184		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	<p>14.5.2.3(iv) Industrial interface and (v) Riccarton Bush.</p> <p>Delete 14.5.2.3(iv) and 14.5.2.3(v).</p>
834.185		14 - Residential > 14.5 - Rules - Medium Density Residential	Seek Amendment	14.5.2.4 – Building Coverage

		Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage		<p>Amend rule as follows:</p> <p>a. The maximum building coverage must not exceed 50% of the net site area.</p> <p>b. ...</p> <p>c. Eaves and roof overhangs up to 300mm 600mm in width and guttering up to 200mm in width from the wall of a building shall not be included in the building coverage calculation.</p>
834.186		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Support	Retain rule as notified.
834.187		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Delete and replace with MDRS provision.
834.188		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<p>14.5.2.7 – Building setbacks</p> <p>1. Retain clause (a)(i) and (ii) as notified.</p> <p>2. Amend clause (a)(iii) as follows:</p> <p>Only road boundary: Eaves, and roof overhangs, and porches to a maximum of 300mm 600mm in width measured from the wall of a building and guttering up to 200mm in width.</p> <p>3. Amend clause (a)(iv) as follows: All other accessory buildings or garages, including garages [sic] that internally access a residential unit.</p>
834.189		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Support	<p>14.5.2.8 – Outlook space</p> <p>Retain the rule as notified.</p>
834.190		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form	Seek Amendment	14.5.2.9 - fencing [sic]

		standards > 14.5.2.9 - Street scene amenity and safety - fences		<div>Retain clause (iii) as notified.Delete clauses (i) and (ii) and replacewith the following (Operative Plan ruleand associated diagrams reinstated):</div> <table><tr><td></td><td><u>Fence type</u></td><td><u>standard</u></td></tr><tr><td><u>i</u></td><td><u>Where at least 50% of the fence structure is</u></td><td><u>1.8m</u></td></tr></table> <table><tr><td></td><td><u>visually transparent</u></td><td></td></tr><tr><td><u>ii</u></td><td><u>Where less than 50% of the fence structure is visually transparent</u></td><td><u>1.2m</u></td></tr></table>		<u>Fence type</u>	<u>standard</u>	<u>i</u>	<u>Where at least 50% of the fence structure is</u>	<u>1.8m</u>		<u>visually transparent</u>		<u>ii</u>	<u>Where less than 50% of the fence structure is visually transparent</u>	<u>1.2m</u>
	<u>Fence type</u>	<u>standard</u>														
<u>i</u>	<u>Where at least 50% of the fence structure is</u>	<u>1.8m</u>														
	<u>visually transparent</u>															
<u>ii</u>	<u>Where less than 50% of the fence structure is visually transparent</u>	<u>1.2m</u>														
834.191		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	14.5.2.10 – Windows to thestreet 1. Retain clauses (a)-(d) as notified.2. Delete clause (e).												
834.192		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.11 - Minimum unit size	Support	Retain rule as notified.												
834.193		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Seek Amendment	14.5.2.12 – Ground floorhabitable room Amend the rule as follows: a. Any building that includes a residential unit shall:												

				<p>i. Where the residential unit fronts a road or public open space, unless built over a separate ground floor residential unit, have a habitable room located at ground floor level with a minimum internal dimension of 3 metres; and</p> <p>ii. Any residential unit shall have at least 50% of any ground floor area as habitable rooms.</p> <p><u>a. Where a residential unit fronts a road or public open space, it shall have a habitable room with a minimum internal dimension of 3 metres located at the ground floor level facing the frontage. This rule does not apply to upper-level units that are built over a separate ground floor residential unit; and</u></p> <p><u>b. Where the permitted height limit is over 11m (refer to Rule 14.5.2.3),</u> a minimum of 50% of the ground floor area <u>across the site</u> shall be occupied by habitable spaces and/or indoor communal living space. This area may include pedestrian access to lifts, stairs, and foyers.</p> <p>c. This rule does not apply to residential units in a retirement village.</p>
834.194		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	<p>14.5.2.13 - storage</p> <p>1. Retain clause (a).</p> <p>2. Delete clause (b).</p> <p>3. Alternatively storage could be addressed as an assessment matter for developments of 4 or more units.</p>
834.195		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.14 - Water supply for fire fighting	Not Stated	Neutral - no decision given
834.196		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Seek Amendment	<p>14.5.2.15 – Garage location</p> <p>Amend the rule as follows:</p> <p>14.5.2.15 garaging and carport building <u>and parking area</u> location</p>

				When developing four or more residential units on a single site, <u>where a residential unit fronts towards a road</u> , any garage, or carport shall be located at least 1.2 metres behind the front façade of a residential unit.
834.197		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Oppose	14.5.2.16 – Building reflectivity; and RD29 Delete rule.
834.198		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	14.5.2.17 – Location of outdoor mechanical ventilation; And RD30 Delete the rule.
834.199		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	1. Delete the rule. 2. If land acquisition for public works is the intent, then Council should initiate a Notice of Requirement to designate the corridor.
834.200		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Amend notification statements in activity rules as follows: <ul style="list-style-type: none"> • Open to public notification / full s95 assessment: non compliance with 14.6.2.1 only. • Open to limited notification: non compliance with 14.6.2.12, 14.6.2.2, 14.6.2.3 and 14.6.2.13 (FENZ only). • Non-notified: non compliance with 14.6.2.7, 14.6.2.10, 14.6.2.4, 14.6.2.5, 14.6.2.6, 14.6.2.8, 14.6.2.16, 14.6.2.9, 14.6.2.11, 14.6.2.14, 14.6.2.15 and 14.6.2.17. Retain RD2 (four or more units) as non-notified.
834.201		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	Include a notification statement in the built form standards, as follows: <ul style="list-style-type: none"> • Open to public notification: 14.6.2.1 • Limited notification: 14.6.2.12, 14.6.2.2, 14.6.2.3 and 14.6.2.13 (FENZ only)

				<ul style="list-style-type: none"> Non-notified: 14.6.2.7, 14.6.2.10, 14.6.2.4, 14.6.2.5, 14.6.2.6, 14.6.2.8, 14.6.2.16, 14.6.2.9, 14.6.2.11, 14.6.2.14, 14.6.2.15, and 14.6.2.17.
834.202		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	RD2 - Delete clauses (a)(ii) and (iii). Retain clauses (a)(i) and (b). Delete RD6
834.203		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Seek Amendment	[Amend] as follows: <u>e) Whether the design of the development is in keeping with, or complements, the scale and character of development anticipated for the surrounding area and relevant significant natural, heritage and cultural features.</u> <u>f) The relationship of the development with adjoining streets or public open spaces including the provision of landscaping, and the orientation of glazing and pedestrian entrances;</u> <u>g) Privacy and overlooking within the development and on adjoining sites, including the orientation of habitable room windows and balconies;</u> <u>h) The provision of adequate outdoor living spaces, outdoor service spaces, waste and recycling bin storage including the management of amenity effects of these on occupants and adjacent streets or public open spaces;</u> <u>i) Where on-site car parking is provided, the design and location of car parking (including garaging) as viewed from streets or public open spaces.</u> -
834.204		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	For the rules that potentially affect neighbouring sites, additional matters relating to consideration of the amenity of neighbouring sites are appropriate. For height, additional matters relating to urban form and proximity to services and public and active transport modes are appropriate, along with consideration of wind effects for buildings over 22m in height.
834.205		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Seek Amendment	For the rules that potentially affect neighbouring sites set out above, additional matters relating to consideration of the amenity of neighbouring sites are appropriate.

				For building separation non-compliance, the matters for assessment are sought to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.
834.206		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Seek Amendment	For the rules that potentially affect neighbouring sites, additional matters relating to consideration of the amenity of neighbouring sites are appropriate.
834.207		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.14 - Residential fencing	Seek Amendment	the matters for assessment are sought to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.
834.208		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.20 - Service, storage and waste management spaces	Seek Amendment	the matters for assessment are sought to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape
834.209		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.21 - Outdoor living space	Seek Amendment	the matters for assessment are sought to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.
834.210		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.23 - Street-facing glazing	Seek Amendment	the matters for assessment are sought to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.
834.211		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.24 - Residential landscaping	Seek Amendment	the matters for assessment are sought to be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.
834.212		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Delete RD7 and RD8. Replace with one RD rule, Buildings that do not meet Rule 14.6.2.1 Building Height. Retain matter of discretion reference to 'Impacts on neighbouring property – Rule 14.15.3a'.
834.213		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Delete RD13

834.214		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	<p>Delete RD17.</p> <p>As an alternative relief in the event that a regulatory approach to wind modelling is retained, redraft the rule to provide for a permitted pathway (for wind effects) where compliance with the specified performance standards is met. Kāinga Ora seek that the provisions relating to wind effects are relocated to within the General Rules.</p>
834.215		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.4 - Discretionary activities	Seek Amendment	<p>Retain Rule D1 for education, spiritual, health, pre-school activities located inside the Four Avenues.</p> <p>Adopt the MRZ provisions/ activity status for such activities located in the HRZ outside the Four Avenues.</p>
834.216		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	<p>Add a new restricted discretionary and fully discretionary rule as follows: <u>Retail, office, and commercial service activity</u>. <u>Activity status:</u> <u>Restricted Discretionary</u> Where: i. The retail, office, or commercial service activity is limited to the ground floor tenancy of an apartment building; ii. The gross floor area of the activity/activities does not exceed 200m²; and iii. The hours of operation are between: i. 7.00am and 9.00pm Monday to Friday; and ii. 8.00am and 7.00pm Saturday, Sunday, and public holidays. <u>The Council's discretion shall be limited to the following matters: a. The design, appearance and siting of the activity; b. Noise and illumination; c. Signage.</u></p> <p><u>2. Activity status: Discretionary Where compliance is not achieved with the matters specified in HRZR(a)(i), (ii) and/or (iii).</u></p>
834.217		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	<p>Delete Note 14.6.2.a. "The following built form standards shall be met by all permitted activities and restricted discretionary activities RD2, unless otherwise stated."</p> <p>As an alternative relief, if the note is to be retained, then relocate it to the 'how to use the rules' section 14.3 as follows: <u>In addition to being subject to the activity standards, all buildings are also subject to the built form standards.</u></p>
834.218		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	<p>Amend clause (a) of the rule as follows: a. Buildings must not exceed <u>14.22 metres</u> in height above ground level; b. <u>Buildings located in the Height Variation Control overlay must not exceed 36 metres in height above ground level;</u></p>
834.219		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards >	Seek Amendment	<p>Redraft provisions to improve clarity for plan users and ensure that dimensions referred to in the provision reflects block sizes within the High Density Zone.</p>

		14.6.2.2 - Height in relation to boundary											
834.220		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Retain clause (a) and (b)(i) as notified. Amend clause (b)(ii) and (iii) as follows: (b) This standard does not apply to site boundaries: (i) ... (ii) side and rear setbacks: for accessory buildings or garages, <u>including garages</u> that internally access a residential unit, where the accessory building or garage is less than 3 metres in height and the total length of the building does not exceed 10.1m; and (iii) front boundary setbacks: where eaves, and roof overhangs, <u>and porches</u> up to 300 600mm 600mm in width and guttering up to 200mm in width from the wall of a building intrude into the boundary setback.									
834.221		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Support	Retain [standard] as notified.									
834.222		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Delete the rule and replace as follows: <u>Any parts of a building located more than 12m above ground level shall be separated by at least 10m from any other buildings on the same site that are also located more than 12m above ground level.</u> Or alternatively, delete the rule entirely.									
834.223		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	Retain clause (iii) relating to internal boundaries as notified. Delete clauses (i) and (ii) and replace with the following (Operative Plan rule and associated diagrams reinstated): <table><tr><td></td><td><u>Fence type</u></td><td><u>standard</u></td></tr><tr><td><u>i</u></td><td><u>Where at least 50% of the fence structure is visually transparent</u></td><td><u>1.8m</u></td></tr><tr><td><u>ii</u></td><td><u>Where less than 50% of the fence structure is visually transparent</u></td><td><u>1.2m</u></td></tr></table>		<u>Fence type</u>	<u>standard</u>	<u>i</u>	<u>Where at least 50% of the fence structure is visually transparent</u>	<u>1.8m</u>	<u>ii</u>	<u>Where less than 50% of the fence structure is visually transparent</u>	<u>1.2m</u>
	<u>Fence type</u>	<u>standard</u>											
<u>i</u>	<u>Where at least 50% of the fence structure is visually transparent</u>	<u>1.8m</u>											
<u>ii</u>	<u>Where less than 50% of the fence structure is visually transparent</u>	<u>1.2m</u>											

834.224		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Delete [standard] and replace with the following: <u>14.5.2.2 landscaped area(1) A residential unit at ground floorlevel must have a landscaped area of aminimum of 20% of a developed sitewith grass or plants, and can includethe canopy of trees regardless of theground treatment below them.2. The landscaped area may be locatedon any part of the development site,and does not need to be associatedwith each residential unit.3. Non-residential activities must havea landscaped area of a minimum of20% of a developed site with grass orplants, and can include the canopy oftrees regardless of the groundtreatment below them.</u>
834.225		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Delete clause (e). Retain clause (a)-(d) as notified.
834.226		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.9 - Ground floor habitable room	Seek Amendment	Amend the rule as follows: a. Any building that includes aresidential unit shall:i. Where the residential unit fronts aroad or public open space, unlessbuilt over a separate ground floorresidential unit, have a habitableroom located at ground floor level with a minimum internaldimension of 3 metres; andii. Any residential unit shall have atleast 50% of any ground floor areaas habitable rooms. <u>a. Where a residential unit fronts aroad or public open space, it shallhave a habitable room with aminimum internal dimension of 3metres located at the ground floorlevel facing the frontage. This ruledoes not apply to upper-level unitsthat are built over a separateground floor residential unit; and</u> <u>b. have at least 50% of any groundfloor area as habitable rooms,except on sites where at least 25%of the building footprint is morethan 4 storeys, which shall have atleast 30% of any ground floor areaas habitable rooms. A minimum of 50% of the groundfloor area across the site shall beoccupied by habitable spacesand/or indoor communal livingsspace. This area may includepedestrian access to lifts, stairs,and foyers</u>
834.227		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Support	Retain [standard] as notified.
834.228		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	Delete clause (b). Retain clause (a), noting that ifoutdoor storage is addressed as anurban design assessment matterthen a separate rule may beunnecessary.

834.229		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	1. Amend as follows:a. The maximum building coverage mustnot exceed 50 60 % of the net sitearea;i. Any eaves and roof overhangs upto 300mm <u>600mm</u> in width andguttering up to 200mm in widthfrom the wall of a building shall notbe included in the buildingcoverage calculation.2. Delete Clause (a)(ii).
834.230		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.13 - Water supply for firefighting	Not Stated	Neutral
834.231		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Seek Amendment	Delete the rule and replace as follows:14.6.2.14 <u>garaging and carports</u> Where a <u>residential unit fronts towardsa road, any garage or carport shall belocated at least 1.2 metres behind thefront façade of a residential unit</u>
834.232		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Oppose	Delete the [standard].
834.233		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.16 - Minimum unit size	Support	Retain [standard] as notified.
834.234		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.17 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete the [standard].
834.235		14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	Delete Residential Hills Zone.
834.236		14 - Residential > 14.12 - Rules - Future Urban Zone	Oppose	Delete the Future Urban Zone.
834.237		14 - Residential > 14.14 - DELETE Rules - Community Housing Redevelopment Mechanism	Support	[That the Community Housing Redevelopment Mechanism remains deleted and is not re-instated].

834.238		15 - Commercial	Seek Amendment	<p>1. Insert reference to Metropolitan Centres in all relevant provisions of the chapter.</p> <p>2. Insert rules for metropolitan centre zone as attached in Appendix 2</p>
834.239		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	<p>Table 15.1:</p> <ol style="list-style-type: none"> 1. Amend role and function of Church Corner, Sydenham and Merivale from 'Local Centre (Large)' to 'Town Centre'. 2. Consolidate all Local Centres into a simple category i.e. delete the distinction between 'small' and 'medium'. 3. Incorporate Metropolitan centres and relabel Riccarton, Hornby, Papanui Northlands as such and as shown within Appendix 3. 4. B. Town Centre: Key Activity Centre: Retain reference to 'High Density Housing is contemplated ... and around larger local centres'. C. Local Centres: Retain reference to 'High Density Housing is contemplated ... and around larger local centres'.
834.240		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.7 - Residential activity in Town and Local centres	Seek Amendment	Amend Policy 15.2.2.7 as follows: Residential activity in Town, Local <u>and neighbourhood</u> centres
834.241		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Seek Amendment	Amend the objective as follows: 15.1.1 Objective - Office parks and mixed use areas outside the central city <u>(except the Central City Mixed Use and Central City Mixed Use (South) Zones)</u> . <u>a. Recognise the existing nature, scale and extent of commercial activity within the Commercial Office and Commercial Mixed Use Zones, but avoid the expansion of existing, or the development of new office parks and/or mixed use areas.</u> <u>b. Mixed use zones located within a 15min walking distance of close to the City Centre Zone transition into high density residential neighbourhoods that contribute to an improved diversity of housing type, tenure and affordability and support a reduction in greenhouse gas emissions.</u>
834.242		15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy -	Seek Amendment	Amend as follows: (a) 15.2.3.2 Policy – Mixed use areas outside the central city <u>(except the Central City Mixed Use and Central City Mixed Use (South) Zones)</u> <u>a. Recognise the existing nature, scale and extent of retail activities and offices in mixed use zones outside the central city in Addington, New Brighton, off Mandeville Street and adjoining Blenheim Road, while limiting their future</u>

		Mixed use areas outside the central city		<p>growth and development to ensure commercial activity in the City is focussed within the network of commercial centres. <u>b. Support mixed use zones at Sydenham, Addington, off Mandeville Street, and Philipstown located within a 15 minute walking distance of the City Centre Zone</u>, to transition into high <u>good</u> quality residential neighbourhoods by: i. enabling comprehensively designed high <u>good</u>-quality, high-density residential activity; ii. ensuring that the location, form and layout of residential developments supports the objective of reducing greenhouse gas emissions and provides for greater housing diversity including alternative housing models; iii. requiring developments to achieve a high <u>good</u> standard of on-site residential amenity to offset and improve the current low amenity industrial environment and mitigate potential conflicts between uses; iv. <u>encourage small-scale building conversions to residential use where they support sustainable re-use and provide high good quality living space.</u> and contribute to the visual interest of the area.</p> <p>[Delete c. and d.]</p>
834.243		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Retain the objective as notified.
834.244		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	<ol style="list-style-type: none"> 1. Amend Clause (a) as follows: 15.2.4.1 Policy – Scale and form of development a. Provide for development of a <u>significant</u> scale and form massing that reinforces the City's <u>City Centre Zone's</u> distinctive sense of place and a legible urban form <u>by enabling as much development capacity as possible to maximise the benefits of intensification, whilst managing building heights adjoining Cathedral Square, Victoria Street, New Regent High Street and the Arts Centre to account for recognised heritage and character values.</u> in the core of District Centres and Neighbourhood Centres, and of a lesser scale and form on the fringe of these centres. 2. Delete Clause (a)(i)-(v). 3. Amend Clause (b) as follows: b. The scale and form of development in <u>other commercial</u> centres shall: i. reflect the context, character and the anticipated scale of the zone and centre's function by: ii. providing for the tallest buildings and greatest scale of development in the city centre to reinforce its primacy for Greater Christchurch and enable as much development capacity as possible to maximise the benefits of intensification;...

				4. Retain the remaining parts of clause (b) as notified.
834.245		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Oppose	Delete all inclusions introduced and retain existing Operative Plan Policy 15.2.4.2.
834.246		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.6 - Policy – Strategic infrastructure	Seek Amendment	Amend policy 15.2.4.6 [to delete "within the 50 dB Ldn Air Noise Contour"].
834.247		15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City	Seek Amendment	Amend Objective 15.2.5[a.i.] as follows: i. Defining the Commercial Central City Business City Centre Zone as the focus of retail activities and offices and limiting the height of buildings to support an intensity of commercial activity across the zone;
834.248		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Seek Amendment	<ol style="list-style-type: none"> 1. Delete the replacement Clause (a)(ii). 2. [Retain] the deletion of existing clause (a)(ii).
834.249		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Seek Amendment	Amend Policy 15.2.6.4(a) as follows: Encourage the intensification of residential activity within the Commercial Central City Business City Centre Zone by enabling <u>high good</u> quality residential development that <u>positively contributes to supports</u> range of <u>types of residential development typologies, tenures and prices</u> , with an appropriate level of amenity including:...
834.250		15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Seek Amendment	Amend Policy 15.2.6.5(ii) [to delete "wind generation"]
834.251		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone	Seek Amendment	Amend 15.2.7.a: The development of vibrant, <u>high good</u> quality urban areas...

834.252		15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Seek Amendment	Amend Clause (a)(viii) as follows: viii. opportunities for taller buildings to accommodate residential activity and visitor accommodation, to support the vibrancy of the City Centre Zone, whereco-located with the <u>and the nearby</u> large-scale community facilities, Te Kaha and Parakiore.
834.253		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Oppose	Retain Policy 15.2.8.1 as existing in the Operative Plan and delete all PC14 amendments.
834.254		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Seek Amendment	Retain Policy 15.2.8.2 as existing in the Operative Plan and delete all PC14 amendments, with the exception of clause (viii) which is sought to be retained.
834.255		15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.3 - Policy - Residential development	Oppose	Delete amendments seeking improved private amenity space, compensatory to the predominantly commercial nature of the Central City Mixed Use Zone. 15.2.8.3 Policy Residential Development a. provide for ... b. Require a level of private amenity space for residents that is proportionate to the extent of residential activity proposed, and which compensates for the predominantly commercial nature of the area, including consistent with the intended built form and mix of activities within that environment, through:...
834.256		15 - Commercial > 15.2 - Objectives and policies > 15.2.10 - Objective - Built form and amenity in the South Frame > 15.2.10.2 - Policy - Residential development	Support	Retain policy as notified
834.257		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town	Oppose	Delete all City Spine Transport Corridor activity rules from the suite of commercial zones.

		Centre Zone > 15.4.1.3 - 15.4.1.3 Restricted discretionary activities		
834.258		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Oppose	RD 8 Delete all City Spine Transport Corridor activity rules from the suite of commercial zones.
834.259		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.3 - Restricted discretionary activities	Oppose	RD7 Delete all City Spine Transport Corridor activity rules from the suite of commercial zones.
834.260		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.1 - Activity status tables - Large Format Retail Zone > 15.8.1.3 - Restricted discretionary activities	Oppose	15.8.1.3 RD3 Delete all City Spine Transport Corridor activity rules from the suite of commercial zones.
834.261		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all City Spine Transport Corridor activity rules from the suite of commercial zones.
834.262		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.1 - Urban design	Oppose	15.4.2.1(a)(ii) ii. 1,000m² GLFA where located in a Neighbourhood Local Centre identified in Policy 15.2.2.1, Table 15.1
834.263		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.1 - Urban design	Oppose	15.5.2.1(a)(i) ii. 4,000m² GLFA where located in a District Town Centre as identified in Policy 15.2.2.1, Table 15.1; or

834.264		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	<p>1. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.</p> <p>2. Amend rule 14.4.2.2 as follows:</p> <p>a. The maximum height of any building shall be as follows:</p> <table><tr><td></td><td>Applicable to</td><td>Standard</td></tr><tr><td>i.</td><td>All sites in a <u>District Town Centre (other than specified below)</u></td><td>20 metres</td></tr><tr><td>ii.</td><td>All sites in a Town Centre at Riccarton, or Hornby or Papanui</td><td>22 metres</td></tr><tr><td>iii.</td><td>...</td><td></td></tr></table>		Applicable to	Standard	i.	All sites in a <u>District Town Centre (other than specified below)</u>	20 metres	ii.	All sites in a Town Centre at Riccarton, or Hornby or Papanui	22 metres	iii.	...	
	Applicable to	Standard														
i.	All sites in a <u>District Town Centre (other than specified below)</u>	20 metres														
ii.	All sites in a Town Centre at Riccarton, or Hornby or Papanui	22 metres														
iii.	...															
834.265		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.5 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.												
834.266		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.												

		boundary with a residential zone		
834.267		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.
834.268		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.
834.269		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.
834.270		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.4 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.
834.271		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.9 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.
834.272		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards -	Seek Amendment	Consequential amendments associated with Appendix 14.16.2. Adopt Metropolitan Centre Zone Rules proposed in the Kāinga Ora submission Appendix 2 and amend these rules as appropriate.

		Central City Mixed Use Zone > 15.12.2.6 - Sunlight and outlook at boundary with a residential zone, Open Space Community Parks Zone, Open Space Water and Margins Zone and Avon River Precinct/Te Papa Otakaro Zone		
834.273		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.
834.274		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.10 - Minimum boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.
834.275		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.11 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.
834.276		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.

834.277		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.3 - Restricted discretionary activities	Oppose	Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.						
834.278		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.						
834.279		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	RD 6 Delete all City Spine Transport Corridor built form rules from the suite of commercial zones.						
834.280		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	Replace the table in 15.5.2.2 as follows (with Merivale, Church Corner and Sydenham elevated in Table 15.1 to Town Centre zoning): <table><tr><td></td><td>Applicable to</td><td>Standard</td></tr><tr><td>ii</td><td><u>Ferrymead and all sites in a Local Centre (medium)</u></td><td><u>20 metres</u></td></tr></table>		Applicable to	Standard	ii	<u>Ferrymead and all sites in a Local Centre (medium)</u>	<u>20 metres</u>
	Applicable to	Standard								
ii	<u>Ferrymead and all sites in a Local Centre (medium)</u>	<u>20 metres</u>								

				<table><tr><td></td><td><u>as identified in Table 15.1 of Policy 15.2.2.1, excluding New Brighton.</u></td><td></td></tr><tr><td><u>ii.</u></td><td><u>New Brighton and all sites in a Local Centre (small) as identified in Table 15.1 of Policy 15.2.2.1</u></td><td><u>14metres</u></td></tr></table>		<u>as identified in Table 15.1 of Policy 15.2.2.1, excluding New Brighton.</u>		<u>ii.</u>	<u>New Brighton and all sites in a Local Centre (small) as identified in Table 15.1 of Policy 15.2.2.1</u>	<u>14metres</u>
	<u>as identified in Table 15.1 of Policy 15.2.2.1, excluding New Brighton.</u>									
<u>ii.</u>	<u>New Brighton and all sites in a Local Centre (small) as identified in Table 15.1 of Policy 15.2.2.1</u>	<u>14metres</u>								

Or in the alternative:

15.5.2.2 Maximum building height

a. The maximum height of any building shall be as follows:

				<table><tr><td></td><td>Applicable to</td><td>Standard</td></tr><tr><td>i</td><td><u>Merivale, Church Corner and Sydenham North (Colombo Street between Brougham Street and Moorhouse Avenue)</u></td><td><u>22 metres</u></td></tr></table>		Applicable to	Standard	i	<u>Merivale, Church Corner and Sydenham North (Colombo Street between Brougham Street and Moorhouse Avenue)</u>	<u>22 metres</u>
	Applicable to	Standard								
i	<u>Merivale, Church Corner and Sydenham North (Colombo Street between Brougham Street and Moorhouse Avenue)</u>	<u>22 metres</u>								

				<div>ii</div> <div><u>Ferrymead</u> and all sites in a Local Centre (medium) as identified in Table 15.1 of Policy 15.2.2.1, excluding New Brighton.</div> <div>20 metres</div>
				<div>ii.</div> <div>New Brighton and all sites in a Local Centre (small) as identified in Table 15.1 of Policy 15.2.2.1</div> <div>14 metres</div>
				<div>i.</div> <div>All sites in a District Centre</div> <div>20 metres</div>
				<div>ii.</div> <div>Any building in a District Centre within 30 metres of an internal boundary with a residential zone</div> <div>12 metres</div>
				<div>iii.</div> <div>i.</div> <div><u>All sites in a Neighbourhood Local Centre (small) as identified in Table</u></div> <div><u>12 metres</u></div>

				<table><tr><td>iv.</td><td>Other locations</td><td>17 metres</td></tr><tr><td>ii.</td><td>All sites in a Neighbourhood Local Centre (medium) as identified in Table 15.1 of Policy 15.2.2.1.</td><td>14 metres</td></tr><tr><td>iii.</td><td>All sites in a Neighbourhood Local Centre (large) as identified in Table 15.1 of Policy 15.2.2.1.</td><td>20 metres</td></tr></table>	iv.	Other locations	17 metres	ii.	All sites in a Neighbourhood Local Centre (medium) as identified in Table 15.1 of Policy 15.2.2.1.	14 metres	iii.	All sites in a Neighbourhood Local Centre (large) as identified in Table 15.1 of Policy 15.2.2.1.	20 metres
iv.	Other locations	17 metres											
ii.	All sites in a Neighbourhood Local Centre (medium) as identified in Table 15.1 of Policy 15.2.2.1.	14 metres											
iii.	All sites in a Neighbourhood Local Centre (large) as identified in Table 15.1 of Policy 15.2.2.1.	20 metres											
834.281		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Seek Amendment	<p>Amend rule 15.6.2.1 as follows:</p> <p>15.6.2.1 Maximum Building Height</p> <p>. The maximum height of any building shall be as follows:</p>									

				<table><tr><td></td><td>Applicable to</td><td>Standard</td></tr><tr><td>i.</td><td>All sites unless specified below</td><td>8 <u>12</u> metres</td></tr><tr><td>ii.</td><td><u>For sites within the Central City</u></td><td></td></tr></table> <table><tr><td><u>located:</u> a. <u>To the east of Barbadoes Street</u> b. <u>To the west of Barbadoes Street</u></td><td> 20m 32m</td></tr></table>		Applicable to	Standard	i.	All sites unless specified below	8 <u>12</u> metres	ii.	<u>For sites within the Central City</u>		<u>located:</u> a. <u>To the east of Barbadoes Street</u> b. <u>To the west of Barbadoes Street</u>	 20m 32m
	Applicable to	Standard													
i.	All sites unless specified below	8 <u>12</u> metres													
ii.	<u>For sites within the Central City</u>														
<u>located:</u> a. <u>To the east of Barbadoes Street</u> b. <u>To the west of Barbadoes Street</u>	 20m 32m														
834.282		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	1. Amend P27 to delete clause (b) relating to the Comprehensive Housing Precinct. 2. Add additional activity rules enabling a suite of community activities i.e. rules 14.5.1.1 P5-P13, P20.											
834.283		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Amend rule 15.10.2.1 as follows: Maximum building height a. The maximum height of any building shall be 15 metres, unless specified below. b. The maximum height of any Comprehensive Residential Development located within the Comprehensive Housing Precinct											

				(shown on the planning maps) shall be 21 22metres, for buildings located adjacent to the street, or 12 metres for buildings located at the rear of the site.
834.284		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	P27 Delete all existing provisions and provide a suite of workable and clear rules that encourage and enable large scale redevelopment. Remove statutory impediments in Appendix 15.15.12 – Sydenham and Appendix 15.15.13 requiring ‘Greenways’ and ‘Shared Pedestrian / Cycleways’ and seek to facilitate through more appropriate means – such as negotiated purchase.
834.285		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.3 - Restricted discretionary activities	Oppose	RD 3/ RD 4 Delete all existing provisions and provide a suite of workable and clear rules that encourage and enable large scale redevelopment. Remove statutory impediments in Appendix 15.15.12 – Sydenham and Appendix 15.15.13 requiring ‘Greenways’ and ‘Shared Pedestrian / Cycleways’ and seek to facilitate through more appropriate means – such as negotiated purchase.
834.286		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Oppose	Delete all existing provisions and provide a suite of workable and clear rules that encourage and enable large scale redevelopment. Remove statutory impediments in Appendix 15.15.12 – Sydenham and Appendix 15.15.13 requiring ‘Greenways’ and ‘Shared Pedestrian / Cycleways’ and seek to facilitate through more appropriate means – such as negotiated purchase.
834.287		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Oppose	Delete all existing provisions and provide a suite of workable and clear rules that encourage and enable large scale redevelopment. Remove statutory impediments in Appendix 15.15.12 – Sydenham and Appendix 15.15.13 requiring ‘Greenways’ and ‘Shared Pedestrian / Cycleways’ and seek to facilitate through more appropriate means – such as negotiated purchase.
834.288		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non- complying activities	Oppose	NC3 Delete all existing provisions and provide a suite of workable and clear rules that encourage and enable large scale redevelopment. Remove statutory impediments in Appendix 15.15.12 – Sydenham and Appendix 15.15.13 requiring ‘Greenways’ and ‘Shared Pedestrian / Cycleways’ and seek to facilitate through more appropriate means – such as negotiated purchase.
834.289		15 - Commercial > 15.15 - Appendices	Oppose	Appendix 15.15.12 – Sydenham and Appendix 15.15.13. Appendix 15.15.14 Delete all existing provisions and provide a suite of workable and clear rules that encourage and enable large scale redevelopment. Remove statutory impediments in Appendix 15.15.12 – Sydenham and Appendix 15.15.13

				requiring 'Greenways' and 'Shared Pedestrian / Cycleways' and seek to facilitate through more appropriate means – such as negotiated purchase.
834.290		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Retain P18 as notified.
834.291		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Oppose	C1 Delete proposed PC14 amendments to the rule i.e. retain the Operative Plan provision.
834.292		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	Amend the rule by deleting clauses (b) and (c) as follows: a. Residential activity in the Commercial Central City Business City Centre and Central City Mixed Use Zones – Rule 15.134.2.9 b. Glazing – 15.14.3.37 c. Outlook spaces – 15.14.3.38.
834.293		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Oppose	15.12.1.3(RD)(b) and (c) Amend the rule by deleting clauses (b) and (c) as follows: a. Residential activity in the Commercial Central City Business City Centre and Central City Mixed Use Zones – Rule 15.134.2.9 b. Glazing – 15.14.3.37 c. Outlook spaces – 15.14.3.38.
834.294		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Amend rule by deleting clauses (m) and (n) as follows: m. Upper floor setbacks, tower dimension and site coverage – Rule 15.14.3.35 n. Wind – Rule 15.14.3.39
834.295		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 -	Oppose	Delete the rule.

		Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street					
834.296		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Seek Amendment	<div>1. Amend definition of Building Base as:</div> <div>Building Base: In respect to the City Centre and Central City Mixed Use Zones, means any part of any building that is below the maximum permitted height for that type of building in the zone.</div> <div>2. Amend rule as follows:</div> <div><table><tr><td></td><td>Applicable to</td><td>Standard</td></tr></table></div>		Applicable to	Standard
	Applicable to	Standard					

				<p>i. All buildings, except as provided for in ii, and iii <u>and iv</u> below.</p> <p>A. The maximum height shall be <u>90 metres</u>.</p> <p>B. The maximum height of the building base shall be 28 metres.</p> <p>in accordance with the Central City Maximum Building Height planning map</p>
				<p>ii. All buildings in <u>the heritage setting of New Regent Street as identified in Appendix 9.3.7.2.</u></p> <p>The minimum and maximum height shall be 8 metres.</p>
				<p>iii. All buildings at the Arts Centre, being land bordered by Montreal Street,</p> <p>The maximum height shall be 16 metres.</p>

				<p>Worcester Street, Rolleston Avenue and Hereford Street.</p>	
				<p><u>iv</u> <u>All buildings within the Cathedral Square Height Precinct</u></p>	<p><u>A.</u> <u>The maximum height shall be 45 metres:</u></p> <p><u>B.</u> <u>The maximum height of the building base shall be 28 metres.</u></p>
				<p><u>v.</u> <u>All buildings within the Victoria Street Height Precinct</u></p>	<p><u>A.</u> <u>The maximum height shall be 45 metres.</u></p> <p><u>B.</u> <u>The maximum height of the building base shall be 28 metres.</u></p>
				<p><u>vi.</u> <u>All buildings in the Central City Heritage Qualifying Matter and Precinct, including the following areas:</u></p> <p>...</p>	<p><u>The maximum height shall be 28 metres.</u></p>

834.297		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Delete all these provisions.
834.298		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Delete all these provisions.
834.299		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Delete provision.
834.300		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Delete provision
834.301		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Oppose	Delete provision
834.302		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	15.12.1.1(P16)(a)(iii) Amend rule by deleting clause (a)(iii).
834.303		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	15.12.1.1(P16)(c)(iii) Amend rule by deleting clause (c)(iii).

834.304		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	15.12.1.1(P16)(j)Amend rule by deleting clause (j).
834.305		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.3 - Flexibility in building design for future uses	Oppose	15.12.1.3(RD2) – Buildings Amend rule by deleting clauses (k) upperfloor setbacks and (l) glazing.
834.306		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	15.12.1.3(RD4) – Four or moreresidential units Amend rule by deleting clauses (b)outdoor living space and (c) glazing.
834.307		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Oppose	Delete PC14 amendments and retainoperative plan rule.
834.308		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Amend the rule as follows: 15.12.2.2 Maximum building height a. The maximum height of anybuilding shall be in accordancewith the height specified Unlessidentified on the Central CityMaximum Building Heightplanning map <u>the maximumheight of any building shall be32 metres.</u> b. The maximum height of anybuilding base shall be 17metres. <u>b.</u> Any application arising from thisrule shall not be limited orpublicly notified.
834.309		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards -	Oppose	Delete PC14 amendments and retainoperative plan rule.

		Central City Mixed Use Zone > 15.12.2.7 - Minimum setback from the boundary with a residential zone or from an internal boundary		
834.310		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Oppose	Delete proposed rule.
834.311		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Oppose	Amend the rule by deleting clauses (b) and (c).
834.312		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Oppose	Delete the rule
834.313		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Oppose	Delete this rule
834.314		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	15.12.1.1(P13)(a)(iii) Amend the rule by deleting clause (a)(iii).
834.315		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	15.12.1.1(P13)(d)(iii) Amend the rule by deleting clause (d)(iii).
834.316		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone >	Oppose	15.12.1.1(P13)(f)(g)(j)

		15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities		1. Amend the rule by retaining the operative Plan wording for clause (f). 2. Delete clauses (g) and (j).
834.317		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Oppose	15.13.1.3(RD4) Amend the rule by deleting clauses (b) -glazing and (c) – outlook.
834.318		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Oppose	15.13.1.3(RD5) Amend the rule by deleting clauses (l) –upper floor setbacks and (m) – glazing.
834.319		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	15.13.2.1 Delete the rule and replace as follows: <u>The maximum height of all buildings shall be 32m.</u> Retain clause (b).
834.320		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.4 - Street scene, landscaping and open space	Oppose	15.13.2.4(f) 'Street scene, landscaping and trees' Amend the rule by deleting the PC14 amendments and retaining the Operative Plan rule wording.
834.321		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Oppose	15.13.2.10 – Building Tower Setbacks - delete rules

834.322		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Oppose	Delete 15.13.2.11 – tower coverage
834.323		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Oppose	Delete Rule 15.13.2.12
834.324		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Oppose	Delete clause (b), with the exception of clause (v) (subject to the below amendment): <u>v. The individual or cumulative effects of shading, visual bulk and dominance, and reflected heat from glass on sites in adjoining residential zones or on the character, quality and use of public open space and in particular the Ōtākaro Avon River corridor, Earthquake Memorial, Victoria Square and Cathedral Square;</u>
834.325		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Oppose	Delete the following assessment matters: 15.14.3.35 – upper floor setbacks
834.326		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Oppose	Delete assessment matters 15.14.3.36 – height in Central City Mixed Use Zone
834.327		15 - Commercial > 15.14 - Rules - Matters of control and	Oppose	15.14.3.37 Glazing - delete assessment matters

		discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing		
834.328		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Oppose	15.14.3.38 Outdoor Spaces - delete the following assessment matters
834.329		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Oppose	15.14.3.39 Wind - delete the following assessment matters
834.330		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Oppose	15.14.3.40 – Comprehensive Residential Development in the Mixed Use Zones - Delete assessment matters
834.331		15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Oppose	15.14.5.3 City Spine Transport Corridor - delete assessment matters
834.332		19 - Planning Maps	Seek Amendment	<p>1. Retain MRZ over areas where MRZ is proposed in PC14 as notified unless otherwise changed by this submission.</p> <p>2. Rezone to MRZ areas that are proposed as RS/ RSDT zones under the Public Transport Accessibility and Airport Noise Influence Area QMs.</p> <p>3. Rezone Lyttelton to MRZ.</p> <p>4. Rezone Papanui, Riccarton and Hornby Key Activity Centres to Metropolitan Centre Zone (MCZ) from Town Centre Zone and Large Format Retail Zone.</p>

				<p>5. Rezone to HRZ areas that are proposed as MRZ within a Local Centre Intensification Precinct and remove the precinct.</p> <p>6. Retain HRZ over areas where HRZ is proposed in PC14 as notified unless otherwise changed by this submission.</p> <p>7. Remove the Large Local Centre Intensification Precinct and replace with HDZ.</p> <p>8. Extend the boundary of HRZ in the Riccarton area as shown in the maps attached to this submission in Appendix 3.</p> <p>9. Delete the various height/intensification precincts and replace with a single 'Height Variation Control' precinct to reflect the 36m height limit sought in the submission for the HRZ adjacent to the City Centre, Hornby, Riccarton, and Papanui centres as shown in the maps attached to this submission within Appendix 3. Generally these are:</p> <ul style="list-style-type: none"> - 22m HDZ 1.20km from the edge of the new MCZ and the CCZ. - 36m Height Variation Overlay 400m from the edge of the new MCZ and CCZ. <p>See original submission for appendix 3 maps</p>
834.333		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Opposes the proposed Residential Heritage Areas ('RHAs') and the Residential Heritage Area Interface overlay ('RHAIO') that are sought to be introduced under PC13 in their entirety.
834.334		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose the PC13 provisions, contained in section 9.3.6.4.
834.335		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of	Oppose	Oppose Residential Heritage Areas as listed in 9.3.7.3.

		Significant Historic Heritage Items		
834.336		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Oppose the proposed provisions controlling new buildings on sites sharing a boundary with a Residential Heritage Area (Residential Heritage Area Interface).
834.337		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.1 - Appendix - Criteria for the assessment of significance of heritage values	Oppose	Oppose the assessments supporting the identification of RHAs and RHAIOS as they predominantly focus on physical built form, and do not have sufficient consideration of historical values associated with the place.

Historic Places Canterbury

Submitter 835

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
835.1		20 - All of Plan	Seek Amendment	Broadly supportive of the proposed changes, however amendments are suggested in respect of buffer zones surrounding Hagley Park, Cramner Square and Latimer Square.
835.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	The submitter supports this qualifying matter.
835.3		19 - Planning Maps > 19.8 - QM - Character Areas	Support	The submitter supports this qualifying matter.
835.4		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	The submitter supports this qualifying matter.
835.5		19 - Planning Maps > 19.5 - QM - Airport Noise	Support	The submitter supports this qualifying matter.
835.6		19 - Planning Maps > 19.9 - Any other QMs	Support	The submitter supports this qualifying matter.
835.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters >	Support	The submitter supports all qualifying matters.

		6.1.9.1 - 6.1A.1 Application of qualifying matters		
835.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	The submitter supports the proposal to require financial contributions to allow mitigating planting on council owned land where the required tree-canopy cover, through either retention of existing trees or new planting, has not been met.
835.9		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	The submitter supports all efforts to incentivise tree planting, including the canopy cover requirements relating to development and subdivision consents.
835.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	The submitter supports all efforts to incentivise tree planting, including the canopy cover requirements relating to development and subdivision consents.
835.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Not Stated	The submitter supports all efforts to incentivise tree planting, including the canopy cover requirements relating to development and subdivision consents.
835.12		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	The submitter suggests that creating a Qualifying Interface Area similar to that proposed for Riccarton Bush may be a more flexible means of providing a buffer for the heritage areas of Hagley Park, Cranmer Square and Latimer Square than adjusting the height limits around them. The submitter believes that it is important that some mechanism be put in place to protect their heritage values, their open space landscape values and the views outwards from within those spaces.
835.13		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	The submitter suggests that creating a Qualifying Interface Area similar to that proposed for Riccarton Bush may be a more flexible means of providing a buffer for the heritage areas of Hagley Park, Cranmer Square and Latimer Square than adjusting the height limits around them. The submitter believes that it is important that some mechanism be put in place to protect their heritage values, their open space landscape values and the views outwards from within those spaces.
835.14		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	The submitter suggests that creating a Qualifying Interface Area similar to that proposed for Riccarton Bush may be a more

				flexible means of providing a buffer for the heritage areas of Hagley Park, Cranmer Square and Latimer Square than adjusting the height limits around them. The submitter believes that it is important that some mechanism be put in place to protect their heritage values, their open space landscape values and the views outwards from within those spaces.
835.15		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	The submitter suggests that creating a Qualifying Interface Area similar to that proposed for Riccarton Bush may be a more flexible means of providing a buffer for the heritage areas of Hagley Park, Cranmer Square and Latimer Square than adjusting the height limits around them. The submitter believes that it is important that some mechanism be put in place to protect their heritage values, their open space landscape values and the views outwards from within those spaces.
835.16		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	The submitter supports sunlight access being a qualifying matter in respect of the medium density and high density zones.
835.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	The submitter supports sunlight access being a qualifying matter in the medium density zone.
835.18		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	The submitter supports sunlight access being a qualifying matter in the high density zone.
835.19		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Seek Amendment	The submitter supports the proposed simplification and clarification of the rules for heritage to help make them moreworkable, effective and easily understood. However, the submitter is concerned that the rules around consent to demolish contain no acknowledgement of thewaste generated through demolition, or the carbon retention benefits of embodied energy withinbuildings. It is the submitters contention that the carbon impact of granting a demolition consent needs to befactored into the decision making process and that the rules should be amended accordingly.Owners should also be required to provide information on the cost of demolition to allow a

				fairer assessment of the cost to them of retaining a listed building.
835.20		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	The submitter welcomes the addition of 11 Residential Heritage areas and their inclusion as Qualifying Matters.
835.21		19 - Planning Maps > 19.8 - QM - Character Areas	Support	The submitter welcomes the addition of three new character areas and while they regret the removal of two character areas in Sumner and the reduction in size of 7 of the existing character areas, they recognise that these no longer meet the criteria and should therefore be removed or require boundary adjustments. They welcome the inclusion of Residential Character Areas as a Qualifying matter and the introduction of restricted discretionary status to help better manage and protect character areas. They also support more restrictive subdivision for character areas.
835.22		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	The submitter welcomes the inclusion of Residential Character Areas as a Qualifying matter and the introduction of restricted discretionary status to help better manage and protect character areas.
835.23		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Seek Amendment	The submitter notes where a High Density Residential Zone or a Residential Visitor Accommodation Zone adjoins a Residential Heritage Area, provision has been made to assess the impact of a proposed building's location, design, scale and form on heritage values or whether it would visually dominate or reduce the visibility of the site from a road or other public space. However, it is unclear from the wording whether the emphasis is on the fact of a site sharing a boundary or the zone sharing the boundary. It appears from the s. 32 report that it refers to a site sharing a boundary and that sites separated by a road are not captured by this rule because such sites "will generally have reduced dominance effects due to their separation distance". The submitter considers that this assumption is questionable and suggests these rules need refinement.
835.24		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	The submitter supports the proposed addition of sites and interiors to the heritage schedule, including the upgrading of some listings. The submitter commends the commitment of the Council to providing interior protection for scheduled buildings and recognises that this is an ongoing process. It is pleasing that 26 interiors are proposed to be added to the schedule in this plan change.

835.25		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	The submitter notes that Paragraph 3.3.15 of the s. 32 Report states that the owners of Daresbury (Highly Significant) and 32 Armagh St (Significant) wish to have their buildings removed from the Heritage Schedule. The submitter is strongly opposed to this. Though 32 Armagh is only scheduled as Significant we believe it is important that this building should also be retained on the list, especially as it forms part of the Inner City West Residential Heritage Area.
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Andrew James Kerr

Submitter 836

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
836.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose HRZ zoning of Strowan (from Papanui Road to Watford Street).

Sylvia Maclaren

Submitter 837

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
837.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
837.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
837.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

837.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
837.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
837.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
837.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
837.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
837.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
837.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
837.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.
837.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Georgie McLaughlin

Submitter 838

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
838.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes HRZ in Strowan (Halton Street, Hawthorne Street, Watford Street, Normans Road). Seeks that it be changed to MRZ.
838.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seeks that Strowan is rezoned from HRZ to MRZ (Halton Street, Hawthorne Street, Watford Street, Normans Road).

Jacinta O'Reilly

Submitter 839

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
839.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
839.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
839.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
839.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
839.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
839.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
839.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
839.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
839.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

839.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
839.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.
839.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Rosa Shaw

Submitter 840

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
840.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
840.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
840.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
840.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
840.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
840.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
840.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

840.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
840.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
840.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
840.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[Supports] high-density housing near the city and commercial centres.
840.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[Seeks] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Jess Gaisford

Submitter 841

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
841.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
841.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
841.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
841.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
841.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.

841.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
841.7		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.
841.8		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
841.9		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
841.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
841.11		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifyingmatter.

Fire and Emergency

Submitter 842

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
842.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	<i>[Definition of height]</i> Retain as notified

842.2		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.1 - Introduction	Seek Amendment	Delete references to Appendices, otherwise retain as notified
842.3		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	Retain as notified.
842.4		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway	Seek Amendment	Delete references to Appendices, otherwise retain as notified.

		Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocomm unication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/V ictoria Park, Sugarloaf and Mt Pleasant		
842.5		6 - General Rules and Procedures > 6.12 - Radiocomm unication Pathway Protection Corridors > 6.12.4 - Rules - Radiocomm unication Pathway Protection	Seek Amend ment	Delete references to Appendices, otherwise retain as notified.

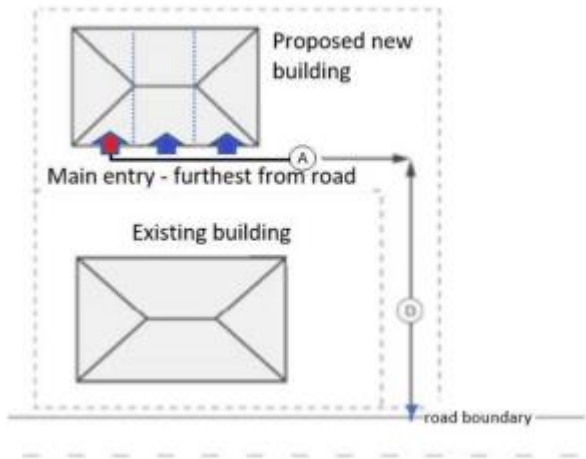
		Corridors > 6.12.4.1 - Activity status tables - Radiocomm unication Pathway Protection Corridors > 6.12.4.1.1 - Permitted activities		
842.6		6 - General Rules and Procedures > 6.12 - Radiocomm unication Pathway Protection Corridors > 6.12.4 - Rules - Radiocomm unication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocomm unication Pathway Protection Corridors > 6.12.4.1.5 - Non-	Seek Amend ment	Delete references to Appendices, otherwise retain as notified.

		complying activities		
842.7		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.2 - Radiocommunication pathway protection corridors > 6.12.4.2.1 - Cashmere/Victoria Park	Seek Amendment	Delete references to Appendices, otherwise retain as notified.
842.8		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocomm	Seek Amendment	Delete references to Appendices, otherwise retain as notified.

		unication Pathway Protection Corridors > 6.12.4.2 - Radiocomm unication pathway protection corridors > 6.12.4.2.2 - Sugarloaf		
842.9		6 - General Rules and Procedures > 6.12 - Radiocomm unication Pathway Protection Corridors > 6.12.4 - Rules - Radiocomm unication Pathway Protection Corridors > 6.12.4.2 - Radiocomm unication pathway protection corridors > 6.12.4.2.3 - Mt Pleasant	Seek Amend ment	Delete references to Appendices, otherwiseretain as notified.
842.10		19 - Planning Maps > 19.9	Support	Retain as notified.

		- Any other QMs		
842.11		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Retain as notified.
842.12		3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Not Stated	Retain as notified
842.13		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy -	Seek Amendment	Amend as follows: 7.2.1.9 Policy – Pedestrian Access a. Pedestrian access is designed to: i. Be sufficient width and grade that the pedestrian access meets the access requirements of all users, including persons with a disability of with limited mobility <u>and emergency services</u> . ii. ...

		Pedestrian access		
842.14		7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Seek Amend ment	<p>Amend as follows:</p> <p>7.4.4.27 Pedestrian Access</p> <p>a. The following are matters of discretion for Rule 7.4.3.7 b:</p> <p>i. whether the pedestrian access is suitable for use by persons with a disability or with limited mobility;</p> <p>ii. whether any alternative pedestrian access is provided and the formation and safety of that alternative;</p> <p>iii. the effects on the safety and security of people using the pedestrian access and those occupying residential units on the site; and</p> <p>iv. the functionality of the pedestrian access to meet the needs of occupants including but not limited to the transportation of rubbish and recycling for collection and the ability for cyclists to safely access any private and shared cycle storage areas, <u>and</u></p> <p><u>v. whether the pedestrian access is suitable for use by emergency services</u></p>
842.15		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amend ment	<p>Fire and Emergency support in part:</p> <ul style="list-style-type: none"> • 7.5.7(a) – that requires all vehicle access to and within a site to be in accordance with the standards set out in Table 7.5.7.1, subject to the relief sought in Table 7.5.7.1. • 7.5.7(b) - to the extent that provision of passing bays may provide a hardstand area for fire appliances to operate in scenarios where vehicle accessways exceed 50m. • 7.5.7(c) – to the extent that it requires either a combined vehicle-pedestrian access or a dedicated pedestrian access with associated minimum standards. Fire and Emergency request that these minimum standards be amended to provide for emergency responder access for reasons set out in Section 1.3.1 above. • 7.5.7(h) – to the extent that it considers vehicle access for firefighting where a building is either located outside of a reticulated area, or further than 75m from the nearest road that is fully reticulated. This sets a minimum formed width of 3.5m and a height clearance of 4m. Section 1.3.2 of this submission sets out the minimum requirements for fire appliance access which includes a minimum of 4m vehicle access width in order to enable Fire and Emergency personnel to manoeuvre around the vehicle in an emergency. Correspondence with CCC post notification regarding Appendix 7.5.7(h) indicated that proposed changes to this clause were omitted from notification in error. Amendments are sought regarding this clause to provide sufficient access for emergency appliances.

				<ul style="list-style-type: none">7.5.7(n) – to the extent that it sets maximum gradients for vehicle accesses. Fire and Emergency further request amendments to the 7.5.7(n) as per relief.												
842.16		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amend ment	<p>[Insert Figure 7A]</p> <p>A+B Less than or equal to 75m</p> 												
842.17		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amend ment	<p>Amend as follows:Table 7.5.7.1 – Minimum requirement for privateways and vehicle access:</p> <table><tr><th></th><th>Activity</th><th>Minimum formed width (metres)</th><th>Central City height <u>clearance</u> (metres)</th></tr><tr><td>a.</td><td>Residential activity and offices</td><td>3.0</td><td>3.5 4.0</td></tr><tr><td>b.</td><td>Residential activity and offices</td><td>3.0</td><td>4.0</td></tr></table> <p><u>Advice note: For any buildings that are greater than75m from the road, Appendix 7.5.7 Access, gradientand design clause h is applicable.</u></p>		Activity	Minimum formed width (metres)	Central City height <u>clearance</u> (metres)	a.	Residential activity and offices	3.0	3.5 4.0	b.	Residential activity and offices	3.0	4.0
	Activity	Minimum formed width (metres)	Central City height <u>clearance</u> (metres)													
a.	Residential activity and offices	3.0	3.5 4.0													
b.	Residential activity and offices	3.0	4.0													
842.18		8 - Subdivision, Developme	Not Stated	Retain as notified.												

		nt and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure		
842.19		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Not Stated	<i>[8.5.1.2 Controlled ActivitiesC8]</i> Retain as notified.
842.20		8 - Subdivision, Development	Not Stated	<i>[8.5.1.2 Controlled Activities C9]</i> Retain as notified.

		nt and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities		
842.21		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Not Stated	<i>[8.5.1.2 Controlled Activities C10]</i> Retain as notified.
842.22		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School)	Not Stated	Retain as notified.

		Zone > 13.6.4.2 - Built form standards > 13.6.4.2.7 - Water supply for firefighting		
842.23		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.8 - Policy - Firefighting water capacity	Support	Retain as notified.
842.24		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Seek Amend ment	<p>Add new policy:</p> <p><u>14.2.6.3 Policy – Reverse Sensitivity</u></p> <p><u>a. Within Medium Density Residential areas:</u></p> <p><u>i. enable the ongoing operation, use and redevelopment of existing emergency service facilities.</u></p>
842.25		7 - Transport > 7.4 - Rules - Transport >	Support	[S]upports the consideration of parking made through the PC14 amendments made to the matter of control 14.15.1 Residential Design Principles.

		7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required		
842.26		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	[S]upports the consideration of parking made through the PC14 amendments made to the matter of control 14.15.1 Residential Design Principles.
842.27		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective -	Seek Amendment	<p>Add new policy:</p> <p><u>14.2.7.7 Policy – Reverse sensitivity:</u></p> <p><u>a. Within High Density Residential areas:</u></p> <p><u>i. enable the ongoing operation, use and redevelopment of existing emergency service facilities.</u></p>

		High Density Residential Zone		
842.28		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Seek Amend ment	<p>Add new policy:</p> <p><u>14.2.8.8 Policy – Reverse sensitivity</u></p> <p><u>a. Within Future Urban areas:</u></p> <p><u>i. enable the ongoing operation, use and redevelopment of existing emergency service facilities.</u></p>
842.29		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amend ment	<p>Amend as follows: 14.4.2.3 Building height</p> <p>a. The maximum height of any building shall be: ...</p> <p>Advice note:</p> <ol style="list-style-type: none"> 1. See the permitted height exceptions contained within the definition of height 2. <u>Emergency service facilities, emergency service towers and communication poles are exempt from this rule.</u>
842.30		14 - Residential > 14.5 - Rules - Medium Density Residential Zone >	Seek Amend ment	<p>Amend 14.5.1.3 RD21 as follows:</p> <p>a. Residential units that do not meet Rule 14.5.2.14 – Water supply for fire fighting.</p> <p>b. Any application arising from this rule shall not be publicly notified.</p> <p>Council's discretion is limited to:</p>

		14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities		a. Water supply for fire fighting – Rule 14.15. 7 <u>8</u>
842.31		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Not Stated	<p>Amend as follows:</p> <p>14.5.2.3 Building height and maximum number of storeys</p> <p>...</p> <p><u>Advice note:</u></p> <ol style="list-style-type: none"> 1. See the permitted height exceptions contained within the definition of height 2. Emergency service facilities, emergency service towers and communication poles are exempt
842.32		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum	Oppose	<p>Amend as follows:</p> <p><u>Advice note:</u></p> <p><u>Building setback requirements are further controlled by the Building Code. This includes the provision for firefighter access to buildings and egress from buildings. Plan users should refer to the applicable controls within the Building Code to ensure compliance can be achieved at the building consent stage. Issuance of a resource consent does not imply that waivers of Building Code requirements will be considered/granted.</u></p>

		building setbacks		
842.33		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.14 - Water supply for fire fighting	Support	Retain Rule 14.5.2.14 - Water supply for firefighting as notified.
842.34		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	<p><i>[Amend as follows]</i></p> <p>14.6.1.3. Restricted Discretionary activity RD1</p> <p>a. Any cultural activity at 52 Rolleston Avenue (Lot 2 DP 496200), that does not meet one or more of the built form standards in Rule 14.6.2.</p> <p>b. Any application arising from Rule 14.6.2. 12 <u>13</u></p>
842.35		14 - Residential > 14.6 - Rules - High Density Residential Zone >	Seek Amendment	<p><i>[14.6.1.3. Restricted Discretionary activity RD4]</i> Amend as follows:</p> <p>a. Any new building, or alteration or addition to an existing building for a retirement village that meet the following built form standards:</p> <p>i. Rule 14.6.2.1 Building height</p>


		14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities		<p>ii. Rule 14.6.2.2 Height in relation to boundary</p> <p>iii. Rule 14.6.2.4.3 Setbacks</p> <p>iv. Rule 14.6.2.13 Water supply for firefighting</p> <p>b. Any application arising from this rule shall not be limited or publicly notified.</p> <p>Council's discretion shall be limited to the following matters:</p> <p>Retirement villages – Rule 14.15.10</p>
842.36		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	<p>[14.6.1.3. Restricted Discretionary activity RD5] Amend as follows:</p> <p>a. Any new building, or alteration or addition to an existing building for a retirement village that does not meet one or more of the following built form standards:</p> <p>i. Rule 14.6.2.1 Building height</p> <p>ii. Rule 14.6.2.2 Height in relation to boundary</p> <p>iii. Rule 14.6.2.4.3 Setbacks</p> <p>iv. Rule 14.6.2.13 Water supply for firefighting</p> <p>b. Any application arising from Rule 14.6.2.3 shall not be limited or publicly notified.</p> <p>c. Any application arising from Rule 14.6.2.1.2.3 shall not be publicly notified and shall be limited notified only to Fire and Emergency New Zealand (absent its written approval).</p>
842.37		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 -	Seek Amendment	<p>Amend 14.6.2.1-Building height as follows:</p> <p>Advice note:</p> <p>1. See the permitted height exceptions contained within the definition of height</p> <p><u>2. Emergency service facilities, emergency service towers and communication poles are exempt from this rule.</u></p>

		Building height		
842.38		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amend ment	<p>Amend 14.6.2.3-Setbacks as follows:</p> <p><u><i>Advice note:</i></u></p> <p><u><i>Building setback requirements are further controlled by the Building Code. This includes the provision for firefighter access to buildings and egress from buildings. Plan users should refer to the applicable controls within the Building Code to ensure compliance can be achieved at the building consent stage. Issuance of a resource consent does not imply that waivers of Building Code requirements will be considered/granted.</i></u></p>
842.39		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.3 - Restricted discretionary activities	Seek Amend ment	<p><i>[14.7.1.3 Restricted discretionary activities RD18]</i></p> <p>Amend as follows:</p> <p>Council's discretion shall be limited to the following matter:</p> <p>a. Water supply for fire fighting – Rule 14.15.78</p>
842.40		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status	Support	<p><i>[14.8.1.3 Restricted discretionary RD9]</i> Amend as follows:</p> <p>Council's discretion shall be limited to the following matter:</p> <p>a. Water supply for fire fighting – Rule 14.15.78</p>

		tables > 14.8.1.3 - Restricted discretionar y activities		
842.41		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.3 - Restricted discretionar y activities	Seek Amend ment	<p><i>[14.9.1.3. Restricted discretionaryactivitiesRD15]</i></p> <p>Amend as follows:</p> <p>Council’s discretion shall be limited to the following matter:</p> <p>a. Water supply for fire fighting – Rule 14.15.78</p>
842.42		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.5 - Minimum building setbacks from internal boundaries	Seek Amend ment	<p>Amend Rule 14.9.2.5 - Minimum building setbacks from internal boundaries as follows:</p> <p><u><i>Advice note:</i></u></p> <p><u><i>Building setback requirements are further controlledby the Building Code. This includes the provision forfirefighter access to buildings and egress frombuildings. Plan users should refer to the applicablecontrols within the Building Code to ensurecompliance can be achieved at the building consentstage. Issuance of a resource consent does notimply that waivers of Building Code requirements willbe considered/granted.</i></u></p>

842.43		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Seek Amend ment	<p>Amend 14.12.2.1-Building height as follows:</p> <p><u>Advice note:</u></p> <p>1. See the permitted height exceptions contained within the definition of height</p> <p><u>2. Emergency service facilities, emergency service towers and communication poles are exempt from this rule.</u></p>
842.44		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.5 - Minimum building setbacks from internal boundaries and railway lines	Seek Amend ment	<p>Amend 14.12.2.5-Minimum building setbacks from internal boundaries and railway lines as follows:</p> <p>a. The minimum building setback from internal boundaries shall be as follows:</p> <p>e. <u>b.</u> For a retirement village or a comprehensive residential development, this rule applies only to the internal boundaries on the perimeter of the entire development.</p> <p>d. <u>c.</u> For the purposes of this rule, this excludes guttering up to 200mm in width from the wall of a building.</p> <p><u>Advice note:</u></p> <p><u>Building setback requirements are further controlled by the Building Code. This includes the provision for firefighter access to buildings and egress from buildings. Plan users should refer to the applicable controls within the Building Code to ensure compliance can be achieved at the building consent stage. Issuance of a resource consent does not imply that waivers of Building Code requirements will be considered/granted.</u></p>
842.45		14 - Residential > 14.15 - Rules - Matters of control and discretion >	Seek Amend ment	<p>Amend 14.15.1-Residential design principles as follows:</p> <p>...</p> <p>g. Access, parking and servicing</p>

		14.15.1 - Residential design principles		<p>i. Whether the development provides for good, safe access and integration of space for pedestrian movement, cyclist servicing, and parking (where provided).</p> <p>ii. The relevant considerations are the extent to which the development:</p> <p>A. integrates access in a way that is safe for all users, and offers direct and convenient access for pedestrians and cyclists from the street to the front door of each unit;</p> <p>B. provides effective physical separation between vehicles and any dedicated pedestrian access;</p> <p>C. when parking areas and garages are provided, these are designed and located in a way that does not dominate the development, particularly when viewed from the street or other public open spaces;</p> <p>D. when no on-site car parking is provided, the movement of people and car-free modes of travel are facilitated, including accesses that are of sufficient width and standard of formation to be used by people with differing mobility needs; and</p> <p>E. provides for suitable storage (including bike storage) and service spaces which are conveniently accessible for people with differing mobility needs, safe and/or secure, and located and/or designed to minimise adverse effects on occupants, neighbours and public spaces.</p> <p><u>iii. Whether the development provides for appropriate emergency access on/to the site:</u></p> <p><u>A. The extent to which access to the on-site alternative firefighting water supply complies with SNZ PAS 4509:2008 New Zealand Fire Service Firefighting Water Supplies Code of Practice.</u></p> <p><u>B. The extent to which developments provide for emergency service access including pedestrian accessways that are clear, unobstructed and well lit</u></p> <p><u>C. The extent to which wayfinding for different properties on a development are clear in day and night is provided.</u></p>
842.46		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on	Seek Amendment	<p>Amend 14.15.3-Impacts on neighbouring property as follows:</p> <p>...</p> <p><u>viii. Fire risk mitigation incorporated to avoid horizontal spread of fire across boundaries; and</u></p> <p><u>ix. Provision of suitable firefighting water supply and pressure.</u></p> <p>-</p>

		neighbouring property		
842.47		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.8 - Water supply for fire fighting	Support	Retain 14.15.8-Water supply for fire fighting as notified.
842.48		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Seek Amendment	<p>Fire and Emergency request that the boundaries of RHA 2 are reduced to exclude the Fire and Emergency City Station site at 91 Chester Street East as shown in Figure 2 below.</p> 
842.49		15 - Commercial > 15.2 - Objectives and policies >	Support	Retain 15.2.4-Objective - Urban form, scale and design outcomes as notified.

		15.2.4 - Objective - Urban form, scale and design outcomes		
842.50		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Support	Retain 15.4.2.2-Maximum building height as notified.
842.51		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.8 - Water	Support	Retain 15.4.2.8-Water supply for fire fighting as notified.

		supply for fire fighting		
842.52		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	<p>Amend 15.5.2.2-Maximum building height as follows:</p> <p><u>Advice note:</u></p> <p><u>1. See the permitted height exceptions contained within the definition of height</u></p> <p><u>2. Emergency service facilities, emergency service towers and communication poles are exempt from this rule.</u></p>
842.53		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.8 - Water supply for fire fighting	Support	Retain 15.5.2.8-Water supply for fire fighting as notified.
842.54		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone >	Support	<p>Amend 15.6.2.1-Maximum building height as follows:</p> <p><u>Advice note:</u></p> <p><u>1. See the permitted height exceptions contained within the definition of height</u></p> <p><u>2. Emergency service facilities, emergency service towers and communication poles are exempt from this rule.</u></p>

		15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height		
842.55		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.7 - Water supply for fire fighting	Support	Retain 15.6.2.7-Water supply for fire fighting as notified.
842.56		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial	Support	Retain 15.7.2.4-Minimum building setback from the boundary with a Residential Zone as notified.

		Banks Peninsula Zone > 15.7.2.4 - Minimum building setback from the boundary with a Residential Zone		
842.57		15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.7 - Water supply for fire fighting	Support	Retain 15.7.2.7-Water supply for fire fighting as notified.
842.58		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.1 -	Support	[15.8.1.3 Restricted discretionary activities RD1] Retain as notified.

		Activity status tables - Large Format Retail Zone > 15.8.1.3 - Restricted discretionary activities		
842.59		15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.7 - Water supply for fire fighting	Seek Amendment	Amend 15.8.2.7-Water supply for fire fighting as follows: c. Any application arising from this rule shall not be publicly notified and shall be limited notified only to New Zealand Fire Service Commission Fire and Emergency New Zealand (absent its written approval).
842.60		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables -	Support	[15.9.1.3 Restricted discretionary activities RD1] Retain as notified.

		Commercial Office Zone > 15.9.1.3 - Restricted discretionary activities		
842.61		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.3 - Restricted discretionary activities	Support	[15.10.1.3 Restricted discretionary activities RD1] Retain as notified.
842.62		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Support	Retain 15.10.2.1-Maximum building height as notified.
842.63		15 - Commercial	Support	Retain 15.10.2.3-Minimum building setback from residential zones as notified.

		> 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.3 - Minimum building setback from residential zones		
842.64		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.7 - Water supply for fire fighting	Support	Retain 15.10.2.7-Water supply for fire fighting as notified.
842.65		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form	Support	<p>Amend 15.10.2.9-Minimum standards for Comprehensive Residential Development as follows:</p> <p>a. All shared pedestrian access ways within andthrough a site shall:</p> <p>i. have a minimum width of A. 3 metres on a straight accessway including excluding planting. B. 6.2 metres on a curved or cornered accessway C. 4.5m space to position the ladder and perform operational tasks.</p>

		standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development		<p>ii. The width for pedestrian access shall be clear of any fencing, storage or servicing, except security gates, where necessary.</p> <p>iii. provide wayfinding for different properties on a development are clear in day and night.</p>
842.66		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Support	[15.11.1.3. Restricted discretionary activity RD5] Retain as notified.
842.67		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.13 -	Seek Amendment	<p>Amend 15.11.2.13-Water supply for fire fighting as follows:</p> <p>c. Any application arising from this rule shall not be publicly notified. Limited notification, if required, shall only be to <u>Fire and Emergency New Zealand</u> the New Zealand Fire Service Commission (absent its written approval).</p>

		Water supply for fire fighting		
842.68		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	<i>[15.12.1.3 Restricted discretionary activities RD2]</i> Retain as notified.
842.69		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.7 - Minimum setback from the boundary with a	Support	Retain 15.12.2.7-Minimum setback from the boundary with a residential zone or from an internal boundary as notified.

		residential zone or from an internal boundary		
842.70		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.8 - Water supply for fire fighting	Seek Amendment	<p>Amend Central City Mixed Use Zone > 15.12.2.8-Water supply for fire fighting as follows:</p> <p>..;</p> <p>Any application arising from this rule shall not be publicly notified and shall be limited notified only to New Zealand Fire Service Commission <u>Fire and Emergency New Zealand</u> (absent its written approval)</p>
842.71		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 -	Support	<i>[15.13.1.3 Restricted discretionary activities RD5]</i> Retain as notified.

		Restricted discretionary activities		
842.72		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.9 - Water supply for fire fighting	Seek Amendment	<p>Amend 15.13.2.9-Water supply for fire fighting as follows:</p> <p>...</p> <p>Any application arising from this rule shall not be publicly notified and shall be limited notified only to New Zealand Fire Service Commission Fire and Emergency New Zealand (absent its written approval).</p>
842.73		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	<p>Regarding P2:</p> <p>Fire and Emergency seek clarity as to whether an intrusive building within a residential heritage area would be subject to the activity specific standards set out in permitted activity rule 9.3.4.1.1.</p> <p>Fire and Emergency request that the boundaries of RHA 2 are reduced to exclude the Fire and Emergency City Station site at 91 Chester Street East as shown in Figure 2 below.</p>



Figure 2: Requested relief to remove 91 Chester

842.74

9 - Natural and Cultural Heritage >
9.3 - Historic heritage >
9.3.4 - Rules

Oppose

Regarding P3:

Ensure that 91 Chester Street East is not subject to this control; remove site from RHA.

		- Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities		
842.75		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Regarding P12: Ensure that 91 Chester Street East is not subject to this rule; remove site from RHA.
842.76		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Regarding P13: Ensure that 91 Chester Street East is not subject to this rule; remove site from RHA.

842.77		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	Regarding RD6: Ensure that 91 Chester Street East is not subject to this rule; remove site from RHA.
842.78		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Regarding RD8: Retain as notified.
842.79		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of	Oppose	Ensure that this standard does not apply to 91 Chester Street East; remove the RHA from this site.

		discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings		
842.80		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Support	Retain as notified.

842.81		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Remove 91 Chester Street East from the Schedule.
842.82		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.1 - Appendix - Criteria for the assessment of significance of heritage values	Oppose	Remove 91 Chester Street East from RHA.

Allan Taunt

Submitter 843

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
843.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
843.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
843.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
843.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
843.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
843.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
843.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
843.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
843.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
843.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
843.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.
843.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Hayden Smythe

Submitter 844

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
844.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
844.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
844.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
844.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
844.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
844.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
844.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the SunlightAccess Qualifying Matter] seek[s] that the council drop this qualifyingmatter.
844.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
844.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
844.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

844.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upports high-density housing near the city and commercial centres.
844.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	[S]eeks that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Christopher Evan

Submitter 845

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
845.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws
845.2		20 - All of Plan	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws
845.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws.
845.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws.
845.5		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws
845.6		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws

Lauren Bonner

Submitter 846

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
846.1		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

846.2		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low PublicTransport Accessibility Qualifying Matter] seek[s] that the council drop thisqualifying matter.
846.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
846.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
846.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the councilretains the tree canopy requirement and contributions plan.
846.6		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
846.7		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	[S]eeks that the council enable 6 to 10 storeys for residential buildings near commercial centres.
846.8		19 - Planning Maps > 19.2 - HRZ Zoning	Support	[S]upports high-density housing near the city and commercial centres.
846.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
846.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
846.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

Will Struthers

Submitter 847

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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847.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
847.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
847.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
847.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
847.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
847.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
847.7		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
847.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
847.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
847.10		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
847.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	I support high-density housing near the city and commercial centres.

Peebles Group Limited

Submitter 848

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
848.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the planning maps to rezone the properties at 468-470 Cranford Street as LCZ, as indicated below.
848.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend the planning maps to rezone the properties at 468-470 Cranford Street as LCZ, as indicated below.

Entropy MMX Limited

Submitter 849

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
849.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the planning maps to rezone the properties at 142-144 Winters Road as IG, MRZ, or RS.
849.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the planning maps to rezone the properties at 142-144 Winters Road as IG, MRZ, or RS.

Crichton Development Group Limited

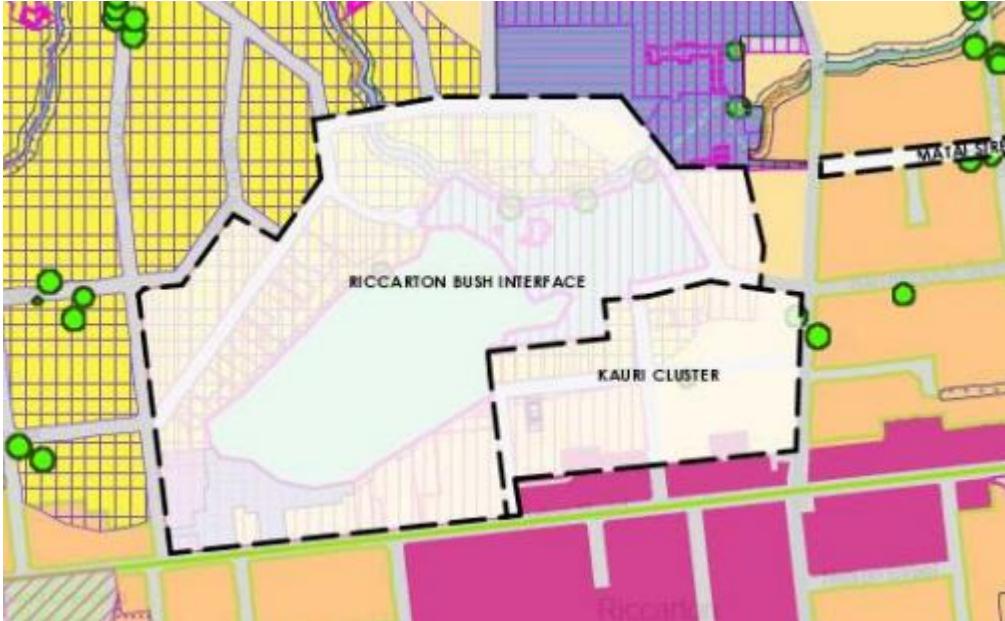
Submitter 850

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
850.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Amend the planning maps to rezone the properties at 5-19 John Paterson Drive and 451 Halswell Junction Road as MRZ.
850.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Amend the planning maps to rezone the properties at 5-19 John Paterson Drive and 451 Halswell Junction Road as MRZ.

Robert Leonard Broughton

Submitter 851

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
851.1		20 - All of Plan	Oppose	<i>[Seek]</i> the plan change should be reviewed once a proper social impact assessment has been completed.
851.2		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Seek amendment to the qualifying matter [make them more restrictive].
851.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seek amendment to the qualifying matter [make them more restrictive].
851.4		14 - Residential > 14.5	Seek Amendment	Seek amendment to the qualifying matter [make them more restrictive].

		- Rules - Medium Density Residenti al Zone > 14.5.2 - Built form standard s > 14.5.2.6 - Height in relation to boundary		
851.5		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amend ment	<p>[A]ll areas referred to in WSP's Putaringamotu Riccarton Bush Heritage Landscape Review <i>[known as the Kauri Cluster]</i> (recommended for inclusion in the RBIA) should be limited to 2-storeys and remain Residential Suburban density.</p> <p>That specifically the area remain as currently zoned: Residential Suburban. Specifically in my case that the south side of Rata Street not be rezoned Medium Density</p> 

851.6		19 - Planning Maps > 19.9 - Any other QMs	Seek Amend ment	<i>[Seeks]</i> A new qualifying matter: Riccarton Commercial/Residential Transition Zone.
851.7		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amend ment	<i>[Seek]</i> the properties on the southern side of Rata Street, should, for reason and consistency, all be included in the Airport Noise Influence Zone.
851.8		19 - Planning Maps > 19.3 - Commer cial Zoning	Seek Amend ment	<p><i>[Seek]</i> the walking distances to Riccarton centre boundaries (which we understand the legislation states defines the extent of high density 6-storey residential zones) be reconsidered based, not on distance, but on time taken to walk to key amenities in the centre zone.</p> <p>The centre of Riccarton should be taken as the CCC Community Centre in Clarence Street.</p>
851.9		14 - Residenti al > 14.2 - Objective s and Policies > 14.2.7 - Objective - High Density Residenti al Zone > 14.2.7.2 - Policy - High density location	Seek Amend ment	<p><i>[Seek]</i> the walking distances to Riccarton centre boundaries (which we understand the legislation states defines the extent of high density 6-storey residential zones) be reconsidered based, not on distance, but on time taken to walk to key amenities in the centre zone.</p> <p>The centre of Riccarton should be taken as the CCC Community Centre in Clarence Street.</p>

851.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	<p>Protections for trees, and incentives for planting more trees, should be part of the changes proposed in PC14.</p> <p>Any financial contributions made to compensate for tree removal should be required to be spent in the area where trees are removed to, at least, replace what was there with equivalent planting.</p>
851.11		3 - Strategic Directions	Seek Amendment	[A]ny plan changes under PC14 be subject to the over-riding strategies that the Council has put in place. That account be taken of international moves to green, sustainable cities able to cope with extreme weather conditions. That account be taken of the geoscience pertaining to Christchurch.
851.12		20 - All of Plan	Oppose	Do not embark on over-intensification.
851.13		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Establish a planned Putangirua-Riccarton Precinct as a new qualifying matter.

851.14		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amend ment	<p>[Seek] the walking distances to Riccarton centre boundaries (which we understand the legislation states defines the extent of high density 6-storey residential zones) be reconsidered based, not on distance, but on time taken to walk to key amenities in the centre zone.</p> <p>The centre of Riccarton should be taken as the CCC Community Centre in Clarence Street.</p>

Christchurch International Airport Limited (CIAL)

Submitter 852

Original Submission Number	Further Submission No	Provision	Position	Decision Requested			
852.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Amend the spatial extent of the QM on the planning maps to show the outer extent of the updated remodelled S0dBA Ldn Air Noise Annual Average and Outer Envelope contours dated May 2023, and the operative contour, as illustrated on the Plan attached as Appendix A(i).			
852.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Retain the operative District Plan residential zones beneath the contours, rather than apply the MRZ and HRZ.			
852.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Retain the operative District Plan residential zones beneath the contours, rather than apply the MRZ and HRZ.			
852.4		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Amend new objective 3.3.7 - Well-functioning urban environment as follows: a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for;... <u>v. reduced density of development for sensitive activities where a Qualifying Matter applies.</u>			
852.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Amend Table 1- Qualifying Matters, as follows: <table border="1"><tr><td>Chapter 14 Residential</td></tr><tr><td>Safe or efficient operation of nationally significant infrastructure (Christchurch Airport)</td></tr><tr><td>14.4.1 – 14.4.4, <u>14.9</u>, 14.13, 14.14 Low Density Residential Airport Influence Zone and Airport Influence Density Precinct <u>Airport Noise Influence Area</u></td></tr></table>	Chapter 14 Residential	Safe or efficient operation of nationally significant infrastructure (Christchurch Airport)	14.4.1 – 14.4.4, <u>14.9</u> , 14.13, 14.14 Low Density Residential Airport Influence Zone and Airport Influence Density Precinct <u>Airport Noise Influence Area</u>
Chapter 14 Residential							
Safe or efficient operation of nationally significant infrastructure (Christchurch Airport)							
14.4.1 – 14.4.4, <u>14.9</u> , 14.13, 14.14 Low Density Residential Airport Influence Zone and Airport Influence Density Precinct <u>Airport Noise Influence Area</u>							

				<table><tr><th>Chapter 15 Commercial</th></tr><tr><td>Safe or efficient operation of nationally significant infrastructure (Christchurch Airport)</td></tr><tr><td>15.2.4.6 Policy – Strategic Infrastructure</td></tr><tr><td>15.4.1.1 P21 and 15.4.1.5 NC1<u>2</u> – Town Centre Zone - Residential activity within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u></td></tr><tr><td>15.5.1.1 P21 and 15.5.1.5 NC2 – Local Centre Zone - Residential activities within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u></td></tr><tr><td>15.6.1.1 P19 – Neighbourhood Centre Zone - Residential activities within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u></td></tr><tr><td>15.6.1.5 NC2 - Neighbourhood Centre Zone - Sensitive activities within the 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u></td></tr><tr><td><u>15.9.1.1 P10 - Commercial Office Zone - Preschool outside of the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area</u></td></tr></table>	Chapter 15 Commercial	Safe or efficient operation of nationally significant infrastructure (Christchurch Airport)	15.2.4.6 Policy – Strategic Infrastructure	15.4.1.1 P21 and 15.4.1.5 NC 1 <u>2</u> – Town Centre Zone - Residential activity within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>	15.5.1.1 P21 and 15.5.1.5 NC2 – Local Centre Zone - Residential activities within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>	15.6.1.1 P19 – Neighbourhood Centre Zone - Residential activities within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>	15.6.1.5 NC2 - Neighbourhood Centre Zone - Sensitive activities within the 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>	<u>15.9.1.1 P10 - Commercial Office Zone - Preschool outside of the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area</u>
Chapter 15 Commercial												
Safe or efficient operation of nationally significant infrastructure (Christchurch Airport)												
15.2.4.6 Policy – Strategic Infrastructure												
15.4.1.1 P21 and 15.4.1.5 NC 1 <u>2</u> – Town Centre Zone - Residential activity within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>												
15.5.1.1 P21 and 15.5.1.5 NC2 – Local Centre Zone - Residential activities within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>												
15.6.1.1 P19 – Neighbourhood Centre Zone - Residential activities within 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>												
15.6.1.5 NC2 - Neighbourhood Centre Zone - Sensitive activities within the 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>												
<u>15.9.1.1 P10 - Commercial Office Zone - Preschool outside of the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area</u>												

				<p><u>15.9.1.5 NC2 - Commercial Office Zone - Sensitive activities within the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area</u></p> <p>15.10.1.1 P27 and 15.10.1.5 <u>NCI-Mixed Use Zone - Residential activities - Internal bedroom noise reduction, and Residential activities within 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area.</u></p>
852.6		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	<p>Amend Rule 8.6.1.a. as follows:</p> <p>Minimum net site area and dimension</p> <p>a. Allotments in the Residential Suburban, Residential Hills, Residential Large Lot Residential, Open Space Metropolitan Facilities (golf courses, Riccarton Racecourse and Wilding, Western, Kearneys and Christchurch Parks) and <u>the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area Low Density Residential Airport Influence Zones</u> shall have a minimum dimension of 16m x 18m.</p> <p>Amend Table 1 Minimum net site area - residential zones by deleting clause d and e that refer to the "Low Density Residential Airport Influence Zone" and the "Low Density Residential Airport Influence Zone - Airport Influence Density Precinct".</p> <p>Amend Table 6 "Allotments with existing or proposed buildings" clauses a and b by removal of the references to the "Low Density Residential Airport Influence Zone" and the "Low Density Residential Airport Influence Zone-Airport Influence Density Precinct".</p>
852.7		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	<p>Retain new Policy 14.2.3.2</p> <p>14.2.3.2 Policy - MDRS Policy 2</p> <p>a. Apply the MDRS across all relevant residential zones in the district plan except in circumstances where a qualifying matter is relevant (including matters of significance such as historic heritage and the relationship of Maori and their culture and traditions with their ancestral lands, water, sites, wahi tapu, and other taonga).</p>

852.8		14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure	Support	<p>Retain Objective 14.2.4 and related policy 14.2.4.1</p> <p>14.2.4 Objective - Strategic infrastructure</p> <p>a. Development of sensitive activities does not adversely affect the efficient operation, use, and development of Christchurch International Airport and Port of Lyttelton, the rail network, the National Grid and the identified 66kV and 33kV electricity distribution lines and the Heathcote to Lyttelton 11kV electricity distribution line, the state highway network, and other strategic infrastructure.</p> <p>14.2.4.1 Policy - Avoidance of adverse effects on strategic infrastructure a. Avoid reverse sensitivity effects on strategic infrastructure including: i. Christchurch International Airport...</p>
852.9		14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure > 14.2.4.1 - Policy - Avoidance of adverse effects on strategic infrastructure	Support	<p>Retain Objective 14.2.4 and related policy 14.2.4.1</p> <p>14.2.4 Objective - Strategic infrastructure</p> <p>a. Development of sensitive activities does not adversely affect the efficient operation, use, and development of Christchurch International Airport and Port of Lyttelton, the rail network, the National Grid and the identified 66kV and 33kV electricity distribution lines and the Heathcote to Lyttelton 11kV electricity distribution line, the state highway network, and other strategic infrastructure.</p> <p>14.2.4.1 Policy - Avoidance of adverse effects on strategic infrastructure a. Avoid reverse sensitivity effects on strategic infrastructure including: i. Christchurch International Airport..</p>
852.10		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.11 - Policy - Managing site-specific Residential Large Lot development	Support	<p>Retain new Policy 14.2.5.11</p> <p>14.2.5.11 Policy - Managing site-specific Residential Large Lot development</p> <p>a. Enable development within mixed density precincts in a way that:</p> <p>i. Within the Rural Hamlet area, avoids reverse sensitivity to airport activities and surrounding rural environment ...</p>
852.11		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status	Seek Amendment	<p>Amend Rule 14.4.1.3 RD30 as follows:</p> <p>a. Activities and buildings that do not meet one or more of the activity specific standards in Rule 14.4.1.1 (except for P16 - P18 standard ix. relating to noise sensitive activities in the 50 dB Ldn Air Noise Contour and or the Qualifying</p>

		tables > 14.4.1.3 - Restricted discretionary activities		Matter Airport Noise Influence Area, refer to Rule 14.4.1.3 RD3 04 ; or P16-P19 standard x. relating to storage of heavy vehicles, refer to Rule 14.4.1.4 D2) for...
852.12		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Seek Amendment	<p>Amend rule 14.4.1.3 RD34 as follows:</p> <p>a. The following activities and facilities located within the 50 dB Ldn Air Noise Contour and or the Qualifying Matter Airport Noise Influence Area as shown on the Planning Maps:</p> <p>i. Residential activities which are not provided for as a permitted or controlled activity <u>in this Chapter and which do not comply with:</u></p> <ul style="list-style-type: none"> • <u>14.4.2.1 Site density; or</u> • <u>14.4.2.3 Building height; or</u> • <u>14.4.2.4 Site coverage; or</u> • <u>14.4.2.5 Outdoor living space;</u> <p>ii. Education activities (Rule 14.4.1.1 P16);</p> <p>iii. Preschools (Rule 14.4.1.1 P17); or</p> <p>iv. Health care facilities (Rule 14.4.1.1 P18)</p> <p>v. Visitor accommodation in a heritage item Rule 14.4.1.1 P30).(Plan Change 4 Council Decision subject to appeal)</p> <p>b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Christchurch International Airport Limited(absent its written approval).</p>
852.13		19 - Planning Maps > 19.10 - Any other zones	Oppose	Amend the planning maps to remove Residential New Neighbourhood zoning and rename to Residential Suburban or Residential Suburban Density Transition zone.
852.14		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendment	<p>Amend rule 14.12.1.3 RD16 as follows:</p> <p>a. Activities and buildings that do not meet any one or more of the activity specific standards in Rule 14.12.1.1 (except for P8 to P10 activity standard ix. relating to noise sensitive activities in the 50 dB Ldn Air Noise Contour <u>or the</u></p>

				<u>Qualifying Matter Airport Noise Influence Area</u> refer to RD26; or P8 to P12 activity standard x. relating to storage of heavy vehicles refer to Rule 14.12.1.4 D2) for...
852.15		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendment	<p>Amend rule 14.12.1.3 RD26 as follows:</p> <p>a. The following activities and facilities located within the 50 dB Ldn Air Noise Contour and or the Qualifying Matter Airport Noise Influence Area as shown on the Planning Maps:</p> <p>i. Residential activities which are not provided for as a permitted or controlled activity <u>in this Chapter and which do not comply with:</u></p> <ul style="list-style-type: none"> • <u>14.12.2.1 Building height; or</u> • <u>14.12.2.2 Site coverage; or</u> • <u>14.12.2.3 Outdoor living space; or</u> • <u>14. 12.2.14 Minimum unit size; or</u> • <u>14.12.2.16 Outline development plan; or</u> • <u>14.12.2.17 Comprehensive residential development.</u> <p>ii. Education activities (Rule 14.12.2.1 P8);</p> <p>iii. Preschools (Rule 14.12.2.1 P9); or</p> <p>iv. Health care facilities (Rule 14.12.2.1 P10)</p> <p>v. Visitor accommodation in a heritage item Rule 14.12.1.1 P25).(Plan Change 4 Council Decision subject to appeal)</p> <p>b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Christchurch International Airport Limited(absent its written approval).</p>
852.16		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.1 - Site and precinct density	Support	<p><i>[Retain as notified]</i></p> <p>Residential activities are permitted within the zone (PI). Rule 14.9.2.1.ix specifies a minimum net site area of 2000m2.</p> <p>RDA consent (RD2) required for residential units on sites which do not meet the density standard of rule 14.9.2.1by up to 10%. Such consents shall not be limited or publicly notified. Where the 10% margin is breached a fully discretionary consent is required (D4).</p>

852.17		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Seek Amendment	Amend Rule 15.4.1.1 P21 as follows: Residential activity-Activity specific standard: h. The activity shall not be located within the 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u> as shown on the planning maps.
852.18		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Seek Amendment	[Amend Rule 15.5.1.1 P21 as follows: <i>Residential activity - Activity specific standard:</i> g. The activity shall not be located within the 50dB Ldn Air Noise Contour <i>or the Airport Noise Influence Area</i> as shown on the planning maps.
852.19		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.5 - 15.4.1.5 Non-complying activities	Seek Amendment	Amend Rule 15.4.1.5 NC2 as follows: Sensitive activities within the 50 dB Ldn Air Noise Contour or the <u>Airport Noise Influence Area</u> as defined on the planning maps.
852.20		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.5 - Non-complying activities	Seek Amendment	Amend Rule 15.5.1.5 NC2 as follows: Sensitive activities within the 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u> as defined on the planning maps.
852.21		15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables - Commercial Office Zone > 15.9.1.1 - Permitted activities	Seek Amendment	Amend Rule 15.9.1.1 P10 as follows: a. outside the 50 dB Ldn Air Noise Contour <u>or the Airport Noise Influence Area</u>
852.22		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	Amend Rule 15.10.1.1 P27 by inserting a new activity standard as follows: <u>f. The activity shall not be located within the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area as shown on the planning maps.</u> Consequential renumbering of existing activity standards that follow and rule reference renumbering as required.
852.23		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone >	Seek Amendment	Amend Rule 15.10.1.5 NC1 as follows: NC1 Any residential activity not meeting Rule 15.10.1.1 P27 (e) <u>or (f)</u>

		15.10.1.5 - Non-complying activities		
852.24		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.1 - Appendix 13.6.6.1 State Schools	Oppose	Amend Appendices 13.6.6.1, 13.6.6.2, 13.6.6.3 and 13.7.6.1 to ensure that sites beneath the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area retain the operative plan Residential Suburban or Residential Suburban Transition Zone.
852.25		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Oppose	Amend Appendices 13.6.6.1, 13.6.6.2, 13.6.6.3 and 13.7.6.1 to ensure that sites beneath the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area retain the operative plan Residential Suburban or Residential Suburban Transition Zone.
852.26		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Oppose	Amend Appendices 13.6.6.1, 13.6.6.2, 13.6.6.3 and 13.7.6.1 to ensure that sites beneath the 50 dB Ldn Air Noise Contour or the Airport Noise Influence Area retain the operative plan Residential Suburban or Residential Suburban Transition Zone.

Lyttelton Port Company Limited

Submitter 853

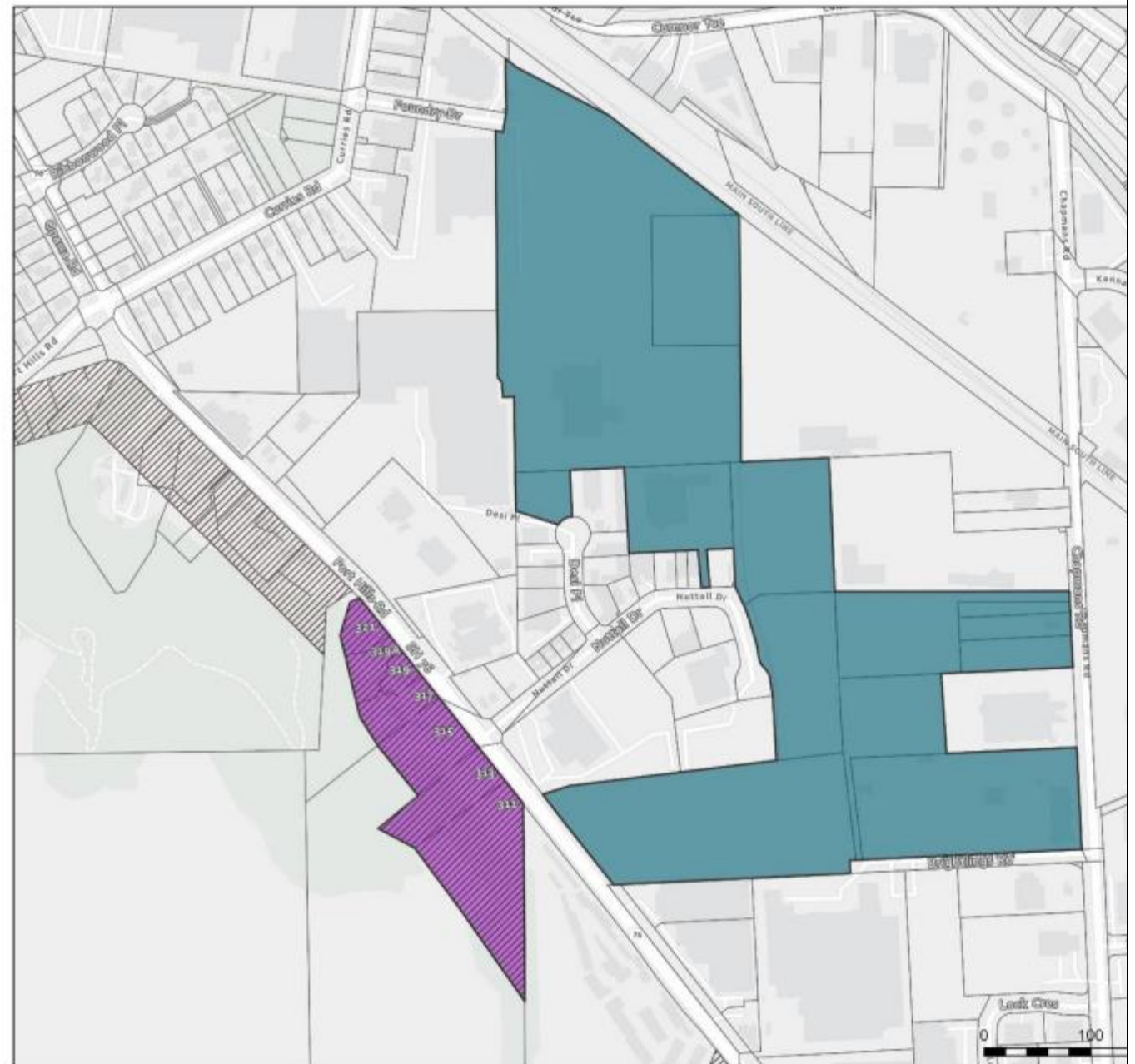
Original Submission Number	Further Submission No	Provision	Position	Decision Requested
853.1		14 - Residential	Support	Chapters 14 and 15 – Residential Banks Peninsula Zone and Commercial Banks Peninsula Zone Retain without amendment all provisions that apply to or refer to the Lyttelton Port Influences Overlay as notified.
853.2		15 - Commercial	Support	Chapters 14 and 15 – Residential Banks Peninsula Zone and Commercial Banks Peninsula Zone Retain without amendment all provisions that apply to or refer to the Lyttelton Port Influences Overlay as notified.
853.3		6 - General	Support	Retain 6.1A.1 as notified.

		Rules and Procedures		
853.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Not State d	Ensure LPC's facilities remain exempt from requirements.
853.5		14 - Residential > 14.1 - Introduction	Support	Retain as notified.
853.6		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective	Support	Retain MDRS policy 2a as notified.

		2 > 14.2.3.2 - Policy - MDRS Policy 2		
853.7		14 - Residenti al > 14.3 - How to interpret and apply the rules	Supp ort	Retain as notified 14.3 How to interpret and apply the rules point f
853.8		19 - Planning Maps > 19.9 - Any other QMs	Supp ort	Retain “Qualifying Matter – Lyttelton Port Influences Overlay” as notified.
853.9		14 - Residenti al > 14.8 - Rules - Residenti al Banks Peninsula Zone > 14.8.3 - Area- specific rules - Residenti al Banks Peninsula Zone > 14.8.3.1 - Area- specific activities	Supp ort	Retain area-specific activities for Residential Banks Peninsula Zone as notified in 14.8.3.1.1 – 14.8.3.1.5

853.10		19 - Planning Maps > 19.9 - Any other QMs	Oppose	Include new “Qualifying Matter –Inland Port Influences Overlay”.
853.11		14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	<p>Insert as follows:<i>Rule XXX – Habitable space near theInland Port</i></p> <p><i>a. Any new or extensions to existinghabitable space of any developmentlocated within the Inland PortInfluences Overlay shall be designedand constructed so that noise in anyhabitable space from the Inland Portwill not exceed internal sound designlevel of 30dB LAeq with ventilatingwindows or doors open or withwindows or doors closed andmechanical ventilation installed andoperating.</i></p> <p><i>b. Determination of the internaldesign sound levels required underClause (a), including anycalculations, shall be based on noisefrom the Inland Port as follows:</i></p> <p><i>i. 50dB LAeq on any façade facingnorth to north-east towards theInland Port;</i></p> <p><i>ii. 47dB LAeq on any façade within90 degrees of facing north to northeast and has partial line of sight toany part of Inland Port;</i></p> <p><i>c. Compliance with this rule shall bedemonstrated by providing theCouncil with a design report prior to the issue of the building consent,which is prepared by a suitablyqualified acoustics specialist, statingthat the design proposed will meetthe required internal noise levels.</i></p>
853.12		19 - Planning Maps > 19.9 - Any other QMs	Oppose	<p>Planning map 47 Qualifying Matter – Industrial Interface</p> <p>Extend “Qualifying Matter – Industrial Interface” to cover spatial extent of land identified at Appendix 3 (below) and include “Inland Port” sub-area.</p>

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853.13		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Support	Retain objective as notified.
853.14		14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Support	<p>14.2.12.1 Policy – Managing effects on industrial activities. Restrict new residential development of three or more storeys within proximity to industrial zoned sites where it would give rise to reverse sensitivity effects on industrial activities and/or adversely affect the health and safety of residents, unless mitigation sufficiently addresses the effects.</p> <p>Retain policy as notified.</p>
853.15		14 - Residential > 14.7 - Rules - Residential	Oppose	<p>New discretionary activity in Residential Hills Zone.</p> <p>Insert as follows:</p>

		al Hills Zone > 14.7.1 - Activity status tables > 14.7.1.4 - Discretio nary activities		Any building for a residential activity that does not meet Rule [x] Building height within the Industrial Interface Qualifying Matter Area, Inland Port Sub-Area.
853.16		14 - Residenti al	Oppo se	<p>New standard for building height</p> <p>Insert as follows:</p> <p>Any building for a residential activity within the Industrial Interface Qualifying Matter Area, Inland Port Sub-Area: 7 metres or 2 storeys, whichever is the lesser.</p>
853.17		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppo se	Remove Tsunami Management Area qualifying matter from LPC's CityDepot site in Hillsborough.
853.18		5 - Natural Hazards > 5.2 - Objective s and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managin	Oppo se	<p>Policy 5.2.2.5.2 – Managing development within Qualifying Matter Tsunami Management Area</p> <p>Within the Tsunami Management Area Qualifying Matter, avoid development, subdivision and land use that would provide for intensification of any site, unless the risk to life and property is acceptable.</p> <p>Remove Tsunami Management Areaqualifying matter from LPC'sCityDepot site in Hillsborough.</p>

		g develop ment within Qualifyin g Matter Tsunami Manage ment Area		
853.19		5 - Natural Hazards > 5.2 - Objective s and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managin g develop ment within Qualifyin g Matter Tsunami Manage ment Area	Supp ort	Remove Tsunami Management Area qualifying matter from LPC's CityDepot site in Hillsborough.
853.20		5 - Natural Hazards >	Oppo se	5.4A Rules – Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area

		5.4 - Rules - Flood hazard		5.4A.1 Permitted activitiesa. There are no permitted activities. Remove Tsunami Management Area Qualifying matter from LPC's CityDepot site in Hillsborough.
853.21		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Oppose	5.4A Rules – Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area NC3Development, subdivision and landuse that would provide forresidential intensification of any sitewithin the Qualifying MatterTsunami Management Area exceptthat permitted or controlled in Rule14.4.1. Remove Tsunami Management Area Qualifying matter from LPC's CityDepot site in Hillsborough.

Orion New Zealand Limited (Orion)

Submitter 854

Original Submission Number	Further Submission No	Provision	Position	Decision Requested		
854.1		15 - Commercial	Not Stated	Neighbourhood Centre Zone Rule 15.6.1.5 Non-complying activities.	Proposed amendment	Add an additional clause to NC3 a. amend clause 'd' as follows: <u>iii within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u> d. <u>Conductive</u> Fences within 5 metres of National Grid transmission line support structure foundation, 66kV or, 33kV <u>400V or 230V</u> electricity distribution support structure foundation.

854.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	<p>New Rule to be inserted into MDRS</p> <p>Activity</p> <p><u>PX The establishment of a new, or expansion of an existing sensitive activity.</u></p> <p>Activity specific standards</p> <p><u>a. Either a land area of at least 5.5m2 is provided at the boundary closest to the road reserve for electricity equipment and infrastructure, or confirmation is provided from Orion New Zealand Limited that it is not required.</u></p> <p>14.5.1.4 Discretionary activities</p> <p>Activity</p> <p><u>DX</u></p> <p><u>a. Any activity that does not meet the activity specific standard under PX.</u></p> <p><u>b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Orion New Zealand Limited (absent its written approval).</u></p>
854.3		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	<p>New Rule to be inserted into following zones:</p> <ul style="list-style-type: none"> • Residential suburban and Residential Suburban Transition zone <p>Insert a new rule for provision of electricity equipment and infrastructure as follows:</p> <p>Activity</p> <p><u>PX The establishment of a new, or expansion of an existing sensitive activity.</u></p> <p>Activity specific standards</p> <p><u>a. Either a land area of at least 5.5m2 is provided at the boundary closest to the road reserve for electricity equipment and infrastructure, or confirmation is provided from Orion New Zealand Limited that it is not required.</u></p> <p>14.5.1.4 Discretionary activities</p> <p>Activity</p> <p><u>DX</u></p> <p><u>a. Any activity that does not meet the activity specific standard under PX.</u></p>

				<p><u>b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Orion New Zealand Limited (absent its written approval).</u></p>
854.4		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendme nt	<p>New Rule to be inserted into following zones:</p> <ul style="list-style-type: none"> • High Density Residential zone <p>Insert a new rule for provision of electricity equipment and infrastructure as follows:</p> <p>Activity</p> <p><u>PX The establishment of a new, or expansion of an existing sensitive activity.</u></p> <p>Activity specific standards</p> <p><u>a. Either a land area of at least 5.5m2 is provided at the boundary closest to the road reserve for electricity equipment and infrastructure, or confirmation is provided from Orion New Zealand Limited that it is not required.</u></p> <p>14.5.1.4 Discretionary activities</p> <p>Activity</p> <p><u>DX</u></p> <p><u>a. Any activity that does not meet the activity specific standard under PX.</u></p> <p><u>b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Orion New Zealand Limited (absent its written approval).</u></p>
854.5		14 - Residential > 14.7 - Rules - Residential Hills Zone	Seek Amendme nt	<p>New Rule to be inserted into following zones:</p> <ul style="list-style-type: none"> • Residential Hills zone <p>Insert a new rule for provision of electricity equipment and infrastructure as follows:</p> <p>Activity</p> <p><u>PX The establishment of a new, or expansion of an existing sensitive activity.</u></p> <p>Activity specific standards</p> <p><u>a. Either a land area of at least 5.5m2 is provided at the boundary closest to the road reserve for electricity equipment and infrastructure, or confirmation is provided from Orion New Zealand Limited that it is not required.</u></p>

				<p>14.5.1.4 Discretionary activities</p> <p>Activity <u>DX</u> a. Any activity that does not meet the activity specific standard under PX. b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Orion New Zealand Limited (absent its written approval).</p>
854.6		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	<p>New Rule to be inserted into following zones:</p> <ul style="list-style-type: none"> • Future Urban zone <p>Insert a new rule for provision of electricity equipment and infrastructure as follows:</p> <p>Activity</p> <p><u>PX The establishment of a new, or expansion of an existing sensitive activity.</u></p> <p>Activity specific standards a. Either a land area of at least 5.5m2 is provided at the boundary closest to the road reserve for electricity equipment and infrastructure, or confirmation is provided from Orion New Zealand Limited that it is not required.</p> <p>14.5.1.4 Discretionary activities</p> <p>Activity <u>DX</u> a. Any activity that does not meet the activity specific standard under PX. b. Any application arising from this rule shall not be publicly notified and shall be limited notified only to Orion New Zealand Limited (absent its written approval).</p>
854.7		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	<p>Support identification of a qualifying matter for Electricity Transmission Corridor and Infrastructure subject to the following amendments: General – qualifying matter for Electricity Transmission and <u>Distribution</u> Corridors and Infrastructure.</p>
854.8		19 - Planning Maps > 19.9 - Any other QMs	Support	<p>Retain the operative District Plan provisions within the SEDL QM rather than activity standards associated with MDRS.</p>

854.9		3 - Strategic Directions > 3.3 - Objectives > 3.3.13 - Objective - Infrastructure	Seek Amendment	Amend existing Objective 3.3.13 Objective – Infrastructure as follows: ... <u>vi. managing activities to avoid adverse effects on the 11kV, 400V and 230V electricity distribution network.</u>
854.10		6 - General Rules and Procedures	Support	Chapter 6.1A Matters Table 1 Orion supports identification of Electricity Transmission Corridor and Infrastructure as a qualifying matter in PC14.
854.11		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Policy 14.2.3.2 Retain as notified.
854.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Add an additional clause to NC2 and amend clause 'c' as follows: <u>iv within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u> d. Conductive Fences within 5 metres of a 66kV or, 33kV, <u>11kV, 400V, or 230V</u> electricity distribution line support structure foundation.
854.13		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential	Seek Amendment	Residential Suburban Zone and Residential Suburban Density Transition Zone Rule 14.4.1.5. Add an additional clause to NC7 and amend clause 'c'[sic][b]. as follows: <u>iii [sic][iv] within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u>

		Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.5 - Non-complying activities		b. Conductive Fences within 5 metres of a 66kV or , 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation.
854.14		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.5 - Non-complying activities	Seek Amendment	<p>Residential Hills Zone Rule 14.7.1.5 non-complying activities NC2.</p> <p>Add an additional clause to NC2 a. and amend clause 'b' as follows:</p> <p><u>iii within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u></p> <p>b. Conductive Fences within 5 metres of a 66kV or, 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation.</p>
854.15		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.5 - Non-complying activities	Seek Amendment	<p>Future Urban Zone Rule 14.12.1.5 Non-complying activities NC2.</p> <p>Add an additional clause to NC2 a. and amend clause 'b' as follows:</p> <p><u>iv within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u></p> <p>b. Conductive Fences within 5 metres of a 66kV or, 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation.</p>
854.16		15 - Commercial > 15.4 - Rules	Seek Amendment	Town Centre Zone Rule 15.4.1.5 Non-complying activities.

		- Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.5 - 15.4.1.5 Non-complying activities		Add an additional clause to NC3 a. and amend clause 'd' as follows: <u>iii within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u> d. <u>Conductive</u> fences within 5 metres of a National Grid transmission line support structure foundation, 66kV or , 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation.
854.17		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.5 - Non-complying activities	Seek Amendment	Local Centre Zone Rule 15.5.1.5 Non-complying activities Add an additional clause to NC3 a. and amend clause 'd' as follows: <u>iii within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u> d. <u>Conductive</u> fences within 5 metres of a National Grid transmission line support structure foundation, 66kV or , 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation.
854.18		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre	Seek Amendment	Neighbourhood Centre Zone Rule 15.6.1.5 Non - Complying activities. Add an additional clause to NC3 a. and amend clause 'd' as follows: <u>iii within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u> d. <u>Conductive</u> fences within 5 metres of a National Grid transmission line support structure foundation, 66kV or , 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation

		Zone > 15.6.1.5 - Non-complying activities		
854.19		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Seek Amendment	<p>Mixed Use Zone Rule 15.10.1.5 Non-complying activities.</p> <p>Add an additional clause to NC2 and amend clause 'c' as follows:</p> <p><u>X Sensitive activities within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u></p> <p>d. <u>Conductive Fences</u> within 5 metres of a 66kV or, 33kV, <u>11kV, 400V or 230V</u> electricity distribution line support structure foundation.</p>
854.20		16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.1 - Activity status tables - Industrial General Zone > 16.4.1.5 - Non-complying activities	Seek Amendment	<p>Industrial General Zone</p> <p>Rule 16.4.1.5 on-complying activities</p> <p>Add an additional clauses to 'NC1' and amend clause 'd' as follows:</p> <p><u>X Sensitive activities within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u></p> <p>d. <u>Conductive Fences</u> within 5 metres of a 66kV National Grid transmission line support structure foundation or 5 metres of a 66kV electricity distribution support structure foundation or, <u>33kV, 11kV, 400V or 230V</u> electricity distribution line support structure foundation.</p>
854.21		16 - Industrial > 16.6 - Rules - Industrial Park Zone >	Seek Amendment	<p>Industrial Park Zone Rule 16.6.1.5</p> <p>Add an additional clause to 'NC3' and amend clause 'd' as follows:</p>

		16.6.1 - Activity status tables - Industrial Park Zone > 16.6.1.5 - Non complying activities		<u>X Sensitive activities within 3m of the outside overhead conductor of any 11kV, 400V or 230V electricity distribution line.</u> d. <u>Conductive Fences within 5 metres of a 66kV electricity distribution support structure foundation or, 33kV, 11kV, 400V or 230V electricity distribution line support structure foundation.</u>
854.22		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Orion supports identification of Electricity Transmission Corridor and Infrastructure as a qualifying matter in PC14.
854.23		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Orion supports identification of Electricity Transmission and Distribution Corridors as a qualifying matter in PC14.

Lendlease Limited

Submitter 855

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
855.1		3 - Strategic Directions	Seek Amendment	Retain Chapter 3 as notified, except Objective 3.3.7 where the Metropolitan Centre Zone should be referenced.
855.2		7 - Transport	Support	Retain Chapter 7 as notified.
855.3		8 - Subdivision, Development and Earthworks	Seek Amendment	Retain Chapter 8 as notified, except for amendments to 8.6.1, 8.6.2 and 8.9.2.1.

855.4		15 - Commercial	Seek Amendment	Retain Chapter 15 as notified, except where specified in relation to the introduction of a new Metropolitan Centre Zone for Hornby.
855.5		1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents	Support	Retain changes to 1.3.4.2 as notified.
855.6		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	<p>Amend the definition of “Commercial Centre” to include reference to the “Metropolitan Centre Zone”, as follows:</p> <p>Commercial Centre means the city centre, metropolitan centres, town centres, local centres, neighbourhood centres and large format centres zoned City Centre, Metropolitan Centre, Town Centre, Local Centre, Neighbourhood Centre, Commercial Banks Peninsula and Large Format Retail zone.</p>
855.7		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	<p>The submitter requests that:</p> <ul style="list-style-type: none"> - Hornby Town Centre be rezoned as a Metropolitan Centre Zone - Undertake an assessment of intensification within a walkable catchment of Hornby Metropolitan Centre and enable building heights of at least 6 storeys within that area. - Review the extent of the Town Centre Zone to determine whether the larger centres should be rezoned Metropolitan Centre Zone
855.8		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	<p>The submitter requests Council amend the definition of “Commercial Zones” to include reference to the “Metropolitan Centre Zone”, as follows: Commercial Zones means the following zones: Town Centre Zone, Local Centre Zone, Neighbourhood Centre Zone, Commercial Banks Peninsula Zone, Large Format Retail Zone, Commercial Office Zone, Mixed Use Zone, <u>Metropolitan Centre Zone</u>,</p>

				City Centre Zone, CentralCity Mixed Use Zone and Central City Mixed Use(South Frame) Zone.
855.9		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Amend the definition of “Habitable room” as follows:Habitable roommeans any room used for the purposes of teaching orused as a living room, dining room, sitting room,bedroom, home office or other room specified in theDistrict Plan to be a similarly occupied room.
855.10		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Amend the definition of “Human scale” to remove thewords “and lower building heights”, as follows:Human scalemeans incorporating dimensions that result in smallerbuilt components and lower building heights, with attention to the human experience from eye level,relative to the physical size of a person.
855.11		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Amend the definition of “Key Activity Centres” toinclude reference to the “Metropolitan Centre Zone”, asfollows:Key Activity Centresmeans.....The key activity centre in each location is land zonedeither Metropolitan Centre, Town Centre or LocalCentre Zone.
855.12		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Insert a new definition of Metropolitan Centre asfollows: <u>Metropolitan Centremeans areas used predominantly for a broad range ofcommercial, community, recreational and residentialactivities. The zone is a focal point for sub-regionalurban catchments.The Metropolitan Centre zone includes the Key ActivityCentres at Hornby, [other].</u>
855.13		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Amend the definition of Town Centre as follows andprovide for any other consequential amendments. <u>Town Centremeans areas used predominantly for:</u> <u>• in smaller urban areas, a range of commercial,community, recreational and residential activities.</u> <u>• in larger urban areas, a range of commercial,community, recreational and residential activities</u> that service the needs of the immediate andneighbouring suburbs. <u>The Town Centre zones includes the centres atBelfast/Northwood, Eastgate/Linwood, Hornby, NorthHalswell, Papanui/Northlands, Riccarton, Shirley /Palms.</u>
855.14		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Amend the definition of Neighbourhood Centre, asfollows:

				<u>Means the areas zoned Neighbourhood Centre Areas used predominantly for small-scale commercial and community activities that service the needs of the immediate residential neighbourhood.</u>
855.15		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	<p>Amend the definition of Local Centre, as follows:</p> <p>means: <u>Areas used predominantly for a range of commercial and community activities that service the needs of the residential catchment.</u></p> <p><u>Includes</u> the Local Centre zone at Addington, Avonhead, Beckenham, Bishopdale, Colombo/Beaumont, Cranford, Edgeware, Fendalton, Ferrymead, Halswell, Hillmorton, Ilam/Clyde, Merivale, New Brighton, Northwest Belfast, Parklands, Prestons, Redcliffs, Richmond, Linwood Village, Barrington, St Martins, Sumner, Sydenham North, Sydenham South, Wairakei/Greens Road, Wigram, Woolston and Yaldhurst; and the Commercial Banks Peninsula Zone at Lyttelton and Akaroa.</p>
855.16		2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	<p>Amend the definition of large format centre, as follows:</p> <p><u>Large format centre-retail zone</u></p> <p>Means areas used predominantly for commercial, community, recreational and residential activities.</p> <p><u>Includes</u> those commercial centres at Moorhouse Avenue, Shirley Homebase, Tower Junction, Northlink Papanui, SupaCenta Belfast and Chappie Place Hornby zoned Large Format Retail Zone on the planning maps.</p>
855.17		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	<p>Amend Objective 3.3.7 to include reference to the Metropolitan Centre Zone, as follows:</p> <p>3.3.7 Objective – Well-functioning urban environment</p> <p>a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for;</p> <p>i. Within commercial and residential zones, a distinctive, legible urban form and strong sense of place, expressed through:...</p>

				E. The largest scale and density of development, outside of the city centre, provided within and around <u>metropolitan centres and town centres</u> , and lessening scale for centres lower in the hierarchy
855.18		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Retain Chapter 6.1A as notified.
855.19		6 - General Rules and Procedures > 6.1 - Noise	Support	Retain Chapter 6.1 as notified.
855.20		6 - General Rules and Procedures > 6.3 - Outdoor Lighting	Support	Retain Chapter 6.3 as notified.
855.21		6 - General Rules and Procedures > 6.8 - Signs	Seek Amendment	
855.22		6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.1 - Activity status tables > 6.8.4.1.1 - Permitted activities	Seek Amendment	Amend the table contained in 6.8.4.1.1 to include reference to "Metropolitan Centre"
855.23		6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.2 - Built form standards > 6.8.4.2.4 - Signs attached to buildings	Seek Amendment	Amend the table contained in 6.8.4.2.4 to include reference to "Metropolitan Centre".
855.24		6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.2 - Built form standards > 6.8.4.2.6 - Free-standing signs	Seek Amendment	Amend the table contained in 6.8.4.2.6 to include reference to "Metropolitan Centre".
855.25		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Amend Table 2 of 8.6.1 to include reference to the Metropolitan Centre Zone.
855.26		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 -	Seek Amendment	Amend Table 6 of 8.6.2 to include reference to the Metropolitan Centre Zone.

		Allotments with existing or proposed buildings		
855.27		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	Amend Table 9 of 8.9.2.1 to include reference to the Metropolitan Centre Zone.
855.28		15 - Commercial > 15.1 - Introduction	Seek Amendment	<p>Amend 15.1 Introduction to include reference to the “Metropolitan Centre Zone”, as follows:</p> <p>15.1 Introduction...</p> <p>d. This chapter seeks to manage commercial activity in the City through a 'centres-based' approach. The hierarchy of centres comprises the City Centre, Metropolitan Centres, Town Centres, Local Centres, Neighbourhood Centres, and Large Format Centres.</p> <p>The ‘centres-based’ approach gives primacy to the City Centre and recognises its role as a principal employment and business centre for the City and surrounding region. Existing commercial activity in existing office parks and mixed use zones is also recognised.</p>
855.29		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities	Seek Amendment	<p>Amend Objective 15.2.2 to include reference to the “Metropolitan Centre Zone” as follows:</p> <p>15.2.2 Objective – Centres-based framework for commercial activities</p> <p>a. Commercial activity is focussed within a network of centres (comprising the City Centre, Metropolitan Centres, Town Centres, Local Centres, Neighbourhood Centres, and Large Format Centres) to meet the wider community’s and businesses’ needs in a way and at a rate that:</p> <p>...</p> <p><u>iiia. supports the function of the Metropolitan Centres as focal points for a broad range of commercial, community, recreational and residential activities, servicing the sub-regional needs of communities, businesses and residents;</u></p> <p>iii. supports the function of Town Centres as major focal points for commercial activities, entertainment activities, visitor accommodation, employment, transport and community activities <u>that service the needs of the immediate</u></p>

				<p><u>andneighbouring suburbs</u>, and Local Centres as afocal point for primarily small-scale commercialactivities with a focus on convenience shopping,community activities and guest accommodation<u>that service the needs of the residentialcatchment</u>;</p> <p>iv. gives primacy to the City Centre followed by<u>Metropolitan Centres</u>, Town Centres and LocalCentres identified as Key Activity Centres;</p>
855.30		<p>15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres</p>	<p>Seek Amendment</p>	<p>Amend Policy 15.2.2.1 and Table 15.1 to includereference to the “Metropolitan Centre Zone”, as follows,including any consequential changes as a result of thereview of the other Town Centres:</p> <p>15.2.2.1 Policy – Role of centres</p> <p>a. Recognise and manage commercial centres as thefocal points for the community and business throughintensification within centres that reflects theirfunctions and catchment sizes, and in accordancewith a framework that:i. gives primacy to, and supports, the recovery ofthe City Centre, followed by <u>Metropolitan Centres</u> and Key Activity Centres, by managing the size of all centres and the range and scale of activitiesthat locate within them;</p> <p>...</p> <p>Table 15.1 – Centre’s role</p> <p><u>AA. Metropolitan Centre</u></p> <p><u>Used predominantly for a broadrange of commercial,community, recreationaland residential activities and is afocal point for sub-regionalurban catchments.Serves as a hub for commercialgrowth and development,community interaction, andhigh-frequency transportservices. These centres aresecond in scale and intensityonly to the Central BusinessDistrict.Plays a significant role inaccommodating growth and intensification, providing for adiverse range of commercial,cultural, community, civic,leisure, high-density residential,and tourist activities.Is a suitable locations forcommercial activities of allsizes.The extent of the centre is theMetropolitan Centre Zone</u></p> <p><u>Centres: Hornby</u></p>

				<p>B. Town Centre –</p> <p>Key ActivityCentreUsed predominantly for:</p> <ul style="list-style-type: none"> • <u>in smaller urban areas, arange of commercial,community, recreationaland residential activities.</u> • <u>in larger urban areas, arange of commercial,community, recreationaland residential activitiesthat service the needs of theimmediate andneighbouring suburbs.</u> <p>Major Retail destination <u>fortypically comprises</u> comparisonand convenience shopping and afocal point for employment(including offices), communityactivities and communityfacilities (including libraries,meeting places), entertainment activities, food and beverageand visitor accommodation.</p> <p>High density housing iscontemplated above groundfloor level and around thecentre.</p> <p>Anchored by large retailersincluding department store(s)and supermarket(s).</p> <p>Serves the needs of a wideprimary catchment extendingover several suburbs theimmediate and neighbouringsuburbs.</p> <p>Accessible by a range of modesof transport, including multiplebus routes. Public transportfacilities, including aninterchange, may beincorporated.</p> <p>The extent of the centre is theTown Centre Zone</p> <p>Centres:Riccarton,Hornby, Papanui/Northlands,Shirley/Palms,Eastgate/Linwood,Belfast/Northwood,North Halswell(emerging)</p> <p>Size: Greaterthan 30,000m2</p>
855.31		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Seek Amendment	Amend Objective 15.2.4 to include reference to the“Metropolitan Centre Zone”.

855.32		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	<p>Amend Policy 15.2.4.1 b to reference the “MetropolitanCentre Zone”, as follows:</p> <p>15.2.4.1 Policy – Scale and form of development...</p> <p>b. Reflect the context, character and the anticipatedscale of the zone and centre’s function by:</p> <p>i. providing for the tallest buildings and greatescale of development in the city centre toreinforce its primacy for Greater Christchurch and enable as much development capacity as possible to maximise the benefits of intensification;</p> <p><u>ia. providing for building heights and density ofurban form within metropolitan centres to reflectdemand for housing and business use in thoselocations;</u></p>
855.33		15 - Commercial > 15.3 - How to interpret and apply the rules	Seek Amendment	<p>Amend 15.3 to include reference to the “MetropolitanCentre Zone” as follows:</p> <p>15.3 How to interpret and apply the rules</p> <p>a. The rules that apply to activities in the variouscommercial zones commercial zones are contained inthe activity status tables (including activity specificstandards) and built form standards in:</p> <p><u>ia. Rule 15.4A Metropolitan Centre Zone</u></p>
855.34		15 - Commercial	Seek Amendment	Add a new set of rules under 15.4 for the Metropolitan Centre Zone in accordance with Schedule 2 of the submission and other suggested amendments to objectives and policies in the submission.

Bruce Neill Alexander

Submitter 857

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
857.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	The submitter seeks that their property, 111 Hackthorne Road is included in the heritage schedule due to its age and history.

Ministry of Housing and Urban Development

Submitter 859

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
859.1		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	That the Low Public Transport Accessibility Qualifying Matter [is] deleted and the appropriate underlying zoning is applied
859.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	That the Sunlight Access Qualifying Matter is deleted
859.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	That the Sunlight Access Qualifying Matter is deleted
859.4		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	That the Sunlight Access Qualifying Matter is deleted
859.5		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	That the Airport Noise Contours Qualifying Matter be deleted
859.6		19 - Planning Maps > 19.9 - Any other QMs	Oppose	That the Key Transport Corridors – City Spine Qualifying Matter [is] deleted
859.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	That the following qualifying matters are deleted and the appropriate underlying zoning is applied: a. Low Public Transport Accessibility Qualifying Matter. b. Sunlight Access. c. Airport Noise Contours. d. Key Transport Corridors – City Spine.
859.8		19 - Planning Maps > 19.9 - Any other QMs	Oppose	That the IHP should carefully consider whether these restrictions only apply to the extent necessary to accommodate the matter.
859.9		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	That the IHP should carefully consider whether these restrictions only apply to the extent necessary to accommodate the matter.
859.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	That the IHP should carefully consider whether these restrictions only apply to the extent necessary to accommodate the matter.

859.11		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Increases the walkable catchments and spatial extent of the following types of commercial centres by at least 200 metres: a. medium local centres; b. large local centres; c. town centres; d. large town centres.
859.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Increases the walkable catchments and spatial extent of the following types of commercial centres by at least 200 metres: a. medium local centres; b. large local centres; c. town centres; d. large town centres.

Sally & Declan Bransfield

Submitter 860

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
860.1		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports High Density Residential Zone in proximity to schools, shops, public transport routes, hospitals around Hagley Park.
860.2		19 - Planning Maps > 19.10 - Any other zones	Support	Retain Residential Suburban Zone around Deans Bush Interface Area as notified.
860.3		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Supports Residential Suburban Zone around Deans Bush Interface Area, all other areas around Deans Bush should be High Density.

Julie Robertson-Steel

Submitter 861

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
861.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek that the entire St Albans area between Bealey Avenue and Edgeware Road should be designated a Medium Density Residential Zone.
861.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built	Seek Amendment	Seek amendment to the recession planes because they may still result in no ground-floor sun for over three months of the

		form standards > 14.6.2.2 - Height in relation to boundary		year if an adjoining property ends up with a three-storey or higher dwelling to the north.
861.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek amendment to keep high density residential development area within the Four Avenues.

Lloyd Barclay

Submitter 862

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
862.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Seeks that building heights are restricted to three storeys in residential areas.
862.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Seeks that building height is restricted to three storeys in residential areas.
862.3		7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone)	Seek Amendment	Seeks that minimum car parking requirements are included for new developments.
862.4		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Seek Amendment	Seeks that developments are required to be of a quality to not detract from surrounding neighbourhoods and that green spaces are stipulated in consenting processes.

Stuart James Irvine

Submitter 863

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
863.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose HRZ of Strowan area, west of Papanui Road.

Douglas Corbett

Submitter 864

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
864.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose building heights over 2 storeys.
864.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	High Density housing in Central City only
864.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Opposes [buildings greater than] two storeys
864.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Seek Amendment	Oppose MRZ in Hornby. Seeks to have this retained at single level housing
864.5		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose building heights over 2 storeys.
864.6		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	High Density housing in Central City only

Rogen Lough

Submitter 865

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
865.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the HRZ zoning for the block to the south of Mayfair Street. Retain as open space.

Helen Adair Denize

Submitter 866

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
866.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Opposes three storey height in residential areas.
866.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes three storey height in residential areas.

Robina Dobbie

Submitter 867

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
867.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	[Seeks to] add in a qualifying matter in the CBD and other vulnerable areas of land for managing earthquake natural hazards.
867.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose minimum two-storey building heights in the High Density Residential Zone.
867.3		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose HDZ around commercial centers

Maureen Kerr

Submitter 868

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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868.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[O]ppose[s] the introduction of High Density Residential Developments within the area Papanui Road to Watford Street and seeks that the Council revise this proposal.
868.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Protect and maintain special character and quality of existing homes in area from Papanui Road to Watford Street.
868.3		20 - All of Plan	Seek Amendment	Address existing issues of traffic congestion, carparking, flooding, liquefaction
868.4		20 - All of Plan	Seek Amendment	

Dawn E Smithson

Submitter 869

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
869.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] the eastern blocks of Strowan from Normans Road to Blighs Road [be zoned MRZ instead of HRZ]
869.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That]the eastern blocks of Strowan from Normans Road to Blighs Road [be zoned MRZinstead of HRZ]

Susanne Antill

Submitter 870

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
870.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose replacing existing residential zones in the city with two new ones - a medium density zone and a high density zone.
870.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose replacing existing residential zones in the city with two new ones - a medium density zone and a high density zone.

870.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose increased height limits of buildings
870.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose increased height limits of buildings.
870.5		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose increased height limits of buildings.
870.6		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Oppose increased height limits of buildings.
870.7		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Oppose increased height limits of buildings.
870.8		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose increased height limits of buildings.
870.9		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose increased height limits of buildings.
870.10		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Oppose increased height limits of buildings.
870.13		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose the sentence "" Heritage that should be protected, with a number of new buildings, items and interiors added to the Schedule of Significant Historic Heritage"
870.14		11 - Utilities and Energy > 11.7 - Rules - Communication facilities	Oppose	Oppose 5G towers which pose a significant threat to both our freedom and our health
870.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	We totally oppose denser housing which will actually cut sunlight from residences
870.16		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose denser housing which will actually cut sunlight from residences

870.17		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	Oppose increased height limits of buildings
870.18		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose replacing existing residential zones in the city with two new ones - a medium density zone and a high density zone.
870.19		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose replacing existing residential zones in the city with two new ones - a medium density zone and a high density zone.

Scott Tindall

Submitter 871

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
871.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the Hornby area is not zoned HRZ]

Oyster Management Limited

Submitter 872

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
872.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Seek to rezone the block Tuam St, Madras St, Lichfield Street and Manchester Street from the proposed Central City Mixed Use (South Frame) zone to City Centre Zone. Alternatively, rezone the block to Central City Mixed Use Zone.
872.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend the Central City Maximum Building Height Planning Map as follows for the Block within Tuam Street, Madras Street, Lichfield Street, and Manchester Streets:

				<p>Amend the Central City Maximum Building Height Overlay map to:</p> <ol style="list-style-type: none"> 1. Apply the 90m Central City Building Height Overlay to the Block if the Block is included within the City Centre zone; or 2. Apply the 32m Central City Building Height overlay to the Block if the block is rezoned Central City Mixed Use Zone, or remains Central City Mixed Use Zone (South Frame).
872.3		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.2 - Controlled activities	Oppose	Delete Rule 15.13.1.2 C1
872.4		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Oppose	Delete Rule 15.13.1.3 RD1.
872.5		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Seek Amendment	<p>Amend Rule 15.13.1.3 RD5 as follows:</p> <p>Any activity listed in Rule 15.13.1.1 P1 to P156 and Rule 15.13.1.3 RD1 to RD4 and RD6 that does not meet one or more of the built form standards in Rule 15.13.2, except 15.13.2.1(a)(i)(b), unless otherwise specified.</p>
872.6		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.4 - Discretionary activities	Oppose	Delete Rule 15.13.1.4 D2.

872.7		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Retain Standard 15.13.2.1(a)(i)(a) and delete 15.13.2.1(a)(i)(b).
872.8		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Amend Rule 15.12.1.3 RD2 as follows: Any activity listed in Rule 15.12.1.1 P1 to P20 that does not meet one or more of the built form standards in Rule 15.12.2, except 15.12.2.2(b) , unless otherwise specified.
872.9		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.4 - Discretionary activities	Oppose	Delete Rule 15.12.1.4 D2.
872.10		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Delete Rule 15.12.1.3 RD5.
872.11		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Retain Standard 15.12.2.2(a) and delete 15.12.2.2(b) re maximum height for building base.
872.12		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Oppose	Delete Rule 15.11.1.2.C1
872.13		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Delete Rule 15.11.1.3.RD1
872.14		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status	Support	Retain Rule 15.11.1.3 RD3

		tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities		
872.15		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Seek Amendment	Amend Rule 15.11.1.4.D1 as follows: Any activity that does not meet one or more of built form standards in Rules 15.11.2.11(a)(i)(B), (a)(ii), (a)(iii) and (a)(iv)(B) (Building Height) and/or 15.11.2.12 (Maximum Road Wall Height) unless otherwise specified.
872.16		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Retain Standard 15.11.2.11(a)(i)(A) and delete (a)(i)(B) re maximum height for building base.
872.17		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Delete Standard 15.11.2.12.

David Lawry

Submitter 873

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
873.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Remove 50dba Ldn Air Noise Contour as a QM
873.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Remove 50dba Ldn Air Noise Contour as a QM

Daresbury Ltd

Submitter 874

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
874.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	[Seeks to oppose the] [d]efinition of 'Alteration'
874.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	[Seeks to oppose the] [d]efinition of 'Demolition'
874.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	[Seeks to oppose the] [d]efinition of 'Heritage setting'
874.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	[Seeks council retains the] [d]efinition of 'Heritage Building Code Works' [as proposed].
874.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Seeks council to retain the [d]efinition of 'Reconstruction' as proposed.
874.6		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	[Regarding the definition of 'Relocation'] [O]pposes the deletion of the exclusions in (a) and (b).
874.7		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	[Seeks council retain the proposed definition of 'repairs'.
874.8		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	[Seeks council retain the proposed] definition of 'Restoration'.
874.9		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Support	Seeks council retains the '8.9-Rules - Earthworks' as proposed.
874.10		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Seek Amendment	[Regarding Policy 9.3.2.2.3 - Management of Scheduled Historic Heritage] Seeks to oppose the amendments to clause (a)(ii) of this policy.
874.11		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	[Regarding Policy 9.3.2.2.8 - Demolition of scheduled historic heritage] Seeks to oppose the changes to clause (a)(ii) of this policy.

874.12		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	[Regarding Rule 9.3.4.1.1 (P9)] Seeks to oppose the deletion of P9.
874.13		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	[Seeks to oppose the proposed changes to] 'Matters of discretion 9.3.6.1(a)'.
874.14		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	[Seeks council] deletes Heritage Item 185 and Heritage setting 602 over Daresbury House from Appendix 9.3.7.2.
874.15		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Seek Amendment	[Seeks to oppose the changes proposed to Appendix 9.3.7.4]
874.16		3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	[Regarding Objective 3.3.10(ii)(E)] [Seeks that this objective is deleted]
874.17		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.18		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.19		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.20		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	[Regarding 6.10A.1d] [Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.21		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.22		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 -	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.

		6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover		
874.23		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Oppose	[Seeks to] [d]elete all of the financial contributions draft provisions in their entirety.
874.24		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.25		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.26		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.27		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.28		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Oppose	[Seeks to] [d]elete all of the financial contributions draft provisions in their entirety.
874.29		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Oppose	[Seeks to] [d]elete all of the financial contributionsdraft provisions in their entirety.
874.30		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.3 - Roads	Oppose	[Regarding 8.8.3 b] [Seeks that council delete this rule]

874.31		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees	Oppose	[Seeks that council delete this subchapter]
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Philippa Rutledge

Submitter 875

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
875.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	The Sunlight Access recession planes be designed to ensure Christchurch residents living in climate zone 5, during the winter months receive equivalent solar energy to those living in climate zone 1.
875.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	In [the Medium Density Residential Zone] qualifying matters – include stormwater infrastructure that has not been upgraded within the last 20 years. The plan change is subject to Part 2 in the usual way, and as such the health and well-being of people in s5 should not be diminished as a result of stormwater discharges.

Alan Ogle

Submitter 876

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
876.1		20 - All of Plan	Seek Amendment	Seek that the plan change should be reviewed once a proper social impact assessment has been completed.
876.2		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Seek amendment to change Riccarton to a Town or Neighbourhood Centre, not a Large Town Centre

876.3		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Seek amendment to change Riccarton to a Town or Neighbourhood Centre, not a Large Town Centre
876.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seek amendment to the Sunlight Qualifying Matter to be more conservative than proposed.
876.5		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seek amendment to the Sunlight Qualifying Matter to be more conservative than proposed.
876.6		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Seek amendment to the Sunlight Qualifying Matter to be more conservative than proposed.
876.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Seek amendment to ensure that the Kauri Cluster should not be disaggregated or dismantled, and all areas referred to in WSP's Putaringamotu Riccarton Bush Heritage Landscape Review (recommended for inclusion in the RBIA) should be limited to 2-storeys and remain Residential Suburban density. Also include sites on the north side of Ngahere St and in the area between the Avon River and Kahu Rd
876.8		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Seek Amendment	Seek amendment to ensure that the Kauri Cluster should not be disaggregated or dismantled, and all areas referred to in WSP's Putaringamotu Riccarton Bush Heritage Landscape Review (recommended for inclusion in the RBIA) should be limited to 2-storeys and remain Residential Suburban density. Also include the sites on the north side of Ngahere St and in the area between the Avon River and Kahu Rd in the RBIA.
876.9		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	All areas referred to in WSP's Putaringamotu Riccarton Bush Heritage Landscape Review (recommended for inclusion in the RBIA), and those sites on the north side of Ngahere St and in the area between the Avon River and Kahu Rd, should be limited to 2-storeys and remain Residential Suburban density.
876.10		15 - Commercial > 15.4 - Rules - Town Centre Zone	Seek Amendment	Seek amendment to add a new qualifying matter for the commercial area north of Riccarton Rd in the Riccarton centre. This area should be height restricted to a height that is appropriate given the proximity of low-rise residential dwellings immediately to the north.

876.11		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Seek Amendment	Seek amendment to include the properties at 34, 36, 36A, 38, 40, 44, 46, and 48 Kahu Rd, should, for reason and consistency, in the Airport Noise Influence Zone.
876.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Seeks that] Jane Deans Close should retain its current zoning of Residential Suburban Density Transition [RSDT] which provides for low to medium density residential housing.
876.13		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	[Seeks that] Jane Deans Close should retain its current zoning of Residential Suburban Density Transition [RSDT] which provides for low to medium density residential housing.
876.14		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Apply a qualifying matter to] both sides of Matai St West from Straven Rd east to the railway line, Including the area north to the Avon River. [There] should be a Qualifying Matter restricting further residential intensification.
876.15		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	[Apply a qualifying matter to] both sides of Matai St West from Straven Rd east to the railway line, Including the area north to the Avon River. [There] should be a Qualifying Matter restricting further residential intensification.
876.16		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Seek amendment to the walking distances to Riccarton centre boundaries (which we understand the legislation states defines the extent of high density 6-storey residential zones) be reconsidered based, not on distance, but on time taken to walk to key amenities in the centre zone.
876.17		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Support	Support the provisions for tree canopy and financial contributions, noting: 1. Protections for trees, and incentives for planting more trees, should be part of the changes proposed in PC14. 2. Any financial contributions made to compensate for tree removal should be required to be spent in the area where trees are removed to, at least, replace what was there with equivalent planting.
876.18		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules >	Support	Support the provisions for tree canopy and financial contributions, noting:

		9.4.4.1 - Activity status tables > 9.4.4.1.2 - Controlled activities		<p>1. Protections for trees, and incentives for planting more trees, should be part of the changes proposed in PC14.</p> <p>2. Any financial contributions made to compensate for tree removal should be required to be spent in the area where trees are removed to, at least, replace what was there with equivalent planting.</p>
876.19		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Support	<p>Support the provisions for tree canopy and financial contributions, noting:</p> <p>1. Protections for trees, and incentives for planting more trees, should be part of the changes proposed in PC14.</p> <p>2. Any financial contributions made to compensate for tree removal should be required to be spent in the area where trees are removed to, at least, replace what was there with equivalent planting.</p>
876.20		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.4 - Discretionary activities	Support	<p>Support the provisions for tree canopy and financial contributions, noting:</p> <p>1. Protections for trees, and incentives for planting more trees, should be part of the changes proposed in PC14.</p> <p>2. Any financial contributions made to compensate for tree removal should be required to be spent in the area where trees are removed to, at least, replace what was there with equivalent planting.</p>
876.21		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Support	<p>Support the provisions for tree canopy and financial contributions, noting:</p> <p>1. Protections for trees, and incentives for planting more trees, should be part of the changes proposed in PC14.</p> <p>2. Any financial contributions made to compensate for tree removal should be required to be spent in the area where trees are removed to, at least, replace what was there with equivalent planting.</p>

876.22		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Further densification in areas where flooding is frequent and serious (and there is no immediate plan to mitigate) should be prevented by making those areas a qualifying matter.
876.23		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose the recession plane rules for [MDRS].
876.24		20 - All of Plan	Oppose	Oppose intensification of development.
876.25		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Seek inclusion of provisions that consider the safety effects of increased shade and frost upon the cycleways and footpaths within the zone.
876.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Seek inclusion of provisions that consider the safety effects of increased shade and frost upon the cycleways and footpaths within the zone.
876.27		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Seek inclusion of provisions that consider the safety effects of increased shade and frost upon the cycleways and footpaths within the zone.
876.28		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seek amendment to include the properties at 34, 36, 36A, 38, 40, 44, 46, and 48 Kahu Rd, should, for reason and consistency, in the Airport Noise Influence Zone.
876.29		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seek amendment to add a new qualifying matter for the commercial area north of Riccarton Rd in the Riccarton centre. This area should be height restricted to a height that is appropriate given the proximity of low-rise residential dwellings immediately to the north.
876.30		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	All areas referred to in WSP's Putaringamotu Riccarton Bush Heritage Landscape Review (recommended for inclusion in the RBIA), and those sites on the north side of Ngahere St and in the area between the Avon River and Kahu Rd, should be limited to 2-storeys and remain Residential Suburban density.

Otautahi Community Housing Trust

Submitter 877

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
877.1		19 - Planning Maps > 19.1 - MRZ Zoning	Support	Retain MRZ over areas where MRZ is proposed in PC14 as notified.
877.2		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Retain HRZ over areas where HRZ is proposed in PC14 as notified.
877.3		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Rezone to MRZ areas that are proposed as RS/ RSDT zones under the Public Transport Accessibility QM.
877.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Amend the provisions to remove / delete the mapped Hazard Management Areas from within the District Plan. Instead, these natural hazard overlays should be based on non-statutory map layers in the City Council's Interactive Viewer that sits outside the District Plan. Not included in the Proposed Plan and Variation.
877.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Reduce the Tsunami Management Area to a 1:100 year hazard.
877.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Delete the Residential Heritage Area qualifying matter and any proposed provisions.
877.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	Delete the Residential Heritage Area qualifying matter and any proposed provisions.
877.8		9 - Natural and Cultural Heritage > 9.4 - Significant	Seek Amendment	Retail Significant and Other Tree Qualifying Matter.

		and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities		<p>Amend Rule 9.4.4.1.1 P12 as follows:</p> <p>Rule 9.4.4.1.1 P12 - Activities shall be undertaken by, or under the supervision of, a works arborist. employed or contracted by the Council or a network utility operator.</p>
877.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	<p>Delete all new or extended character areas as qualifying matters.</p> <p>For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1.</p> <p>Delete all new built form standards for character areas.</p> <p>14.5.3.2.3 Building height – Character Area Overlays, and</p> <p>14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p>
877.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Support	<p>Delete all new or extended character areas as qualifying matters.</p> <p>For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1.</p> <p>Delete all new built form standards for character areas.</p> <p>14.5.3.2.3 Building height – Character Area Overlays, and</p> <p>14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p>
877.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	<p>Delete all new or extended character areas as qualifying matters.</p> <p>For existing character areas retain the controlled activity status for new buildings that exists in the Operative Plan - Rule 14.5.3.1.2 C1.</p>

				<p>Delete all new built form standards for character areas.</p> <p>14.5.3.2.3 Building height – Character Area Overlays, and</p> <p>14.5.3.2.5 – 14.5.3.2.14 Built form rules – Character Area Overlays.</p>	
877.12		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	<p>Delete the Low Public Transport Accessibility Qualifying Matter and all associated provisions.</p> <p>Rezone all areas subject to this QM to MRZ (unless there is another QM in play that would prevent rezoning)</p>	
877.13		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Delete the Key Transport Corridors – City Spine Qualifying Matter and all associated provisions.	
877.14		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	<p>Amend Policy 5.2.2.5.2 as follows:</p> <p>Within the Tsunami Management Area Qualifying Matter, avoid discourage development, subdivision and land use that would provide for intensification of any site, unless the risk to life and property is acceptable.</p> <p>Alternatively the Policy framework could be retained if the geographic extent of the QM matter is better aligned with a 1:100 return period or covers an area reflective of the Tsunami Inundation area identified by the Greater Christchurch Partnership as part of its consultation on the Greater Christchurch Spatial Plan.</p>	

877.15		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Seek Amendment	<p>The references in all rules in this section to “the areas shown on the planning maps as...”, should be amended to reference <u>interactive maps on the Council’s GIS website and the return period of the mapped hazard should be reduced to a 1 in 100 year event.</u></p> <p>Rule 54A.5 NC3 should be amended as follows:</p> <p>a. Development, subdivision and land use that would provide for residential intensification of any site within the Qualifying Matter Tsunami Management Area except that permitted or controlled in Rules 14.4.1 and 14.4.2.</p> <p>Any consequential amendments to zones, overlays, precincts, and qualifying matters to reflect the relief sought in the submission.</p>
877.16		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Delete Section 6.10A and all associated provisions.
877.17		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Seek Amendment	Delete the provisions relating to the tree canopy financial contribution and associated tree canopy rules.
877.18		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards >	Seek Amendment	Delete the provisions relating to the tree canopy financial contribution and associated tree canopy rules.

		14.6.2.7 - Landscaped area and tree canopy cover		
877.19		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Delete the provisions relating to the tree canopy financial contribution and associated tree canopy rules.
877.20		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	[Regarding 8.9.2.1] Amend Table 9(d) so the maximum volume is <u>250m³/ site net fill above existing ground level</u>
877.21		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	[Regarding Policy 14.2.1.1] Retain clauses (a)(ii) and (iii). Add a new clause (a)(iv) as follows (with consequential renumbering of subsequent clauses): <u>(iv) medium density residential development is established across the majority of the City unless precluded by a qualifying matter.</u>
877.22		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	[Regarding Policy 14.2.5.2]

				<p>Amend policy as follows:</p> <p>14.2.5.2 Policy – High Good quality, medium density residential development</p> <p>Encourage innovative approaches to comprehensively designed, high good quality, medium density residential development, which is attractive to residents, responsive to housing demands, and provides a positive contribution to its environment (while acknowledging the need for increased densities and changes in residential character) <u>reflects the planned urban built character of an area</u>, through:</p> <ul style="list-style-type: none"> i. <u>consultative</u> planning approaches to identifying particular areas for residential intensification and to defining high good quality, built and urban design outcomes for those areas; ii. encouraging and incentivising amalgamation and redevelopment across large-scale residential intensification areas; iii. providing design guidelines to assist developers to achieve high good quality, medium density development; iv. considering input from urban design experts into resource consent applications; v. promoting incorporation of low impact urban design elements, energy and water efficiency, and <u>lifestage</u> inclusive and adaptive design; and vi. recognising that built form standards may not always support the best design and efficient use of a site for medium density development, particularly for larger sites.
877.23		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential	Seek Amendment	<p>Regarding Policy 14.2.5.3:</p> <p>Replace all phrasing of "high quality" with "good quality"</p>

		environments > 14.2.5.3 - Policy - Quality large scale developments		
877.24		14 - Residential > 14.3 - How to interpret and apply the rules	Seek Amendment	Regarding 14.3.i: Remove the last part of the sentence: "Residential Heritage Area, Residential Heritage Area Interface"
877.25		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Seek Amendment	[Regarding 14.4.2.2] Delete the proposed amendments and retain the Operative Plan rule.
877.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Amend notification statements in both activity and built form rules toalign with this logic. Non-notified: 14.5.1.3 (RD1) – four or more units 14.5.2.2 – landscaping 14.5.2.5 – Outdoor Living Space 14.5.2.8 – Outlook space 14.5.2.9 – Fencing 14.5.2.10 – Windows to street 14.5.2.11 – Minimum unit size 14.5.2.12 – Ground floor habitable space 14.5.2.13 – Service and storage space 14.5.2.15 – Garage and carports

				<p>14.5.2.16 – Building reflectivity</p> <p>14.5.2.16 – mechanical ventilation</p> <p>14.5.2.18 – Spine road setbacks</p> <p>Open to limited but not public notification:</p> <p>[none listed]</p>
877.27		<p>14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover</p>	<p>Seek Amendment</p>	<p>[Regarding 14.5.2.2]</p> <p>Delete rule and replace with the following:</p> <p><u>14.5.2.2 landscaped area.</u></p> <p><u>(1) A residential unit at ground floor level must have a landscaped area of a minimum of 20% of a developed site with grass or plants, and can include the canopy of trees regardless of the ground treatment below them.</u></p> <p><u>2. The landscaped area may be located on any part of the development site, and does not need to be associated with each residential unit.</u></p> <p><u>3. Non-residential activities must have a landscaped area of a minimum of 20% of a developed site with grass or plants, and can include the canopy of trees regardless of the ground treatment below them.</u></p>
877.28		<p>14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage</p>	<p>Seek Amendment</p>	<p>Regarding 14.5.2.4.c:</p> <p>Replace 300mm with 600mm.</p>
877.29		<p>14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks</p>	<p>Seek Amendment</p>	<p>[Regarding 14.5.2.7]</p>

				<p>Retain clause (a)(i) and (ii) as notified.</p> <p>Amend clause(a)(iii) as follows:</p> <p>Only road boundary: Eaves, and roof overhangs, and porches to a maximum of 300mm 600mm in width measured from the wall of a building and guttering up to 200mm in width.</p> <p>Amend clause (a)(iv) as follows:</p> <p>All other accessory buildings or garages, including garages that internally access a residential unit.</p>
877.30		<p>14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover</p>	Seek Amendment	<p>[Regarding 14.6.2.7] Delete rule and replace with the following:</p> <p><u>14.5.2.2 landscaped area</u></p> <p><u>(1)A residential unit atground floor level must have a landscaped area of a minimum of 20% of adeveloped site with grass or plants, and can include the canopy of treesregardless of the ground treatment below them.</u></p> <p><u>2.The landscaped area may be located on any part of the development site, anddoes not need to be associated with each residential unit.</u></p> <p><u>3. Non-residentialactivities must have a landscaped area of a minimum of 20% of a developed sitewith grass or plants, and can include the canopy of trees regardless of theground treatment below them.</u></p>
877.31		<p>14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage</p>	Seek Amendment	<p>[Regarding 14.6.2.12]</p> <p>Amend as follows:</p> <p>a. <u>The maximum building coverage must notexceed 60% of the net site area;</u></p>

				<p>i. <u>Any eaves and roof overhangs up to 300mm 600mm inwidth and guttering up to 200mm in width from the wall of a building shall notbe included in the building coverage calculation.</u></p> <p>Delete Clause (a)(ii)</p>
877.32		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Seek Amendment	<p>[Regarding 14.6.2.14]</p> <p>Delete the rule and replace as follows:</p> <p><u>14.6.2.14 garaging and carports</u></p> <p><u>Wherea residential unit fronts towards a road, any garage or carport shall belocated at least 1.2 metres behind the front façade of a residential unit.</u></p>
877.33		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.17 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	<p>[Regarding 14.6.2.17] Delete the rule.</p> <p>If land acquisition for public works is the intent, then Council should initiate a Notice of Requirement to designate the corridor.</p>
877.34		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	<p>Amend notification statements in both activity and built form rules to align with this logic.</p> <p>Non-notified:</p> <p>14.6.1.3 (RD2) – four or more units</p> <p>14.6.2.7 – landscaping</p> <p>14.6.2.10 – Outdoor Living Space</p> <p>14.6.2.4 – Outlook space</p> <p>14.6.2.5 – Building separation</p> <p>14.6.2.6 – Fencing</p>

				<p>14.6.2.8 – Windows to street</p> <p>14.6.2.16 – Minimum unit size</p> <p>14.6.2.9 – Ground floor habitable space</p> <p>14.6.2.11 – Service and storage space</p> <p>14.6.2.14 – Garage and carports</p> <p>14.6.2.15 – mechanical ventilation</p> <p>14.6.2.17 – Spine road setbacks</p> <p>Open to limited but not public notification:</p> <p>14.6.2.12 – Building coverage</p> <p>14.6.2.2 – height to boundary</p> <p>14.6.2.3 – internal boundary setbacks</p> <p>14.6.2.13 – Water for Firefighting (FENZ only)</p> <p>Open to full s95 assessment:</p> <p>14.6.2.1 – height</p>
877.36		14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Oppose	<p>or the 'non-notified' rules [requested as part of this submission], the matters for assessment should be limited to the adequate provision of amenity for occupants and the delivery of a functional and attractive streetscape.</p> <p>For the rules that potentially affect neighbouring sites set out above, additional matters relating to consideration of the amenity of neighbouring sites are appropriate.</p> <p>For height, additional matters relating to urban form and proximity to services and public and active transport modes are appropriate, along with consideration of wind effects for buildings over 22m in height.</p>

				<p>For the 4+ unit urban design rule, matters of discretion should be as follows:</p> <p><u>e) Whether the design of the development is in keeping with, or complements, the scale and character of development anticipated for the surrounding area and relevant significant natural, heritage and cultural features.</u></p> <p><u>f) The relationship of the development with adjoining streets or public open spaces including the provision of landscaping, and the orientation of glazing and pedestrian entrances;</u></p> <p><u>g) Privacy and overlooking within the development and on adjoining sites, including the orientation of habitable room windows and balconies;</u></p> <p><u>h) The provision of adequate outdoor living spaces, outdoor service spaces, waste and recycling bin storage including the management of amenity effects of these on occupants and adjacent streets or public open spaces;</u></p> <p><u>i) Where on-site car parking is provided, the design and location of car parking (including garaging) as viewed from streets or public open spaces.</u></p>
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Transpower New Zealand Limited

Submitter 878

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
878.1		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	<p>Amend Objective 3.3.7 as follows:</p> <p><u>a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future; including by recognising and providing for;</u></p> <p><u>iv. The benefits of urban environments that support reductions in greenhouse gas emissions; and are resilient to the current and future effects of climate change;</u></p> <p><u>...; and x. The specific characteristics of qualifying matters.</u></p>
878.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.17 - Q	Seek Amendment	<p>Insert a new definition of qualifying matter to complement clause (b) in 6.1A.1 as follows:</p>

				<u>Qualifying matter: means a matter referred to in section s77I or s77O of the RMA including as implemented by the provisions listed in 6.1A.1 Table 1.</u>
878.3		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Seek Amendment	<p>Amend Policy 5.2.2.5.1 as follows:</p> <p>“5.2.2.5.1 Policy – Managing residential development in Qualifying Matter Coastal Hazard Management Areas</p> <p>a. Within the following Qualifying Matters, development, subdivision and land use that would provide for residential intensification of any site shall be avoided, unless the risk is from coastal inundation and a site specific assessment demonstrates the risk is low or very low based on thresholds defined in Table 5.2.2.5.1a below:...”</p> <p>...</p> <p>b. Replacement buildings, accessory buildings and extensions/additions to buildings are enabled where effects are mitigated to an acceptable level based on a site specific assessment, and having regard to the level and timing of the hazard. This could be by use of an appropriate risk based trigger or alternative methods.”</p>
878.4		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	<p>Amend Policy 5.2.2.5.2 as follows:</p> <p><u>“5.2.2.5.2 Policy – Managing residential development within Qualifying Matter Tsunami Management Area</u></p> <p><u>a. Within the Tsunami Management Area Qualifying Matter, avoid residential development, subdivision and land use that would provide for intensification of any site, unless the risk to life and property is acceptable.”</u></p>
878.5		5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Seek Amendment	<p>Amend 5.4A Rules as follows:</p> <p><u>“5.4A.1 Permitted activities</u></p> <p>a. There are no permitted activities.</p> <p><u>The activities listed below are permitted activities.</u></p> <p><u>[Add to Permitted Activities table: "Utilities". with "Nil" specific standards.]</u></p>

878.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Retain the introductory text in 6.1A.1 as notified.
878.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Seek Amendment	Amend Policy 6.10A.2.1.3 as follows: <u>“a. Ensure that trees on a development site are planted in a position appropriate to the tree type and in sufficient soil volume, width and depth to maximise the tree’s healthy growth while minimising future nuisance effects and avoiding adverse effects on strategic infrastructure. ...”</u> -
878.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend 6.10A.4.1.1 P1 and P2 to include an advice note as follows: “Advice Note: Vegetation to be planted around the National Grid should be selected and/or managed to ensure that it will not result in that vegetation breaching the Electricity (Hazards from Trees) Regulations 2003.”
878.9		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Seek Amendment	Amend Policy 8.2.6.3 as follows: <u>“a. Ensure that trees on the development site are planted in a position appropriate to the tree type and in sufficient soil volume, width and depth to maximise the tree’s healthy growth while avoiding adverse effects on strategic infrastructure. ...”</u>
878.10		10 - Designations and Heritage Orders > 10.24 - U Transpower New Zealand Limited > 10.24.4 - U3 Islington Substation, National Grid Operating Centre and National Grid Skills Training and Trial Facility	Support	Retain the underlying zoning of Designation U3 as notified.
878.11		14 - Residential > 14.1 - Introduction	Seek Amendment	Amend 14.1 Introduction as follows:

				" ...In this chapter the reduction in intensification, including the avoidance of intensification in some cases , due to qualifying matters has been implemented in two ways: by having the <u>Medium Density Residential or High Density Residential zones</u> , but enabling lesser, or no further , intensification than the <u>Medium Density Residential Standards</u> require in the areas or sites in those zones where a qualifying matter applies;..."
878.12		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	Retain 14.2.3 Objective MDRS Objective 2 as notified.
878.13		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Seek Amendment	Amend 14.2.3.1 Policy MDRS Policy 1 as follows: "a. enable a variety of housing types with a mix of densities within the zone, including 3-storey attached and detached dwellings, and low-rise apartments., while avoiding inappropriate locations, heights and densities of buildings and development within qualifying matter areas as directed by the relevant qualifying matter provisions. "
878.14		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Retain 14.2.3.2 Policy as notified.
878.15		14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.3 - Policy - MDRS Policy 5	Support	Retain 14.2.3.3 Policy MDRS Policy 5 as notified.
878.16		14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Seek Amendment	Amend 14.2.6.1 Policy MDRS Policy 1 as follows: "a. enable a variety of housing types with a mix of densities within the zone, including 3-storey attached and detached dwellings, and low-rise apartments., while avoiding inappropriate locations, heights and densities of buildings and development within qualifying matter areas as directed by the relevant qualifying matter provisions. "
878.17		14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density	Seek Amendment	Amend 14.2.7.1 Policy – Provide for a high density urban form as follows:

		Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form		<u>“a. Except where limited by a qualifying matter enable the development of high density urban areas with a density that is responsive to current and planned: i. degree of accessibility to services and facilities, public open space, and multimodal and active transport corridors; and ii. housing demand.”</u>
878.18		14 - Residential > 14.3 - How to interpret and apply the rules	Support	Retain 14.3 How to interpret and apply the rules as notified.
878.19		15 - Commercial > 15.3 - How to interpret and apply the rules	Seek Amendment	Amend 15.3 to include the same or similar direction as given in 14.3.
878.20		19 - Planning Maps	Seek Amendment	Should the extent of the zones be amended in the vicinity of the National Grid, Transpower seeks that the provisions that manage effects on the National Grid that are proposed as a qualifying matter (and as amended by this submission) are similarly extended to any new areas.
878.21		19 - Planning Maps	Seek Amendment	Amend the Planning Maps to show the National Grid Subdivision Corridor (or the area subject to Rule 8.5.1.3 RD5) in a similar manner to the National Grid Yard (as amended by this submission).
878.23		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seeks amendments to the maps to distinguish the National Grid from electricity distribution lines on the basis that different provisions apply to the different types of infrastructure and it is helpful to plan users for this to be shown on the planning maps.
878.24		19 - Planning Maps > 19.9 - Any other QMs	Support	Seeks amendments to the maps to make it clear that the National Grid Yard provisions are an existing qualifying matter.
878.25		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seeks amendments to the maps to include a notation/cross reference to indicate that the extent of the National Grid Yard shown on the planning maps is indicative only, with the Yard being defined by the rules in the District Plan.
878.26		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Should the extent of the zones be amended in the vicinity of the National Grid, Transpower seeks that the provisions that manage effects on the National Grid that are proposed as a qualifying matter (and as amended by this submission) are similarly extended to any new areas.
878.27		19 - Planning Maps > 19.9 - Any other QMs	Support	Retain the underlying zoning of Designation U3 as notified.

878.28		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Seek Amendment	Amend Table 1 [under "Safe or efficient operation of nationally significant infrastructure (Electricity Transmission Corridors)" heading]: 8.5.1.3 RD5 and 8.5.1.5 NC2 National Grid transmission lines ... Section 77I(e) matter [under "Type of qualifying matter..."]
878.29		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.5 - Non-complying activities	Support	Supports National Grid as existing qualifying matter.
878.30		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.5 - Non-complying activities	Support	Supports National Grid as existing qualifying matter.
878.31		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.5 - Non-complying activities	Support	Supports National Grid as existing qualifying matter.
878.32		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.5 - Non-complying activities	Support	Supports National Grid as existing qualifying matter.
878.33		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Supports National Grid as existing qualifying matter.

Rutherford Family Trust

Submitter 879

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
879.1		19 - Planning Maps	Seek Amendment	Remove the Moncks Spur/Mt Pleasant Overlay (including reference to it on Planning Map 48)

879.2		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.1 - Site density	Seek Amendment	Remove the reference to the Moncks Spur/Mt Pleasant Overlay in 14.7.2.1(ii) .
879.3		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Remove Additional Standard (b) from Table 1, line (i) in 8.6.1
879.4		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.7 - Appendix - Moncks Spur Development Plan	Seek Amendment	Remove appendix 8.10.7.
879.5		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.11 - Additional standards for the Future Urban Zone	Seek Amendment	Remove reference to the Moncks Spur Development Area in 8.6.11 (b)(iv) Remove Row (D) in table 8 in Rule 8.6.11 (d).
879.6		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	<p>Ensure the zoning of the Land optimally provides for Enabling Housing and Housing Choice to better accord with NPS-UD objectives</p> <p>Subject to materials to be presented, solutions may include:</p> <p>Correct the zoning of the Middle Land [2 Crest Lane] to RH (together with removal of the provisions in referred to in rules referred to in 1-6 in our submission point #1 herein); together with mechanisms that ensure the Land provides for Enabling Housing and Housing Choice to better accord with NPS-UD objectives.</p> <p>OR to better achieve the objectives under NPS-UD, apply FUZ to the Middle Land [2 Crest Lane], but in a manner that increases the density from RH, and enables a variety of some smaller section sizes e.g. 400sqm where appropriate, to allow housing choice as required by NPS-UD.</p>
879.7		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Remove LPTAA from the property [2 Crest Lane]

Submitter 880

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
880.1		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Delete the notified PC14 LPTA QM and all related provisions.
880.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Delete the notified PC14 LPTA QM and all related provisions.
880.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone 85 Harry Ell Drive as MRZ or FUZ.
880.4		19 - Planning Maps > 19.10 - Any other zones	Oppose	Rezone 85 Harry Ell Drive from Rural Port Hills Zone to MRZ or FUZ.

Red Spur Ltd

Submitter 881

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
881.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	[T]he Submitter opposes the tree canopy cover provisions in their entirety.

881.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]upports the exclusion of Redmund Spur from the Operative Christchurch District Plan and PC14 definitions of greenfield and brownfield areas, which by definition exclude Redmund Spur and are referenced in 6.10A.2.1.1 Policy – Contribution to tree canopy cover and 6.10A.4.1.1 Permitted activities P2
881.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[Seeks that] an alternative, more workable approach [to this provision] should include the option of providing tree canopy off site, but within the wider subdivision area or elsewhere.
881.4		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Regarding the Low Public Transport Access Qualifying Matter] [Seeks that council] zone Redmund Spur (except for the Neighbourhood Centre), Residential Hills (the current zoning of the Site) subject to the operative RH zone provisions, except that the RH (Redmund Spur) Precinct provisions as described below shall apply.
881.5		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	[Seeks that] [i]f the LPTA QM is not retained in the PC14 decision, rezone Redmund Spur MDR and subject to the RH (Redmund Spur) Precinct provisions[.]
881.6		8 - Subdivision, Development and Earthworks >	Seek Amendment	[Seeks that council amend Rule 8.6.1 to read as follows] (Amendments sought highlighted yellow)

		8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension		<p>In the ResidentialHills/Medium DensityResidential Zone – Residential HillsPrecinct, the minimum net site area should be;</p> <p>650m2for a vacant allotment exceptthat in the Residential Hills(Redmund Spur) Precinct, a maximum of 15% of vacant lots forthe entire Precinct shall have aminimum lot size of 400m2</p>
881.7		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendme nt	<p>[Seeks that council amend Rule 8.6.1(h) as follows]</p> <p>(Amendments sought highlighted yellow)</p> <p>Additional standards</p> <p>e. In the Residential Mixed Density Precinct – Redmund Spur:</p> <p>i. the minimum allotment sizeshall be 650m2, however a minimum of 30%of sites shall have a minimum of1,500m2; and</p> <p>ii. the maximum number ofallotments shall be 400.</p>
881.8		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendme nt	<p>[Seeks that council add the following in Rule 8.6.2]</p> <p>(Amendments sought highlighted yellow)</p> <p>i. Allotments with existing or proposed buildings in the Residential Hills/ Medium Density Residential Zone -Residential Hills (Redmund Spur) Precinct - no minimum net site area.</p>
881.9		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective -	Seek Amendme nt	<p>[Seeks to] [d]elete the reference to Redmund Spur in the Large Lot Zone Description (14.2.1.1 Policy – Housing distribution and density, Table 14.2.1.1a) as below</p> <p>Covers a number of areas on the Port Hills where there is an existing residential settlement that has apredominantly low density or semi-rural character as well as the Akaroa Hillslopes and rural residentialareas of Samarang Bay and Allandale on Banks Peninsula, and a low density hamlet centred on thenorthern part of Gardiners Road, Redmund Spur, and 86 Bridle Path Road.</p>

		Housing supply > 14.2.1.1 - Policy - Housing distribution and density		
881.10		14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	<p>[Seeks to amend] Table 14.2.1.1a Residential Hills zone description to include the current operative RHzones west of Westmorland as below</p> <p>Covers all the living environments that are located on the slopes of the Port Hills from Westmorland QuarryHill in the west to Scarborough in the east.</p>
881.11		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.11 - Policy - Managing site-specific Residential Large Lot development	Seek Amendment	<p>[Seeks to] [d]elete 14.2.5.11 Policy – managing site specific Residential Large Lot development a. ii (which refers to the Redmund Spur area) as below</p> <p>14.2.5.11 Policy – Managing site-specific Residential Large Lot development</p> <p>a. Enable development within mixed density precincts in a way that:...</p> <p>ii. Within the Redmund Spur area, provides for a mixture of low density residential and rural residential living opportunities; and</p>

881.12		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.1 - Site density	Seek Amendme nt	[Seeks to add the following] 14.7.2.1 Site Density <table><tr><td></td><td>Activity/Area</td><td>Standard</td></tr><tr><td>iii</td><td>Residential Hills/MDRZ (Redmund Spur Precinct)</td><td>No minimum</td></tr></table>		Activity/Area	Standard	iii	Residential Hills/MDRZ (Redmund Spur Precinct)	No minimum
	Activity/Area	Standard								
iii	Residential Hills/MDRZ (Redmund Spur Precinct)	No minimum								
881.13		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.3 - Site coverage	Seek Amendme nt	[Seeks to add the following] 14.7.2.3 Site coverage a. The maximum percentage of the net site area covered by buildings shall be as follows: <table><tr><td></td><td>Activity/Area</td><td>Standard</td></tr><tr><td>iv.</td><td>Within the Residential Hills (Redmund Spur Precinct)</td><td>Sites under 650m² net site area – 50%</td></tr></table>		Activity/Area	Standard	iv.	Within the Residential Hills (Redmund Spur Precinct)	Sites under 650m ² net site area – 50%
	Activity/Area	Standard								
iv.	Within the Residential Hills (Redmund Spur Precinct)	Sites under 650m ² net site area – 50%								
881.14		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.3 - Restricted discretionary activities	Seek Amendme nt	[Seeks to amend this rule as follows]						

				<div>14.7.1.3 Restricted discretionary activities</div> <table><tr><td></td><td>Activity</td><td>The Council's discretion shall be limited to the following matters</td></tr><tr><td>RD20</td><td>a. Within the Residential Hills Mixed Density Overlay, any activity that does not meet Rule 14.7.2.1 Site density. b. Any application arising from this rule shall not be limited or publicly notified.</td><td>a. Scale and nature of activity - Rule 14.15.6 12 b. Traffic generation and access safety - Rule 14.15.6 12 e. Residential design principles - Rule 14.15.1.g Hillside and small settlement areas (Plan Change 5D Council Decision)</td></tr><tr><td>RD21</td><td>a. Within the Residential Hills Mixed Density Overlay, the creation of any attached residential units where the total floor area is greater than 500m² b. Any application arising from this rule shall not be limited or publicly notified</td><td>a. Residential design principles - Rule 14.15.1</td></tr></table>		Activity	The Council's discretion shall be limited to the following matters	RD20	a. Within the Residential Hills Mixed Density Overlay, any activity that does not meet Rule 14.7.2.1 Site density. b. Any application arising from this rule shall not be limited or publicly notified.	a. Scale and nature of activity - Rule 14.15.6 12 b. Traffic generation and access safety - Rule 14.15.6 12 e. Residential design principles - Rule 14.15.1.g Hillside and small settlement areas (Plan Change 5D Council Decision)	RD21	a. Within the Residential Hills Mixed Density Overlay, the creation of any attached residential units where the total floor area is greater than 500m² b. Any application arising from this rule shall not be limited or publicly notified	a. Residential design principles - Rule 14.15.1
	Activity	The Council's discretion shall be limited to the following matters											
RD20	a. Within the Residential Hills Mixed Density Overlay, any activity that does not meet Rule 14.7.2.1 Site density. b. Any application arising from this rule shall not be limited or publicly notified.	a. Scale and nature of activity - Rule 14.15.6 12 b. Traffic generation and access safety - Rule 14.15.6 12 e. Residential design principles - Rule 14.15.1.g Hillside and small settlement areas (Plan Change 5D Council Decision)											
RD21	a. Within the Residential Hills Mixed Density Overlay, the creation of any attached residential units where the total floor area is greater than 500m² b. Any application arising from this rule shall not be limited or publicly notified	a. Residential design principles - Rule 14.15.1											
881.15		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.1 - Site and precinct density	Seek Amendme nt	<div>[Seeks to amend this rule as follows]</div> <div>14.9.2.1 Site <u>and precinct</u> density</div> <div>a. Each residential unit shall be contained within its own separate site. The site shall have a minimum net site area as follows:</div> <table><tr><td></td><td>Area</td><td>Standard</td></tr><tr><td>viii.</td><td>Residential Mixed Density Precinct - Redmund Spur</td><td>1. 650m² per residential unit. 2. The maximum number of lots shall be 40 3. A minimum of 30% of sites shall have a minimum net site area of 1500m².</td></tr></table>		Area	Standard	viii.	Residential Mixed Density Precinct - Redmund Spur	1. 650m² per residential unit. 2. The maximum number of lots shall be 40 3. A minimum of 30% of sites shall have a minimum net site area of 1500m².			
	Area	Standard											
viii.	Residential Mixed Density Precinct - Redmund Spur	1. 650m² per residential unit. 2. The maximum number of lots shall be 40 3. A minimum of 30% of sites shall have a minimum net site area of 1500m².											
881.16		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2	Seek Amendme nt	<div>[Seeks to amend this rule as follows]</div>									

		- Built form standards > 14.9.2.3 - Site coverage		<p>14.9.2.3 Site coverage</p> <p>a. The maximum percentage of the net site area covered by buildings shall be as follows:</p> <table><tr><td></td><td>Zone/activity</td><td>Standard</td></tr><tr><td>viii.</td><td>Residential Mixed Density Precinct – Redmund Spur</td><td>1. For sites greater than 1000m² – 25% of the net site area or 250m² of ground floor area to a maximum of 350m² in total floor area. 2. For sites less than 450m² the maximum site coverage shall be 45%</td></tr></table>		Zone/activity	Standard	viii.	Residential Mixed Density Precinct – Redmund Spur	1. For sites greater than 1000m² – 25% of the net site area or 250m² of ground floor area to a maximum of 350m² in total floor area. 2. For sites less than 450m² the maximum site coverage shall be 45%
	Zone/activity	Standard								
viii.	Residential Mixed Density Precinct – Redmund Spur	1. For sites greater than 1000m² – 25% of the net site area or 250m² of ground floor area to a maximum of 350m² in total floor area. 2. For sites less than 450m² the maximum site coverage shall be 45%								
881.17		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.5 - Minimum building setbacks from internal boundaries	Seek Amendment	<p>[Seeks to amend this rule as follows]</p> <p>14.9.2.5 Minimum building setbacks from internal boundaries</p> <table><tr><td>a.</td><td>The minimum building setback from internal boundaries shall be as follows:</td><td>Activity/area</td></tr><tr><td>viii</td><td></td><td>Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct, the following standards apply:</td></tr></table>	a.	The minimum building setback from internal boundaries shall be as follows:	Activity/area	viii		Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct, the following standards apply:
a.	The minimum building setback from internal boundaries shall be as follows:	Activity/area								
viii		Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct, the following standards apply:								
881.18		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards >	Seek Amendment	<p>[Seeks to amend this rule as follows]</p> <p>14.9.2.6 Road boundary building setback</p> <p>a. The minimum road boundary building setback shall be:</p>						

		14.9.2.6 - Road boundary building setback		<table><tr><td></td><td>Area</td><td>Standard</td></tr><tr><td>vii.</td><td>Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur</td><td>4 metres</td></tr></table> <p><u>b. The following exemptions apply for the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct:</u></p>		Area	Standard	vii.	Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur	4 metres
	Area	Standard								
vii.	Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur	4 metres								
881.19		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.10 - Minimum setback for living area windows and balconies facing internal boundaries	Seek Amendme nt	<p>[Seeks to amend this rule as follows]</p> <p><u>14.9.2.10 Minimum setback for living area windows and balconies facing internal boundaries</u></p> <p><u>a. Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct, the following standards apply:</u></p> <p><u>i. The minimum setback for living area windows and balconies at first floor from an internal boundary shall be 4 metres.</u></p> <p><u>ii. Where the window is adjacent to an access way, the setback shall be measured from the far side of the access way.</u></p>						
881.20		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.11 - Service,	Seek Amendme nt	<p>[Seeks that this rule is amended as follows]</p>						

		storage and waste management spaces		<p><u>14.9.2.11 Service, storage and waste management spaces</u></p> <p><u>a. Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct, for multi-unit residential complexes and social housing complexes:</u></p> <p><u>i. each residential unit shall be provided with at least 2.25m² with a minimum dimension of 1.5 metres of outdoor or indoor space at ground floor level for the dedicated storage of waste and recycling bins;</u></p> <p><u>ii. each residential unit shall be provided with at least 3m² with a minimum dimension of 1.5 metres of outdoor space at ground floor level for washing lines; and</u></p> <p><u>iii. the required spaces in i. and/or ii. for each residential unit shall be provided either individually, or within a dedicated shared communal space.</u></p>
881.21		14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.12 - Street scene amenity and safety – fences	Seek Amendment	<p>[Seeks to amend this rule as follows]</p> <p>14.9.2.12 Street scene amenity and safety – fences</p> <p>a. Within the Residential Mixed Density Precinct – 86 Bridle Path Road, Residential Mixed Density Precinct – Redmund Spur, and Rural Hamlet Precinct, for multi-unit residential complexes and social housing complexes:</p> <p>i. The maximum height of any fence in the required building setback from a road boundary shall be 1.8 metres.</p> <p>ii. This rule shall not apply to fences or other screening structures located on an internal boundary between two properties zoned residential, or residential and commercial or industrial.</p> <p>iii. For the purposes of this rule, a fence or other screening structure is not the exterior wall of a building or accessory building.</p>
881.22		5 - Natural Hazards > 5.6 - Rules - Slope instability > 5.6.1 - Activity status for Slope Instability Management	Support	<p>[Regarding 5.6.1.1(P21)]</p> <p>Supports Redmund Spur Neighbourhood Centre subject to retention of Rule 5.6.1.1. P21 and for clarity change reference in a. from 'local centres' to 'neighbourhood centres'</p>

		Areas > 5.6.1.1 - Activity status for Slope Instability Management Areas excluding land within the Specific Purpose (Lyttelton Port) Zone								
881.23		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	[Seeks to] [a]mend the residential zone boundaries of Redmund Spur as shown on the map i.e rezone the areas identified as B.1 – B.4 to Residential Hills/ Medium Density Residential (Redmund Spur Precinct); and rezone the areas identified as A.1 – A.2 to Rural Port Hills						
881.24		19 - Planning Maps > 19.10 - Any other zones	Seek Amendme nt	[Seeks to] [a]mend the location of the Redmund Spur Neighbourhood Centre on the relevant planning maps and Table 15.1 below to be consistent with the location and size of the NC approved under Stage 6 subdivision consent (RMA/2022/2892) [refer to attachment].						
881.25		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres- based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendme nt	<p>[Regarding Table 15.1]</p> <p>Amend 15.2.2.1 Policy – Role of centres Table 15.1 – Centre’s role as below:</p> <table><tr><td></td><td>Role</td><td>Centre and size (where relevant)</td></tr><tr><td>E</td><td></td><td>All other commercial centres zone Commercial Local Neighbourhood Centre Zone. Size: Up to 3,000m² (excluding Redmund Spur) Redmund Spur – 5100m²</td></tr></table>		Role	Centre and size (where relevant)	E		All other commercial centres zone Commercial Local Neighbourhood Centre Zone. Size: Up to 3,000m ² (excluding Redmund Spur) Redmund Spur – 5100m ²
	Role	Centre and size (where relevant)								
E		All other commercial centres zone Commercial Local Neighbourhood Centre Zone. Size: Up to 3,000m ² (excluding Redmund Spur) Redmund Spur – 5100m ²								

881.26		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Seek Amendment	Supports Redmund Spur Neighbourhood Centre subject to retention of Rule 5.6.1.1. P21 and for clarity change reference in a. from 'local centres' to 'neighbourhood centres'
881.27		14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	[Seeks that] there shall be no other additional rules (l.e. in addition to the RH/MDRZ rules) in the RH (Redmund Spur) Precinct.
881.28		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	"[Seeks that] there shall be no other additional rules (l.e. in addition to the RH/MDRZ rules) in the RH (Redmund Spur) Precinct. [seeks that Redmund Spur is not ""downzoned""]"

Latimer Community Housing Trust

Submitter 882

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
882.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Request the introduction of inclusionary Housing Plan which lists within the District Plan along the lines of the Queenstown Lakes Council, requir[ing] developers of new residential housing in the area to make a financial contribution to a fund to be used to provide affordable housing. We support the submission of Te Whare Roimata Trust [#105] and its recommendations.
882.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A	Seek Amendment	Request the introduction of inclusionary Housing Plan which lists within the District Plan along the lines of the Queenstown Lakes Council, requir[ing] developers of new residential housing in the

		Tree Canopy Cover and Financial contributions		<p>area to make a financial contribution to a fund to be used to provide affordable housing.</p> <p>We support the submission of Te Whare Roimata Trust [#105] and its recommendations.</p>
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Miles Premises Ltd

Submitter 883

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
883.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose the application of the QM airport noise contour on the 50 dBA Ldn rather than the 57 dBA Ldn.
883.2		19 - Planning Maps > 19.10 - Any other zones	Oppose	Rezone 400, 475 Memorial Avenue and 500, 520 and 540 Avonhead Road from Industrial Park Zone to either Future Urban Zone or Medium Density Residential Zone.
883.3		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Remove the QM for Low PT as it applies to north Christchurch.
883.4		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone 400, 475 Memorial Avenue and 500, 520 and 540 Avonhead Road from Industrial Park Zone to either Future Urban Zone or Medium Density Residential Zone.
883.5		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone 400, 475 Memorial Avenue and 500, 520 and 540 Avonhead Road from Industrial Park Zone to either Future Urban Zone or Medium Density Residential Zone.

Troy Lange

Submitter 884

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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884.1		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Amend the Airport Noise Qualifying Matter to only apply to areas within the 55 dBA Ldn CIALairport noise contour.
884.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone 120, 100,88, 76, 68, 66, 60, 46, 44, 42, 40 and 38 Hawthornden Road Future Urban Zone or MediumDensity Residential.
884.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone 120, 100, 88, 76, 68, 66, 60, 46, 44, 42, 40 and 38 Hawthornden Road Future Urban Zone or Medium Density Residential.
884.4		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Delete the LPTA QM, in particular as it applies to areas in north west Christchurch
884.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Delete the LPTA QM, in particular as it applies to areas in north west Christchurch
884.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Amend the Airport Noise Qualifying Matter to only apply to areas within the 55 dBA Ldn CIAL airport noise contour.

Peter Dyhrberg

Submitter 885

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
885.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] the areas of the city north of Armagh Street and between Fitzgerald Avenue to the East and Madras Street to the West ..be zoned as a Medium Density Residential [instead of] High Density Residential.
885.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the areas of the city north of Armagh Street and between Fitzgerald Avenue to the East and Madras Street to the West ..be zoned as a Medium Density Residential [instead of] High Density Residential.
885.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	[Retain] the proposed Residential Heritage Areas.
885.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 -	Support	[Retain] the Residential Heritage Areas.

		Appendix - Schedule of Significant Historic Heritage Items		
885.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	[Retain] the proposed Interface rules for the adjacent sites which share a boundary with that proposed Residential Heritage Area
885.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Retain Residential Heritage Areas and Heritage Area Interface]
885.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	[Retain] the [rules relating to] Residential Heritage Areas.

Helen Broughton

Submitter 886

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
886.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Supports the Riccarton Bush Interface Area as a qualifying matter, but considers a greater area should be included.
886.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Supports the Riccarton Bush Interface Area as a qualifying matter, but considers a greater area should be included.
886.3		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose HRZ for Matai Street, Christchurch Boys High School and Straven Street, Riccarton.
886.4		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Amend the Airport noise contour QM to include the north and south sides of Rata Street, Riccarton.
886.5		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.4 - Minimum building setback from the internal boundary with a residential zone	Seek Amendment	Supports proposed setback 15.4.2.4, but would like this to be increased.

886.6		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose changing the maximum height of commercial buildings from 20 to 22 metres for existing commercial buildings adjoining a residential zone.
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Jane Harrow

Submitter 887

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
887.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Rezone land between the 50 and 55 Ldn CIAL airport noise contour for urban development, with no restrictions relating to airport noise, including 384, 388, 420, 422, 424, 426, 434 Sawyers Arms Road and 123 and 141 Gardiners Road as identified on the aerial photograph below. Rezone 384, 388, 420, 422, 424, 426, 434 Sawyers Arms Road and 123 and 141 Gardiners Road Future Urban Zone or Medium Density Residential.
887.2		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Rezone land between the 50 and 55 Ldn CIAL airport noise contour for urban development, with no restrictions relating to airport noise, including 384, 388, 420, 422, 424, 426, 434 Sawyers Arms Road and 123 and 141 Gardiners Road as identified on the aerial photograph below. Rezone 384, 388, 420, 422, 424, 426, 434 Sawyers Arms Road and 123 and 141 Gardiners Road Future Urban Zone or Medium Density Residential.
887.3		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone land between the 50 and 55 Ldn CIAL airport noise contour for urban development, with no restrictions relating to airport noise, including 384, 388, 420, 422, 424, 426, 434 Sawyers Arms Road and 123 and 141 Gardiners Road as identified on the aerial photograph below. Rezone 384, 388, 420, 422, 424, 426, 434 Sawyers Arms Road and 123 and 141 Gardiners Road Future Urban Zone or Medium Density Residential.
887.4		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters >	Seek Amendment	Amend the Airport Noise Qualifying Matter to only apply to areas within the 55 dBA Ldn airport noise contour , such a contour to be based on a maximum 30 year assessment period having regard to matters such as future growth projections, predicted flight paths and expected fleet

		6.1.9.1 - 6.1A.1 Application of qualifying matters		mix. The contour should be based on an assessment of the annual average noise, as opposed to the current contour which is based on the 3 busiest months of commercial aircraft movements.
887.5		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Delete the LPTA QM, in particular as it applies to areas in north west Christchurch.
887.6		19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Delete the LPTA QM, in particular as it applies to areas in north west Christchurch.
887.7		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Amend the Airport Noise Qualifying Matter to only apply to areas within the 55 dBA Ldn airport noise contour , such a contour to be based on a maximum 30 year assessment period having regard to matters such as future growth projections, predicted flight paths and expected fleet mix. The contour should be based on an assessment of the annual average noise, as opposed to the current contour which is based on the 3 busiest months of commercial aircraft movements.

David Smithson

Submitter 888

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
888.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That the Council change the HRZ which is proposed for the eastern blocks of Strowan from Normans Road to Blighs Road to MRZ.
888.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the Council change the HRZ which is proposed for the eastern blocks of Strowan from Normans Road to Blighs Road to MRZ.

Susanne Elizabeth Hill

Submitter 889

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
889.1		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Supports HRZ near city centre, opposes location in outer suburbs.
889.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes a maximum height allowing 4-5 storeys without a resource consent. Oppose any height allowing 6 storeys.
889.3		14 - Residential	Support	Seeks that townhouses are encouraged on large sections once older homes have passed their liveable stage.
889.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Seeks that townhouses are encouraged on large sections once older homes have passed their liveable stage.
889.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Seeks that townhouses are encouraged on large sections once older homes have passed their liveable stage.

Graham William Hill

Submitter 890

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
890.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Opposes HRZ in Strowan, particularly 85 Normans Road.
890.2		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes 4-5 storeys building height in HRZ (particularly in Strowan).

Alan John David Gillies

Submitter 891

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
891.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] the High Density Residential Zone proposed for the Strowan Residential blocks from Normans to Blighs Road be changed to a Medium Density Residential Development zone.
891.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the High Density Residential Zone proposed for the Strowan Residential blocks from Normans to Blighs Road be changed to a Medium Density Residential Development zone.

Wayne Robertson

Submitter 892

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
892.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[Restrict] the High Density Residential Zone to within the four avenues, and where new subdivisions/whole areas are developed outside the four avenues
892.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Medium Density Zones should apply to all areas not classified as High Density Zones [relates to request to restrict HRZ extent to four avenues and comprehensive developments]
892.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	[B]uilding heights for residential dwellings should be limited to two storey buildings.
892.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	[Remove] height restrictions regarding residential dwellings in High Density Zones.

Susanne and Janice Antill

Submitter 893

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
893.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose replacing existing residential zones in the city with two new ones – a medium density zone and a high density zone.
893.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose replacing existing residential zones in the city with two new ones – a medium density zone and a high density zone.
893.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose increased height limits of buildings.
893.4		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Oppose increased height limits of buildings.
893.5		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose increased height limits of buildings.
893.6		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Oppose increased height limits of buildings.
893.7		15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	Oppose increased height limits of buildings.
893.8		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Oppose increased height limits of buildings.
893.9		15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose increased height limits of buildings.
893.10		15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose increased height limits of buildings.
893.11		15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Oppose increased height limits of buildings.

893.14		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	[Revise the heritage protections in PC14 to better ensure that intensification enabled by the plan change does not erode heritage values of Christchurch]
893.15		11 - Utilities and Energy > 11.7 - Rules - Communication facilities	Oppose	Oppose 5G towers which pose a significant threat to both our freedom and our health
893.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose denser housing which will actually cut sunlight from residences.
893.17		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose denser housing which will actually cut sunlight from residences.

Jacq Woods

Submitter 894

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
894.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Replace HRZ with MRZ on Strowan blocks west of Papanui Road from Normans Road to Blighs Road, along Watson Road.
894.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Replace HRZ with MRZ on Strowan blocks west of Papanui Road from Normans Road to Blighs Road, along Watson Road.
894.3		14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.5 - Policy - Infrastructure servicing for developments	Support	General support for the policy, which should apply to medium and high density zones, too.
894.4		14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	HRZ approach in Papanui is inconsistent with this Policy.

Tim Priddy

Submitter 895

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
895.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	That the proposed High Density Residential Zone (HRZ) for the blocks in the Strowan area, west of Papanui Road, from Normans Road to Blighs Road be revised to Medium Density Residential Zone (MRZ).
895.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	That the proposed High Density Residential Zone (HRZ) for the blocks in the Strowan area, west of Papanui Road, from Normans Road to Blighs Road be revised to Medium Density Residential Zone (MRZ).

Claire Coveney

Submitter 896

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
896.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seeks that all medium density housing is located near cycleways and rail corridors, and away from wetlands and rivers.
896.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seeks that all high density housing is located near cycleways and rail corridors, and away from wetlands and rivers.
896.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Supports the retention of established trees in low density and medium density zones.

Evelyn Lalahi

Submitter 897

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
897.1		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[Modify recession planes to ensure sufficient sunlight and passive heating for neighbouring properties when 2-3 storeys developed next door] Many of those affected are senior citizens and young families.
897.2		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[Modify recession planes to ensure sufficient sunlight and passive heating for neighbouring properties when 2-3 storeys developed next door] Many of those affected are senior citizens and young families.
897.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	[Modify recession planes to ensure sufficient sunlight and passive heating for neighbouring properties when 2-3 storeys developed next door]

Denis McMurtrie

Submitter 898

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
898.1		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the HRZ around Northlands does not extend south of Harewood Road and Main North Road]
898.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	[That] the area to the South and East of Harewood Road and Main North Road [around Paparoa Street / Strowan] is zoned Residential Suburban.
898.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That] the area South and East of Harewood Road and Main North Road [Paparoa Street / Strowan] is zoned Residential Suburban [instead of MRZ or HRZ].

Anton Casutt

Submitter 899

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
899.1		20 - All of Plan	Oppose	Oppose any intensification in existing suburbs.

Summit Road Society

Submitter 900

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
900.1		19 - Planning Maps > 19.10 - Any other zones	Support	We support no change/extensions to the existing residential areas on the Port Hills.
900.2		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	<p>We support the following items as qualifying matters:</p> <ul style="list-style-type: none"> • Matters of national importance including sites of cultural, heritage and ecological importance, areas of high-risk natural hazards and significant trees. • Public open space areas.
900.3		19 - Planning Maps > 19.4 - QM - Low PT	Support	Supports the low public transport accessibility qualifying matter being applied on the Port Hills.
900.4		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees	Support	We support protecting our Significant Trees and existing tree canopy cover.
900.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Supports the proposal to use the Financial Contribution process to ensure a tree canopy cover however would like to see it increased from 20% to 25%. Would like to see prioritisation of native plantings wherever possible.
900.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	The Financial Contribution to include [provision for] riparian planting along waterways including small creeks.

John Hudson

Submitter 901

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
901.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	I do not agree with the MDRS zone replacing the current RS zones and I don't agree with certain aspects of plan change 14 and reasons and discussion follow.
901.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	
901.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	
901.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	
901.5		20 - All of Plan	Oppose	Why are we doing this? We have well thought out plans for the future of Christchurch already and these plans have been formulated by people with expertise in the field based upon history, up to date data, intelligence and experience.
901.6		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	I do not agree with the MDRS zone replacing the current RS zones and I don't agree with certain aspects of plan change 14 and reasons and discussion follow. The CCC has excellent plans for the future growth of Christchurch and the mandated MDRS rules are a huge step backwards. Under MDRS intensification can take place much further out from the CBD. It will be totally detrimental to the intensification of the CBD using existing building zone rules.
901.7		20 - All of Plan	Oppose	Opposes application of NPS UD and plan change 14.
901.8		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	CCC PLAN CHANGE 14 to alter the NP-SUD. MY thoughts are mainly regarding the MDRS to replace the RS zones.

				I do not agree with the MDRS zone replacing the current RS zones and I don't agree with certain aspects of plan change 14 and reasons and discussion follow. The CCC has excellent plans for the future growth of Christchurch and the mandated MDRS rules are a huge step backwards. Under MDRS intensification can take place much further out from the CBD. It will be totally detrimental to the intensification of the CBD using existing building zone rules.
901.9		3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Oppose	CCC PLAN CHANGE 14 to alter the NP-SUD. MY thoughts are mainly regarding the MDRS to replace the RS zones. I do not agree with the MDRS zone replacing the current RS zones and I don't agree with certain aspects of plan change 14 and reasons and discussion follow.
901.10		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	CCC PLAN CHANGE 14 to alter the NP-SUD. MY thoughts are mainly regarding the MDRS to replace the RS zones. I do not agree with the MDRS zone replacing the current RS zones and I don't agree with certain aspects of plan change 14 and reasons and discussion follow. The CCC has excellent plans for the future growth of Christchurch and the mandated MDRS rules are a huge step backwards. Under MDRS intensification can take place much further out from the CBD. It will be totally detrimental to the intensification of the CBD using existing building zone rules.
901.11		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change Watford St from HRZ to MRZ
901.12		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change Watford St from HRZ to MRZ
901.13		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Change Watford St from HRZ to MRZ
901.14		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Change Watford St from HRZ to MRZ
901.15		5 - Natural Hazards > 5.4 - Rules - Flood hazard	Seek Amendment	Change Watford St from HRZ to MRZ
901.16		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Walking distance to public transport being the measure of as to whether the area is RS or MDRS is irrelevant.
901.17		20 - All of Plan	Oppose	The submitter opposes Plan Change 14.

Waipuna Halswell-Hornby-Riccarton Community Board

Submitter 902

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
902.1		20 - All of Plan	Seek Amendment	<p>[That Christchurch City Council is not] included as a Tier 1 territorial authority under the Act.</p> <p>[T]hat population projections and the need for high and medium density housing are based on accurate figures</p>
902.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That HRZ is not applied to any area currently zoned Residential Suburban, Residential Medium Density or Residential Suburban Density Transition]
902.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Not Stated	<p>[Suggested new Qualifying Matter]: [That Council consider whether] the effects of the major earthquake sequence suffered by Christchurch in 2010-11 should be regarded a qualifying matter for the whole city.</p> <p>In the event that earthquake susceptibility of the whole city is not accepted as a qualifying matter, the Board considers that at least the most susceptible TC3 land should be a qualifying matter</p>
902.4		5 - Natural Hazards	Seek Amendment	<p>[Suggested new Qualifying Matter]: [That Council consider whether] the effects of the major earthquake sequence suffered by Christchurch in 2010-11 should be regarded a qualifying matter for the whole city.</p> <p>In the event that earthquake susceptibility of the whole city is not accepted as a qualifying matter, the Board considers that at least the most susceptible TC3 land should be a qualifying matter</p>
902.5		20 - All of Plan	Seek Amendment	<p>[That technical assessments are undertaken on]:</p> <ul style="list-style-type: none"> • social impacts • infrastructure capacity • citywide geotechnical stability
902.6		20 - All of Plan	Oppose	[Reject] the imposition of the government mandated intensification proposals.

902.7		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[That the threshold for qualifying matters be lowered to enable] recognition of a range of other matters that render areas of the city unsuitable for the type of intensification proposed. These matters include land stability and the height of the water table in some areas, as well as the capacity of infrastructure such as roading to cope with additional development.
902.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	[That development of up to three homes of up to 12 metres high on a single property, without resource consent. is not] permitted
902.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	[That development of up to three homes of up to 12 metres high on a single property, without resource consent. is not] permitted
902.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	[That policies and rules in 6.10A require] financial contributions regarding trees [to] be used in the ward that the development occurs in.
902.11		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	[Retain the proposed requirement for] financial contributions being paid where the developer is unwilling or unable to plant trees. [Retain] the aim of 20% minimum tree coverage.
902.12		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Seek Amendment	[That new rules are added to require] that a tree be replanted on the roadside where trees have been removed and that it be as mature as possible. [Non-compliance with this requirement] should be a “discretionary activity”.
902.13		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	[T]hat there is provision for all ground floor dwellings to have access to sunlight all year round.
902.14		19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	[T] contours be extended further.
902.15		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	[T] that there be Town Centres, Local Centres and Neighbourhood Centres only[; and that] “Larger Local Centre”[s are removed].

902.16		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	[That the permitted] building height [is reduced to no more than] 12 metres.
902.17		15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	[Thatthe permitted] building height [is reduced to no more than] 12metres.
902.18		15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	[Thatthe permitted] building height [is reduced to no more than] 12 metres [outside the city centre].
902.19		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	[Thatthe permitted] building height [is reduced to no more than] 12metres [outside the city centre].
902.20		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	[That] an additional “qualifying matter” [is] introduced [requiring] significant distance between Town Centres.
902.21		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Seek Amendment	[T]hat the maximum height of low rise commercial buildings by a residentialsector be reduced to 14 metres. [A]t a minimum, [that] the height remainat the current level of 20 metres.
902.22		15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.4 - Minimum building setback from the internal boundary with a residential zone	Seek Amendment	[That the minimum setback is increased]
902.23		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	[That] six storey development [is not enabled in Hornby].
902.24		14 - Residential	Support	[Retain Residential Industrial Interface Qualifying Matter]: [That] there is a strong constraint on residential heightand a wide buffer provided between residential areas and any industrial development.
902.25		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters >	Support	[RetainResidential Industrial Interface Qualifying Matter]: [That] there is a strongconstraint on residential height and a wide

		6.1.9.1 - 6.1A.1 Application of qualifying matters		buffer provided between residential areas and any industrial development.
902.26		19 - Planning Maps > 19.9 - Any other QMs	Support	[Retain Residential Industrial Interface Qualifying Matter]: [That] there is a strong constraint on residential height and a wide buffer provided between residential areas and any industrial development.
902.27		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That the HRZ in the] Deans Avenue Precinct [that] covers the area from Matai Street East to Blenheim Road and from Deans Avenue to the Railway line [is limited to] the former Addington saleyards site; [and that the remainder of the area is zoned MRZ].
902.28		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[That the HRZ in the] Deans Avenue Precinct [that] covers the area from Matai Street East to Blenheim Road and from Deans Avenue to the Railway line [is limited to] the former Addington saleyards site; [and that the remainder of the area is zoned MRZ].
902.29		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	<p>[That] the Riccarton Bush Interface [Area is extended to include:]</p> <ul style="list-style-type: none"> • The southern side of Rata Street to Rimu Street and Kauri Street. • Kahu Road opposite the entrance to Riccarton House. • The Kauri Cluster, the precinct beside Riccarton House and Bush on the southern side. • all [both sides of] Ngahere Street [and] Girvan Street. • Houses adjoining the Avon e.g. 36a Kahu Road and adjoining houses. • the larger area as indicated by the Riccarton Bush /Kilmarnock Residents' Association.
902.30		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	<p>[That all sites within the Riccarton Bush Interface Area and on Matai Street] retain Suburban Density Zoning.</p> <p>[Note: Area includes sought extension to RBI: The southern side of Rata Street to Rimu Street and Kauri Street; Kahu Road opposite the entrance to Riccarton House; The Kauri Cluster, the precinct beside Riccarton House and Bush on the southern side; all [both sides of] Ngahere Street [and] Girvan Street; Houses adjoining the Avon e.g. 36a Kahu Road and adjoining houses; the larger area as indicated by the Riccarton Bush /Kilmarnock Residents' Association].</p>

902.31		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	<p>[That all sites within the Riccarton Bush Interface Area and on Matai Street] retain Suburban Density Zoning.</p> <p>[Note: Area includes sought extension to RBI: The southern side of Rata Street to Rimu Street and Kauri Street; Kahu Road opposite the entrance to Riccarton House; The Kauri Cluster, the precinct beside Riccarton House and Bush on the southern side; all [both sides of] Ngahere Street [and] Girvan Street; Houses adjoining the Avon e.g. 36a Kahu Road and adjoining houses; the larger area as indicated by the Riccarton Bush /Kilmarnock Residents' Association].</p>
902.32		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	<p>[That all sites within the Riccarton Bush Interface Area and on Matai Street] retain Suburban Density Zoning.</p> <p>[Note: Area includes sought extension to RBI: The southern side of Rata Street to Rimu Street and Kauri Street; Kahu Road opposite the entrance to Riccarton House; The Kauri Cluster, the precinct beside Riccarton House and Bush on the southern side; all [both sides of] Ngahere Street [and] Girvan Street; Houses adjoining the Avon e.g. 36a Kahu Road and adjoining houses; the larger area as indicated by the Riccarton Bush /Kilmarnock Residents' Association].</p>
902.33		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	[That the] war memorial statue on Jane Deans Close Cul -de- Sac [is] recognised as a Heritage Item.
902.34		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That] the area from Matipo Street to the Railway line [is not zoned HRZ].

Danne Mora Limited

Submitter 903

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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903.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Require the tree canopy rule applies to all new development in the city (Rule 6.10A.4.1.1 P1 and P2).
903.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend the rule so that only the 15% streettree canopy requirement is applicable to avacant lot greenfield subdivision.Delete Activity specific standards – Treecanopy cover clause (a) and (b), an ament [amend] clause (d) to only refer to the 15% roadcorridor cover.
903.3		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Seek Amendment	Amend to rule to make it clear thatreserves that are vested to Council withenhancements can offset the tree canopyrules for the development.
903.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Make clearer in the plan how the costshave been attributed and whether it is GSTinclusive.
903.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.

903.6		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.
903.7		8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Seek Amendment	Clarify how Council will enforce the tree canopy rules on individual properties & within their own road reserve network.
903.8		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Remove Meadowlands Exemplar
903.9		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Consistency with overlaycolours/key
903.10		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Amend the High Density Residential Zoneboundary to stop at Manarola Road with allland to the south owned by SpreydonLodge Limited to be zoned FUZ, includingLot 3000 DP 575180, Lot 121 DP 514750and Lot 120 DP 514570.
903.11		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Amend the High Density Residential Zoneboundary to stop at Manarola Road with allland to the south owned by SpreydonLodge Limited to be zoned FUZ, includingLot 3000 DP 575180, Lot 121 DP 514750and Lot 120 DP 514570.
903.12		14 - Residential > 14.12 - Rules - Future Urban Zone	Support	Support the FUZ zoning of Lots 120 and 121DP 514750.
903.13		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Seek Amendment	<ul style="list-style-type: none"> Retain the current boundaries of North Halswell Outline Development Plan Area, where it relates to residentially zoned land AND remove Quarrymans Trail from the ODP.
903.14		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Support	We support the removal of thereferences to the MeadowlandsExemplar Overlay
903.15		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Seek Amendment	Remove reference to Quarryman’sTrail as this has been constructedoutside of the ODP boundaries8.10.4 D(4)(g) and (h)
903.16		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Seek Amendment	Update the ODP to reflect theupdated location of structuralelements such as roads, accesspoints and reserves
903.17		2 - Abbreviations and Definitions > 2.2 - Definitions List	Oppose	Delete definitions of “Context and site analysis”, “Future development allotment” and “Neighbourhood Plan”

903.18		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Seek Amendment	Include a new definition in Chapter 2 of netyield as follows: means the number of lots or householdunits per hectare (whichever is thegreater). The area (ha) includes land for:residential activities The area (ha) excludes land that is:public road corridorspublic open space areas
903.19		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Retain the definition as notified <u>[Building Coverage]</u>
903.20		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Retain the definition as notified <u>[Building Footprint]</u>
903.21		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Amend Objective 3.3.7 to only be thatidentified in red of the notified version: <u>3.3.7 Objective – Well-functioning urbanenvironment</u> <u>A well-functioning urban environment thatenables all people and communities toprovide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future</u>
903.22		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity	Seek Amendment	Support the removal of the MeadowlandsExemplar Overlay references in Objective8.2.2
903.23		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.12 - DELETE 8.2.2.11 Policy - Meadowlands Exemplar Overlay comprehensive development	Support	Support the removal of Policy 8.2.2.11
903.24		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Support	Support the removal of RD15
903.25		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.4 - Discretionary activities	Support	Support the removal of D5
903.26		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.5 - Non-complying activities	Support	Support the removal of NC8

903.27		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Seek Amendment	Retain Policy 8.2.2.7 as notified where it relates to the net yield specified for the Medium and High Density Zones. Include a new definition in Chapter 2 of net yield as specified above.
903.28		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Amend the standard to make it clear that there is no minimum allotment size in the FUZ zone around existing buildings.
903.29		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.8 - Wastewater disposal	Support	Support the deletion of (e)
903.30		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.13 - Neighbourhood plan - East Papanui	Seek Amendment	Amend the standard to remove Meadowlands Exemplar Overlay specific terms such as Neighbourhood Plan and Context and Site Analysis.
903.31		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.13 - Neighbourhood plan - East Papanui	Support	Support the deletion of references to the Meadowlands Exemplar Overlay.
903.32		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.15 - North Halswell	Oppose	Delete Activity Standard 8.6.15
903.33		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High Density Residential Zones in North Halswell	Oppose	Delete Matter of Control 8.7.13
903.34		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.15 - Future Urban Zone Outline Development Plans - East Papanui	Seek Amendment	Delete Matter of Discretion 8.8.15, 8.8.15.1(b), 8.8.15.5(a)(i) where it applies to the North Halswell ODP, 8.8.15.6(g) where it applies to the South West Stormwater Management Plan, 8.8.15.7, 8.8.15.12, 8.8.15.11(c) where it refers to the exemplar area,
903.35		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.17 - Additional matters - Subdivision in the Medium and High Density Residential Zones at North Halswell	Oppose	Delete 8.8.13 Additional Matters-Subdivision in the Medium and High Density Residential Zones at North Halswell
903.36		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Delete High Density Zone Built form standard 14.6.2.1.b requiring residential units to be not less than 7m above ground level.
903.37		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Amend the exclusion of eaves and roof overhangs to be: Eaves and roof overhangs up to 600 mm in width

903.38		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend 14.5.2.6(a) to state: No part of any building shall project beyond a building envelope constructed by recession planes shown in Appendix 14.16.2 diagram D from points 3m above ground level along all boundaries. <u>Where</u> the boundary forms part of a legal right of way, entrance strip, access or pedestrian access way, the height in relation to boundary applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way. Make it clearer what boundaries the recession planes are to apply to.
903.39		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Amend 14.5.2.7(iv) to state that there is no setback.
903.40		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Amend 14.5.2.11 to ensure the term 'road' is identified as a definition.
903.41		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Amend 14.6.2.8 to ensure the term 'road' is identified as a definition.
903.42		14 - Residential > 14.12 - Rules - Future Urban Zone	Oppose	Delete Advice Note in 14.12 Rules Future Urban Zone
903.43		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	Delete RD28 Buildings that do not meet Rule 14.12.2.18 – Roof form – Area 1 Appendix 8.10.4 North Halswell ODP
903.44		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.18 - Roof form – Area 1 – Appendix 8.10.4 North Halswell ODP	Oppose	Delete Built Form Standard 14.12.2.18
903.45		19 - Planning Maps	Seek Amendment	The waterbodies on the planning maps are to be identified as 'indicative location only' or alternatively to show them in their correct location or not at all.
903.46		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove/amend heritage setting unless the listing is approved under PC13

880 Main North Road Limited

Submitter 904

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
904.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seek that a Brownfield Overlay is applied to 874-880 Main North Road, North Belfast (currently zoned Industrial General Zone).
904.2		16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment > 16.2.2.2 - Policy - Brownfield redevelopment	Seek Amendment	Amend policy 16.2.2.2(b) to recognise an additional Brownfield Development site at 874-880 Main Road, North Belfast.
904.3		16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment	Seek Amendment	Amend policy 16.2.2(a) (iv) to recognise an additional Brownfield Development site at 874-880 Main Road, North Belfast.

Declan Bransfield

Submitter 905

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
905.1		19 - Planning Maps > 19.9 - Any other QMs	Oppose	[Remove Riccarton Bush Interface Area]
905.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	[That all areas in Riccarton and] around Deans Bush be [zoned] High Density [Residential]
905.4		14 - Residential	Oppose	Maintain residential zone on Deans Bush Interface all else to High Density ,Proximity to schools shops public transport routes hospitals etc Hagley Park not affected by high rise developments All other areas around Deans Bush to be high Density.

Christchurch Civic Trust

Submitter 908

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
908.1		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	[Seeks that] Hagley Park be included in PC14 as aQualifying Matter.
908.2		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]upports the Parliamentary Commissioner for the Environment'sobservations and recommendations regarding the importance of greenspace and trees, both public and private, given their relevance also forChristchurch and in particular PC14.
908.3		20 - All of Plan	Seek Amendment	[Seeks] that all development projects should involveenergy and emissions audits that can be used to evaluate themerits of alternative courses of action.
908.4		20 - All of Plan	Seek Amendment	[Seeks that council take] a water sensitive design (sponge city) approach for catchment-wide flood risk management.
908.5		20 - All of Plan	Seek Amendment	[Seeks that council ensures] [p]lanning instruments reflect the realities of climate change.
908.6		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	[Seeks that council take] a water sensitive design (sponge city) approach for catchment-wide flood risk management.
908.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	[Seeks that council take] a water sensitive design (sponge city) approach for catchment-wide flood risk management.
908.8		20 - All of Plan	Seek Amendment	Decision Sought: Seeks PC14 to be amended to consider Christchurch local factors and purposes of RMA and potential legislation when shifting to intensification. The unique history of the city should be considered while allowing innovative approaches that are sustainable, equitable, and efficient.

St John

Submitter 909

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
909.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	[Regarding the definition of height] Retain as notified
909.2		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.1 - Introduction	Seek Amendment	[Regarding 6.12.1 Introduction] Delete references to Appendices, otherwise retain as notified.
909.3		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	[Regarding 6.12.2.1] Retain as notified.
909.4		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Seek Amendment	[Regarding 6.12.2.1.1] Delete references to Appendices, otherwise retain as notified.
909.5		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.1 - Permitted activities	Seek Amendment	[Regarding 6.12.4.1.1] Delete references to Appendices, otherwise retain as notified.
909.6		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.5 - Non-complying activities	Seek Amendment	[Regarding 6.12.4.1.5] Delete references to Appendices, otherwise retain as notified.
909.7		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.2 - Radiocommunication pathway protection corridors	Seek Amendment	[Regarding 6.12.4.2] Delete references to Appendices, otherwise retain as notified.
909.8		19 - Planning Maps > 19.9 - Any other QMs	Support	[Regarding the radiocommunication pathways qualifying matter and Planning Map 39] Retain as notified.

Submitter 910

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
910.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	[Regarding the definition of height] Retain as notified
910.2		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.1 - Introduction	Seek Amendment	[Regarding 6.12.1] Delete references to Appendices, otherwise retain as notified.
910.3		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	[Regarding 6.12.2.1] Retain as notified.
910.4		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Seek Amendment	[Regarding 6.12.2.1.1] Delete references to Appendices, otherwise retain as notified.
910.5		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.1 - Permitted activities	Seek Amendment	[Regarding 6.12.4.1.1] Delete references to Appendices, otherwise retain as notified.
910.6		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.5 - Non-complying activities	Seek Amendment	[Regarding 6.12.4.1.5] Delete references to Appendices, otherwise retain as notified.
910.7		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.2 - Radiocommunication pathway protection corridors	Seek Amendment	[Regarding 6.12.4.2] Delete references to Appendices, otherwise retain as notified.
910.8		19 - Planning Maps > 19.9 - Any other QMs	Support	[Regarding the radiocommunication pathway qualifying matter and planning map 39] Retain as notified.

Department of Corrections

Submitter 911

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
911.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	[Regarding the definition of height] Retain as notified
911.2		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.1 - Introduction	Seek Amendment	[Regarding 6.12.1] Delete references to Appendices, otherwise retain as notified.
911.3		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	[Regarding 6.12.2.1] Retain as notified.
911.4		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Seek Amendment	[Regarding 6.12.2.1.1] Delete references to Appendices, otherwise retain as notified
911.5		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.1 - Permitted activities	Seek Amendment	[Regarding 6.12.4.1.1] Delete references to Appendices, otherwise retain as notified.
911.6		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.5 - Non-complying activities	Seek Amendment	[Regarding 6.12.4.1.5] Delete references to Appendices, otherwise retain as notified.
911.7		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.2 - Radiocommunication pathway protection corridors	Seek Amendment	[Regarding 6.12.4.2] Delete references to Appendices, otherwise retain as notified.
911.8		19 - Planning Maps > 19.9 - Any other QMs	Support	[Regarding the radiocommunication pathway

				qualifying matter and planning map 39] Retain as notified.
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Canterbury Civil Defence and Emergency Management Group

Submitter 912

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
912.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Regarding the definition of height] Retain as notified
912.2		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.1 - Introduction	Seek Amendment	[Regarding 6.12.1] Delete references to Appendices, otherwise retain as notified.
912.3		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	[Regarding 6.12.2.1] Retain as notified.
912.4		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Seek Amendment	[Regarding 6.12.2.1.1] Delete references to Appendices, otherwise retain as notified.
912.5		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.1 - Permitted activities	Seek Amendment	[Regarding 6.12.4.1.1] Delete references to Appendices, otherwise retain as notified.
912.6		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.5 - Non-complying activities	Seek Amendment	[Regarding 6.12.4.1.5] Delete references to Appendices, otherwise retain as notified.
912.7		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication	Seek Amendment	[Regarding 6.12.4.2] Delete references to Appendices, otherwise retain as notified.

		Pathway Protection Corridors > 6.12.4.2 - Radiocommunication pathway protection corridors		
912.8		19 - Planning Maps > 19.9 - Any other QMs	Support	[Regarding the radiocommunication pathway qualifying matter and planning map 39] Retain as notified.

Davie Lovell-Smith Ltd

Submitter 914

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
914.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose in part: Provide clearer reasoning for the choices made in determining the boundaries of the High Density Zone [relates to defining and measuring walkable catchments].
914.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Seek Amendment	Include a new definition in Chapter 2 of NetYield as follows: means the number of lots or household units per hectare (whichever is the greater). The area (ha) includes land for residential activities. The area (ha) excludes land that is: - public road corridors; or - public open space areas.
914.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Retain the Building Coverage definition as notified.
914.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Retain the Building Footprint definition as notified.
914.5		3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Amend Objective 3.3.7 to only be that identified in red of the notified version: <u>3.3.7 Objective – Well-functioning urban environment</u> A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing, and for their health and safety, now and into the future
914.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree	Seek Amendment	Require P2 to also apply to new commercial and industrial greenfield subdivision in relation to the tree canopy of the road corridor area.

		canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities		
914.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend the rule 6.10A.4.4.1 P2 so that only the 15% streettree canopy requirement is applicable to avacant lot greenfield subdivision. Delete Activity specific standards – Treecanopy cover clause (a) and (b), an amendclause (d) to only refer to the 15% roadcorridor cover.
914.8		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Seek Amendment	Amend 6.10A.4.1.3 RD2 to make it clear thatreserves that are vested to Council withenhancements can offset the tree canopyrules for the development.
914.9		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	Amend 6.10A.4.2.2Make clearer in the plan how the costshave been attributed and whether it is GSTinclusive.
914.10		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	Amend 6.10A.4.2.3 to provide clarification on who the treecanopy rules will be monitored andenforced, and how Council will utilise themoney paid to them and how that will bereported to the public.
914.11		8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Not Stated	Retain Policy 8.2.2.7 as notified where itrelates to the net yield specified for theMedium and High Density Zones.

914.12		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Amend the standard 8.6.2 to make it clear that there is no minimum allotment size in the FUZ zone around existing buildings.
914.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Amend 14.5.2.4 the exclusion of eaves and roof overhangs to be: Eaves and roof overhangs up to 600 mm in width
914.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Amend 14.5.2.6(a) to state: No part of any building shall project beyond a building envelope constructed by recession planes shown in Appendix 14.16.2 diagram D from points 3m above ground level along all boundaries. <u>Where</u> the boundary forms part of a legal right of way, entrance strip, access or pedestrian access way, the height in relation to boundary applies from the farthest boundary of that legal right of way, entrance strip, access site, or pedestrian access way. Make it clearer what boundaries the recession planes are to apply to
914.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Amend 14.5.2.7(iv) to state that there is no setback.
914.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.11 - Minimum unit size	Seek Amendment	Amend 14.5.2.11 to ensure the term 'road' is identified as a definition.
914.17		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Amend 14.6.2.8 to ensure the term 'road' is identified as a definition.
914.18		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	The waterbodies on the planning maps are to be identified as 'indicative location only' or alternatively to show them in their correct location or not at all.
914.19		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Include the Coastal Confined Aquifer as a new Qualifying Matter
914.20		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Seek Amendment	Amend 6.10A.3(c) Increase the species of street trees to take into account the different groundwater characteristics of the site
914.21		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Seek Amendment	Enable through the rules, the ability for offsetting to occur. For example, if the tree canopy cover exceeds the permitted requirements within the road reserve then the

				area required to be planted within the residential lots are reduced.
914.22		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Seek Amendment	Amend 8.5.1.2 C2A to allow for the conversion of tenure where there are existing buildings
914.23		8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Seek Amendment	Amend 8.5.1.2 C2B to remove the reference to "repair and build of multi unit residential complexes".
914.24		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	Remove the advice note and create a new qualifying matter on areas which has infrastructure capacity constraints
914.25		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Remove the advice note and create a new qualifying matter on areas which has infrastructure capacity constraints
914.26		19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Remove the advice note and create a new qualifying matter on areas which has infrastructure capacity constraints
914.27		6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.4 - Rules - Activity status tables - City and Settlement Water Body Setbacks	Support	Supports the waterbody setbacks, which are not changing as part of PC14.
914.28		6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.5 - Rules - Activity status tables - Rural Water Body Setbacks	Support	Supports the waterbody setbacks, which are not changing as part of PC14.
914.29		6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.6 - Rules - Activity status tables - Natural Area Water Body Setbacks	Support	Supports the waterbody setbacks, which are not changing as part of PC14.

25 KBR Limited

Submitter 915

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
915.1		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Rezone approximately 7124m2 of land at 432 Sparks Road as Neighbourhood Centre Zone). And any consequential amendments to the necessary to give effect to this submission.
915.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Retain the Future Urban Zone over the residential portion of 432 Spark Road.

Milns Park Limited

Submitter 916

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
916.1		19 - Planning Maps > 19.10 - Any other zones	Support	Retain the Future Urban (FUZ) zoning for 25-51 Milns Road (Lot 600 DP 579587)
916.2		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Rezone Lot 500 DP 5795877 in Kearns Drive, Halswell to Future Urban Zone
916.3		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Seek Amendment	Reinstate the current [Operative] North Halswell Outline Development Plan Area and boundaries so it includes all of the land that is residentially zoned land, and not just some of it.
916.4		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Seek Amendment	Amend '6.10A.4.1.1 P2 so that only the 15% street tree canopy requirement is applicable to vacant lot greenfield subdivision. Delete Activity specific standards – Tree canopy cover clause (a) and (b), an amendment clause (d) to only refer to the 15% road corridor cover.
916.5		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Seek Amendment	Amend 6.10A.4.1.3 RD2 to make it clear that reserves that are vested to Council with enhancements can offset the tree canopy rules for the development.
916.6		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Seek Amendment	6.10A.4.2.2 Make clearer in the plan how the costs have been attributed and whether it is GST inclusive

916.7		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	6.10A.4.2.3 to be made clearer
916.8		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Seek Amendment	Amend 8.6.2 to make it clear that there is no minimum allotment size in the FUZ zone around existing buildings
916.9		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.15 - North Halswell	Oppose	Delete Activity Standard 8.6.15
916.10		8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High Density Residential Zones in North Halswell	Seek Amendment	Delete Matter of Control 8.7.13
916.11		8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.13 - All rural zones	Oppose	Delete 8.8.13 Additional Matters Subdivision in the Medium and High Density Residential Zones at North Halswell
916.12		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	The waterbodies on the planning maps are to be identified as 'indicative locations only' or alternatively to show them in their correct location or not at all.
916.13		19 - Planning Maps > 19.10 - Any other zones	Support	"Retain the Future Urban (FUZ) zoning for 25-51 Milns Road (Lot 600 DP 579587)"

Belfast Village Centre Limited

Submitter 917

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
917.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose the rezoning of the land at 751 (Lot 24 DP 20313), 1/753 and 2/753 (Lot 23 DP 20313) and 755 Main North Road (Lot 2 DP 540607) from commercial zoned land (as approved in CCC's

				decision on Plan Change 5 and the subsequent Consent Order) to residential.
917.2		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend the zoning of land at 751, 1/753 and 2/753 and 755 Main North Road from Future Urban Zone to Town Centre Zone
917.3		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Amend the zoning of land at 40B Johns Road (Lot 3 DP 540607 and Section 4 Survey Office Plan 533991) from Future Urban Zone to Town Centre Zone.
917.4		15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Amend Table 15.1 to categorise North West Belfast as a 'medium' Local Centre rather than a 'small' Local Centre as notified
917.5		15 - Commercial > 15.15 - Appendices > 15.15.11 - Appendix - Commercial Core Zone (North-West Belfast) Outline Development Plan	Seek Amendment	Amend Appendix 15.15.11 – Town Centre Zone (North-West Belfast) Outline Development Plan to extend the North-West Belfast Commercial Centre across land at 40B Johns Road.
917.6		8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.18 - Appendix - North West Belfast Outline Development Plan	Seek Amendment	Amend Appendix 8.10.18 or 8.10.19 North-West Belfast Outline Development Plan to extend the North-West Belfast Commercial Centre across land at 40B Johns Road.

Geoff Banks

Submitter 918

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
918.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
918.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
918.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.

918.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
918.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
918.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
918.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council maintain this qualifying matter.
918.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council maintain this qualifying matter.
918.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council maintain this qualifying matter.
918.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council maintain this qualifying matter.
918.11		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.
918.12		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.6 - Appendices > 13.5.6.1 - Appendix 13.5.6.1 Alternative Zone Table	Seek Amendment	Remove Former Christchurch Women's Hospital from Policy and Appendix
918.13		13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and Policies > 13.5.2.1 - Objective - Enabling hospital development > 13.5.2.1.3 - Policy - Comprehensive development and redevelopment of sites for residential purposes	Seek Amendment	<p>Draft Clause 13.5.2.1.3 be amended to read:</p> <p>'a. Encourage comprehensive residential development of hospital sites (except Christchurch Hospital and former Christchurch Women's Hospital) that are no longer required for hospital purposes.'</p> <p>(Note that the former Christchurch Women's hospital site is also referred-to by others as 885 Colombo St, although it encompasses a number</p>

				of titles extending from Durham St North to Colombo St.)
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Kerstin Rupp

Submitter 1001

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1001.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	
1001.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Seeks that all of Chester Street East is included in the Residential Heritage Area.

Keith Paterson

Submitter 1002

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1002.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	
1002.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Seek Amendment	Amend the matters of discretion for 9.3.6.6 requiring consultation neighbouring properties.
1002.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Amend the planning maps to include the section of Kilmore St west of Dawson St to Barbadoes St to be included in the

				Chester St/ Dawson Lane Residential Heritage Area.
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Melissa Macfarlane

Submitter 1003

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1003.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Seek Amendment	Either deleted 9.3.6.4 or amend 9.3.6.4 to remove matters that focus on the dwelling itself (which is not individually listed) and target the assessment to impacts on the wider residential heritage area.
1003.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Seek Amendment	Amend 48 Malvern Street as a 'neutral building' rather than a 'defining building'.
1003.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Amend the definition of 'alteration' to include more examples of changes that would not be considered 'alterations'.
1003.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Amend the definition of 'Heritage fabric' to exclude 'heritage area' for, exclude heritage area buildings that are not defining or contributory.
1003.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	Exclude heritage areas from the definition of heritage fabric or amend RD1 so it does not apply to activities covered by Rule 9.3.4.1.3 RD6.
1003.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	Delete Rule 9.3.4.1.3 RD6 entirely or if Residential Heritage Areas remain included in the proposed plan, include a more appropriate and targeted rule within a residential heritage area such as that set out below, or similar changes which have the same effect of targeting the rule:

				<p>RD6 a. In a Residential HeritageArea</p> <p>i. new buildings greater than30m2in area; or</p> <p>ii. the addition of a secondstorey to defining orcontributory buildings; or</p> <p>iii. the alteration of defininingor contributory externalbuilding fabric by more than35%.</p>
1003.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Delete HA3 from Appendix9.3.7.3 and retain the area as areidential character areainstead.
1003.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	Amend rule 14.5.3.2.8 (b)(i) to apply a minimum 6m setback for allbuildings.
1003.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Seek Amendment	Amend Rule 14.5.3.2.3(b)(v)(b)to enable 2 storey buildings.
1003.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	Amend Rule 14.5.3.2.8(c)(ii) sothat it only applies to residentialdwellings and not accessorybuildings.Accessory buildings will need tocomply with the standard zoneprovisions for boundarysetbacks.
1003.11		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Seek Amendment	Delete references to heritageareas in Policy 9.3.2.2.3.If required, instead include anew fit for purpose targetedpolicy for residential heritageareas that focuses on impactson the recognised values of thearea, i.e. interwar Californianbungalows.
1003.12		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Seek Amendment	Delete references to heritageareas in Policy 9.3.2.2.5.If required, instead include anew fit for purpose targetedpolicy for residential heritageareas that focuses on impactson the recognised values of thearea, i.e. interwar Californianbungalow

1003.13		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	Delete references to heritage areas in Policy 9.3.2.2.8. If required, instead include a new fit for purpose targeted policy for residential heritage areas that focuses on impacts on the recognised values of the area, i.e. interwar Californian bungalow
1003.14		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area > 14.4.3.1 - Area-specific activities > 14.4.3.1.2 - Area-specific controlled activities	Support	Retain 14.4.3.1.2(C1) as notified.
1003.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.2 - Area-specific controlled activities	Seek Amendment	Reinstate Rule 14.5.3.1.2(C1) as per the Operative Plan. Alternatively, amend this rule so that alterations or additions to existing dwellings and other buildings, and the erection of new buildings less than 30m ² and fences and walls are all classified as controlled activities. New dwellings and accessory buildings over 30m ² would be RDIS.
1003.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Amend Rule 14.5.3.1.3 RD14 so that it only applies to the demolition or removal or relocation or erection of a building greater than 30m ² . The proposed exclusions would still need to apply, except where required to meet the above

Sally Dixon On Behalf Of 17 Bellvue Avenue, Papanui, Christchurch

Submitter 1004

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1004.1		14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
1004.2		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Oppose	

1004.3		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose intensification on Windermere Rd and St James Avenue - [adjoining Papanui War Memorial Avenue heritage item #1459]
1004.4		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose intensification on Windermere Rd and St James Avenue - [adjoining Papanui War Memorial Avenue heritage item #1459]

Kate Askew

Submitter 1005

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1005.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	
1005.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Supports the inclusion of Heritage Areas's including HA11 Shelley Forbes Street.
1005.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Amend Appendix 9.3.7.3 to include 10 Shelley Street, as a defining building.
1005.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Support	Supports Policy 9.3.2.2.2. Retain as notified.

Jane Sutherland-Norton On Behalf Of Andrew Norton

Submitter 1006

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1006.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Somerfield and Lower Cashmere suburbs should be in a character area. Resource consent should be required before any development can proceed.

Ian Shaw On Behalf Of Ian and Karen Shaw

Submitter 1007

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1007.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	<p>The submitter seeks that the following areas be added to the Chester St heritage area:</p> <ol style="list-style-type: none">1. The area East of Dorset Street to Fitzgerald Avenue.2. The properties located on Kilmore Street that abound the heritage area of Chester Street East, eg., the Northboundaries of 129, 131 and 133 Chester Street

Mark Winter

Submitter 1008

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1008.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Retain a heritage and character status for Beverley Street.
1008.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Retain a heritage and character status for Beverley Street.

Richard Abey-Nesbit

Submitter 1009

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1009.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	The submitter supports limitation of heritage areas.
1009.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.1 - Objectives > 9.3.2.1.1 - Objective - Historic heritage	Support	The submitter supports limitation of heritage areas.
1009.3		7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Support	The submitter supports limitation of heritage areas to promote better public transport options.
1009.4		5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.1 - Natural hazards objective > 5.2.1.1 - Objective - Natural hazards	Support	The submitter supports limitation of heritage areas in respect of identified natural hazards.

Robert Forsyth On Behalf Of Myself

Submitter 1010

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1010.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The submitter requests that Beverley Street retain its heritage zoning.
1010.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	The submitter opposes the rezoning of Beverley Street as Medium Density Residential. The submitter requests that for any decision to remove the heritage requirements or change the zoning of Beverley Street to higher density the council undertake a traffic impact study to ensure the safety of residents and the impacts of the heritage removal.

John Hardie On Behalf Of Trustee of family trust

Submitter 1011

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1011.1		9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Oppose	

John Hardie On Behalf Of JG & JL Hardie Family Trust

Submitter 1012

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1012.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	The submitter opposes the inclusion of 47 Rue Balguerue under Qualifying Matters.
1012.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	47 Rue Balguerue Akaroa should be removed from the heritage schedule.

Simon Adamson

Submitter 1013

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1013.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	
1013.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The submitter requests that Chester St East is included in the Chester Street Residential Heritage Area.

Susan Parle

Submitter 1014

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1014.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	
1014.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	
1014.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The submitter requests that Chester St East is included in the Chester St Residential Heritage Area.

Mary Crowe

Submitter 1015

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1015.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	
1015.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The submitter requests that the entirety of Chester Street East is included in the Residential Heritage Area.

Waipapa Papanui-Innes-Central Community Board

Submitter 1016

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1016.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The entire area or whole street from Chester Street East to Fitzgerald Ave be included in the Residential Heritage Area.
1016.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Rezone high density zone between Chester Street East and Fitzgerald Ave to Residential Heritage Area.
1016.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Continue to consider any additional suggestions of historical significance that are received through this process.
1016.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Include Dover Street (original workers' cottages of historical significance) in schedule.

Jayne Smith

Submitter 1017

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1017.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	
1017.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Seek Amendment	
1017.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.10 - Policy - Incentives and assistance for historic heritage	Support	
1017.4		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	The submitter supports Residential Heritage Areas but has some concerns regarding the ability to make

				alterations to the exterior of their property for sustainability and other reasons.
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Keunah Kim

Submitter 1018

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1018.1		20 - All of Plan	Oppose	Oppose all of plan.
1018.2		15 - Commercial	Oppose	Retain existing current height in relation to boundary standards.

Julie Florkowski

Submitter 1019

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1019.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Supports the Residential Heritage Areas of Otautahi, Christchurch (specifically, Alpha Avenue).
1019.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Supports the Residential Heritage Areas.

Chris Florkowski

Submitter 1020

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1020.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support the 16 Papanui War Memorial Avenues including Alpha Avenue have been accorded 'highly significant' status;

1020.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support Residential Heritage Areas of Otautahi, Christchurch, which deserve special protection.
1020.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support the Qualifying Matter - Residential Heritage Areas

Matty Lovell

Submitter 1021

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1021.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	
1021.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	
1021.3		19 - Planning Maps	Support	

Bosco Peters

Submitter 1022

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1022.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	That Council recognises the whole of Chester Street East as having special heritage character.
1022.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks that Appendix 9.3.7.3 include the entire of Chester Street East as part of the Residential Heritage Area.

Cyril Warren Price

Submitter 1023

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1023.1		19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seek that Paparoa Street, Papanui, Christchurch become part of a Residential Suburban Zone restricted to urban residential living.
1023.2		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek that Paparoa Street, Papanui, Christchurch become part of a Residential Suburban Zone restricted to urban residential living.
1023.3		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seek that Paparoa Street, Papanui, Christchurch become part of a Residential Suburban Zone restricted to urban residential living.

Marius and Roanna Purcaru

Submitter 1024

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1024.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	
1024.2		19 - Planning Maps	Seek Amendment	
1024.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	That the special heritage and character of Chester Street East include the whole of Chester Street East [that the whole of Chester Street East is included as a Residential Heritage Area].

Kristin Mokes

Submitter 1025

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1025.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Please reconsider adding so many more heritage sites - especially [in the] suburbs
1025.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Reconsider adding so many more heritage sites - especially [in the] suburbs.

Maxine Webb

Submitter 1026

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1026.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	The submitter supports the heritage areas as a qualifying matter and is of the view that they should have a wider extent to protect the character of Christchurch.

Daniel John Rutherford

Submitter 1027

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1027.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Seek that Appendix 9.3.7.3 is amended to remove 20 MacMillan Avenue from the proposed Residential Heritage Area.
1027.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	The submitter requests that 20 and 20b MacMillan Avenue are excluded from the MacMillan Ave Residential Heritage Area.

Rob Seddon-Smith

Submitter 1028

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1028.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	Seeks an effective means whereby any property within a heritage area may be developed, within reasonable limits defined by the area, the cost of assessment to be borne by Council.
1028.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks a clear definition of what constitutes the particular 'heritage' character of each area, so that it is easy to determine how any proposed development might meet such character standards.
1028.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.10 - Policy - Incentives and assistance for historic heritage	Seek Amendment	Seeks an effective means of compensating property owners deemed to be of heritage value for the additional expenses incurred in maintenance and any loss of value as a result of the designation.
1028.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.11 - Policy - Future Work Programme	Seek Amendment	Seeks that a date not more than 30 years hence whereby the heritage status of an area and the rules governing it should be reviewed or otherwise automatically removed.

Tom Reece

Submitter 1029

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1029.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Seek Amendment	

Paul Mollard

Submitter 1030

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1030.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Remove any reference to residential heritage areas and make those areas subject to the same development rules as the rest of the city.
1030.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Remove any reference to residential heritage areas and make those areas subject to the same development rules as the rest of the city.

Jeanne Cooper

Submitter 1031

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1031.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Provide a buffer zone between character areas and RMD intensive housing [High Density Residential Zone].
1031.2		14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Provide a buffer zone between character areas and RMD intensive housing [High Density Residential Zone].

Janice Grant

Submitter 1032

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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1032.1		19 - Planning Maps	Oppose	That high rise should be restricted to the areas between Brougham [Street], Ensors Road, Linwood Ave, Stanmore Road [and] across through St Albans; and the Riccarton Area.
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Sam Spekrijse

Submitter 1033

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1033.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose all heritage overlays.
1033.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Oppose all heritage overlays.
1033.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose all heritage overlays for residential heritage areas.

Ebin Scaria Jose

Submitter 1034

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1034.1		19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	Oppose the application of QM Tsunami Management area on 20 Holland Street, Avonside.

Ben Hay-Smith

Submitter 1035

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1035.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose heritage overlay to 9 Ford Road, Opawa, 129 High Street, Christchurch, 159 Manchester Street, Christchurch, 35 Rata Street, Riccarton and the 25 baches at Taylor's Mistake.
1035.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose the heritage protection overlays for 9 Ford Road, Opawa, 129 High Street, Christchurch, 159 Manchester Street, 35 Rata Street, Riccarton, and the 25 baches at Taylor's Mistake.
1035.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.10 - Policy - Incentives and assistance for historic heritage	Seek Amendment	Seeks that heritage regulation should be accompanied by some sort of guarantee that a building or area of significance will actually receive the requisite funding to keep it in a good condition.
1035.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Supports the intent of these provisions for preserving cemeteries and publicly used bridges.

Emily Arthur

Submitter 1036

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1036.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	Amend RD7 so that consent is not required to demolish a contributory building in a Residential Heritage Area.
1036.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	Remove the mandatory 1m from one boundary and 3m from the other on new builds. Allow houses to be built closer than 1m or 3m from property boundaries if that was the way the one being removed was constructed.
1036.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules -	Seek Amendment	Allow up to 70% site coverage on a site by site basis rather [than] having a blanket rule of 40%.

		Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage		
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justin avi

Submitter 1037

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1037.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Remove Antonio Hall (265 Riccarton Road) from the heritage list.
1037.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Remove Antonio Hall (265 Riccarton Road) from the heritage list.

Peter Earl

Submitter 1038

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1038.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	The submitter opposes all heritage areas in Plan Change 14 and requests Council stay in line with the government's policy direction for intensification.
1038.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	The submitter opposes the scheduling of heritage buildings in Plan Change 14.

Geoff Mahan

Submitter 1039

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1039.1		20 - All of Plan	Oppose	Oppose all of plan change.
1039.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose a 3 storey height limit.

Neil McNulty On Behalf Of 29 Forbes Street

Submitter 1040

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1040.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose the Residential Heritage Area as it applies to Forbes Street, Sydenham.
1040.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose the Residential Heritage Area as it applies to Forbes Street, Sydenham.

Ruth Morrison On Behalf Of Morrison Family

Submitter 1041

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1041.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Keep the area around Paparoa St, Dormer St, Rayburn Ave and Perry St as heritage area

1041.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Keep the area around Paparoa St, Dormer St, Rayburn Ave and Perry St as heritage area
1041.3		10 - Designations and Heritage Orders	Seek Amendment	Keep the area around Paparoa St, Dormer St, Rayburn Ave and Perry St as a heritage area.

Mark Enfield

Submitter 1042

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1042.1		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support the zoning of HRZ on Bampton Street, Dallington.

Cameron Parsonson

Submitter 1043

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1043.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove 471 ferry road from the schedule of designated heritage buildings.
1043.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Remove 471 ferry road from the schedule of designated heritage buildings.

Paul Scott On Behalf Of myself and my wife Linda Scott

Submitter 1044

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1044.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose HRZ along St James Avenue, Papanui.

Ross Boswell

Submitter 1045

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1045.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	The submitter requests that Council add the memorial in Jane Deans Close to the list of recognised heritage sites.

Anna McKenzie

Submitter 1047

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1047.1		14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Support	Support the existing height rules in the Hills Suburbs.
1047.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Opposes 12m height rule in the suburbs.
1047.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Opposes 1m building setback from boundaries in the suburbs.
1047.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Opposes 12m height in residential suburbs.

Cameron Matthews

Submitter 1048

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1048.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage investigative and temporary works'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage item'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage professional'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.4		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage setting'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.5		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage Building Code works'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.6		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage values'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.7		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Seek Amendment	[Re: definition of 'intrusive building or site'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.8		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.13 - M	Seek Amendment	[Re: definition of 'maintenance'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.9		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Seek Amendment	[Re: definition of 'neutral building or site'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.10		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	[Re: definition of 'reconstruction'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.11		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	[Re: definition of 'relocation of heritage item'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.

1048.12		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	[Re: definition of 'repairs'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.13		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	[Re: definition of 'restoration'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.14		8 - Subdivision, Development and Earthworks	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.15		8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	I oppose the proposed Residential Heritage Areas. I think they shouldn't be Qualifying Matters and should all be removed from the plan, including, but not limited to, [Rule] 8.6.1 [Table 1 - Minimum net site area - Residential Zones].
1048.16		6 - General Rules and Procedures > 6.8 - Signs	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas, including, but not limited to, [clause] 6.8.5.1(a)(v) [matter of discretion for signs and ancillary support structures].
1048.17		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Seek Amendment	[Re definition of 'contributory building']- strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.18		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	[Re: definition of 'defining building'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.19		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	[Re: definition of 'Alteration of heritage item'] Strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.20		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	[Re: definition of 'demolition'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.21		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	[Re: definition of 'heritage fabric'] - strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.22		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.23		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas, including, but not limited to, [Policy] 9.3.2.2.2 - Identification, assessment and scheduling of heritage areas.

1048.24		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas, including, but not limited to, [Rule] 9.3.4.1 - Activity Status Tables.
1048.25		14 - Residential	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas, including, but not limited to, [Rule] 14.5.3.1.3 Area-specific restricted discretionary activities.
1048.27		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas, including, but not limited to, [Rule] 14.5.3.1.3 Area-specific built form standards.
1048.28		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas, including, but not limited to, [Rule] 14.6.1.3 - Restricted discretionary activities (advice note 1).
1048.29		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove all Residential Heritage Areas from the plan.
1048.30		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1048.31		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove all Residential Heritage Areas from the plan, particularly [the] Lyttleton [Residential Heritage Area].
1048.32		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove all Residential Heritage Areas from the plan, particularly [the] Piko/Shand [Residential Heritage Area].
1048.33		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Remove all Residential Heritage Areas from the plan, particularly [the] Inner City West [Residential Heritage Area].
1048.34		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Remove all Residential Heritage Areas from the plan, particularly [the] Lyttleton [Residential Heritage Area].
1048.35		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Remove all Residential Heritage Areas from the plan, particularly [the] Piko/Shand [Residential Heritage Area].

1048.36		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Remove all Residential Heritage Areas from the plan, particularly [the] Inner City West [Residential Heritage Area].
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Dylan Lange

Submitter 1049

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1049.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
1049.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
1049.3		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
1049.4		14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	[S]eek[s] that the council retains the tree canopy requirement and contributions plan.
1049.5		19 - Planning Maps > 19.4 - QM - Low PT	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
1049.6		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Low Public Transport Accessibility Qualifying Matter] seek[s] that the council drop this qualifying matter.
1049.7		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
1049.8		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.

1049.9		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
1049.10		14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	[Regarding the Sunlight Access Qualifying Matter] seek[s] that the council drop this qualifying matter.
1049.11		19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support high-density housing near the city and commercial centres.
1049.12		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.

Papanui Heritage Group

Submitter 1050

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1050.1		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the HRZ zoning for Memorial Avenues (St James Avenue, Dormer, Perry Street, Gambia Street, Halton Street, Tomes Road, and one side of Windermere Road).
1050.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support the scheduling of the sixteen (we believe fifteen Papanui Memorial Avenues, plus Tillman Avenue), to the District Plan's Schedule of Significant Historic Heritage for protection.

Sarah Smith

Submitter 1051

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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1051.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	The submitter requests that the historic Kukupa school building is added to the heritage schedule.
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Oxford Terrace Baptist Church

Submitter 1052

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1052.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Clarify whether the site at 288 Oxford Terrace is HRZ or MRZ, it is currently shown as split zoning.
1052.2		19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Clarify whether the site at 288 Oxford Terrace is HRZ or MRZ, it is currently shown as split zoning.
1052.3		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Seek that the whole of Chester Street East be included in the Residential Heritage Area.
1052.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seek that the whole of Chester Street East be included in the Residential Heritage Area.
1052.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Seek Amendment	Seeks that any development of 94-96 Chester Street East be publicly notified.
1052.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Seek Amendment	Seeks that the wording for buffers for Residential Heritage Areas is made clearer.

Jono De Wit

Submitter 1053

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1053.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose the Piko Crescent Residential Heritage Area.
1053.2		19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Oppose the Piko Crescent Character Area.
1053.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose the Piko Crescent Heritage Area.

Joanne Nikolaou

Submitter 1054

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1054.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Seek that a new Character Area be included for Cashmere Somerfield.

The Rannerdale Trust

Submitter 1055

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1055.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seek change the extent of the heritage area surrounding StevenholmHouse (also known as Rannerdale House and Kauri House) to reflect the recent subdivision of the wider property(RMA20223600
1055.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seek removal of the vehicle access from Suva Street, driveway and parking areas from within the heritage setting boundary;

Anita Collie On Behalf Of Mitre Hotel Holdings Limited

Submitter 1056

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1056.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	The deletion of heritage item 1060 Mitre Hotel and Setting – 40Norwich Quay, Lyttelton from the District Plan through PlanChange 13.

Christchurch City Council

Submitter 1058

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1058.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Seek Amendment	Change wording to 'These <u>Heritage Area</u> rules do not apply to the Akaroa Township Heritage Area (HA1)...
1058.2		13 - Specific Purpose Zones > 13.2 - Specific Purpose (Cemetery) Zone > 13.2.6 - Appendices > 13.2.6.1 - Appendix 13.2.6.1 List of cemeteries and crematoria	Seek Amendment	Insert in PC13 District Plan text amendments (rules package), Appendices 13.2.6.1 and 13.2.6.2 , adding cross references toAppendix 9.3.7.2 in the listings for Linwood, Sydenham, and Akaroa French cemeteries.
1058.3		13 - Specific Purpose Zones > 13.2 - Specific Purpose (Cemetery) Zone > 13.2.6 - Appendices > 13.2.6.2 - Appendix 13.2.6.2 List of closed cemeteries	Seek Amendment	Insert in PC13 District Plan text amendments (rules package), Appendices 13.2.6.1 and 13.2.6.2 , adding cross references to Appendix 9.3.7.2 in the listings for Linwood, Sydenham, and Akaroa French cemeteries.
1058.4		15 - Commercial > 15.15 - Appendices > 15.15.7 - Appendix - Design guidelines – Akaroa Commercial Banks Peninsula Zone	Seek Amendment	In App 15.15.7, c.iv. Replace 'Design and Appearance Committee' with 'Design Review Panel'.
1058.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of	Seek Amendment	In Matter of Discretion 9.3.6.3 replace 'Akaroa Design and Appearance Advisory Committee' with 'Akaroa Design Panel'

		discretion > 9.3.6.3 - Akaroa Township Heritage Area		
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The Canterbury Jockey Club

Submitter 1059

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1059.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Retain the deletion of Heritage Setting 183 from the Heritage Items and Settings Aerial Maps and Natural and Cultural Heritage Planning Map 30C as notified.
1059.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Amend Heritage Setting 684 as shown on the Heritage Items and Settings Aerial Maps and Natural and Cultural Heritage Planning Map 30C.
1059.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Retain the deletion of Heritage Item 453 from Appendix 9.3.7.2 Schedule of Significant Historic Heritage Items as notified.

Elizabeth Harris

Submitter 1061

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1061.1		14 - Residential	Oppose	The submitter seeks that 31 Cashel Street and surrounding sites be rezoned to High Density Residential.
1061.2		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	The submitter seeks that 31 Cashel Street and the surrounding sites be rezoned to High Density Residential.
1061.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix -	Oppose	The submitter seeks that the Inner City West Residential Heritage Area overlay is removed from 31 Cashel Street and other sites on Cashel Street.

		Schedule of Significant Historic Heritage Items		
1061.4		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	The submitter seeks that the Inner City West Residential Heritage Area overlay is removed from 31 Cashel Street and other properties on Cashel Street.
1061.5		20 - All of Plan	Seek Amendment	The submitter seeks amendments for any other additional or consequential relief to the District Plan, including but not limited to, the maps, issues, objectives, policies, rules, controls/discretions, assessment criteria and explanations that will fully give effect to the matters raised in the submission and the relevant planning legislation.

Alice Burnett On Behalf Of Hughes Developments Limited

Submitter 1062

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1062.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables	Seek Amendment	Seek that the activity status for development in Residential Heritage Areas is made clearer.
1062.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Amend Residential Heritage Area - Heritage Report and Site Record Forms - HA6 Inner City West to remove references to 31 Worcester containing buildings on site.

Marie Byrne

Submitter 1063

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1063.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 -	Seek Amendment	Include existing Medium Density Residential area in Phillipstown Cashel Street to Ferry Road, Bordesley

		Appendix - Schedule of Significant Historic Heritage Items		Street to Nursery Road to a Qualifying matter - heritage area.
1063.2		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Include existing Medium Density Residential area in Phillipstown Cashel Street to Ferry Road, Bordesley Street to Nursery Road to a Qualifying matter - heritage area.

Graham Robinson

Submitter 1065

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1065.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	The submitter requests that the Teddington Lockup (153 Governor's Bay-Teddington Road) should be scheduled as a heritage item in the District Plan, for its high heritage values.

Richmond Residents and Business Association (We are Richmond)

Submitter 1066

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1066.1		20 - All of Plan	Seek Amendment	Support the efforts of the Council to convince the Government that a "one glove fits all" approach is not appropriate as far as this Act is concerned, and thank them for their efforts to achieve some acceptance within the Act that locality based modifications were necessary

Catherine Elvidge

Submitter 1067

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1067.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	<p>The submitter seeks that the 16 Papanui War Memorial Avenues not be listed as a heritage item in Appendix 9.3.7.2. Alternatively they seek that:</p> <ul style="list-style-type: none"> - The listing be amended to include the specific aspects of the streets which comprise the item. - The plaques not be included in the listing. - A street-by-street assessment of each street be undertaken and only trees from the original memorial planting or others of significant landscape value be listed. - The trees be included in sub-chapter 9.4 Significant and other trees, rule 9.4.1.1 P6 and P12, instead of sub-chapter 9.3 Historic heritage.

Keri Whaitiri On Behalf Of Te Rito Trust & Malcolm Hattaway

Submitter 1069

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1069.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seek that the 'defining' and 'contributory' categories in Residential Heritage Areas are removed completely from the proposed new Policy Changes.
1069.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Seek Amendment	Seek that the 'defining' and 'contributory' categories in Residential Heritage Areas are removed completely from the proposed new Policy Changes.
1069.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 -	Seek Amendment	Seeks that the full implications of the new 'Residential Heritage Areas' are disclosed and that these do not

		Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas		exceed the current provisions of the 'Residential Character Areas'.
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Danny Whiting

Submitter 1070

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1070.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Reduce the spatial extent of the heritage setting 423 (for heritage item 209 at 27 Glandovey Road) so as to exclude 7 and 9 Thornycroft Street.
1070.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Delete/reject proposed amendments to definitions, policies, rules and assessment matters in PC13 and retain the status quo in respect of these provisions.

Peebles Group Limited

Submitter 1071

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1071.1		9 - Natural and Cultural Heritage	Oppose	Delete/reject proposed amendments to definitions, policies, rules and assessment matters as they relate to heritage and retain the status quo in respect of these provisions.

Richard and Suzanne Peebles Peebles On Behalf Of R & S Peeble

Submitter 1072

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1072.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Reduce the spatial extent of the heritagesetting 423 (for heritage item 209 at 27Glandovey Road) so as to exclude 7 and 9Thornycroft Street.
1072.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Reduce the spatial extent of the heritagesetting 423 (for heritage item 209 at 27Glandovey Road) so as to exclude 7 and 9Thornycroft Street.
1072.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Delete/reject proposed amendments todefinitions, policies, rules and assessmentmatters in PC13 and retain the status quo inrespect of these provisions.

181 High Limited

Submitter 1073

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1073.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Reduce the spatial extent of the heritagesetting 555 as proposed on Aerial mapreference 693, for Heritage item number 1313so that it is coincidental to the extent of theheritage item.
1073.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	Delete/reject proposed amendments todefinitions, policies, rules and assessmentmatters in PC13 and retain the status quo inrespect of these provisions.

James David Bundy

Submitter 1074

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1074.1		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	<p>The submitter requests the following buildings be added to the heritage schedule:</p> <ul style="list-style-type: none"> - Burnside Stable at 79 Bamfords Road, Allandale - Lockup at Allandale on Council reserve.

Diana Shand

Submitter 1075

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1075.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Supports the Inner West Residential Heritage Area and seeks that Cranmer Square be included in the Inner City West Residential Heritage Area.
1075.2		20 - All of Plan	Seek Amendment	Seeks alternatives to high-rise and cramped-living densification.
1075.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose high buildings in residential areas that affect heritage and existing dwellings.
1075.4		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose high buildings in residential areas that affect heritage and existing dwellings.
1075.5		19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Seek that the Commercial use be confined to Oxford Terrace and that the Medium Density Zone should extend south from 59 Gloucester Street in a direct line south to the River at 75 Cambridge Terrace, displacing the Mixed Use Zone.

Dorothy Lovell-Smith

Submitter 1076

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1076.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose intensification in the Hornby area.
1076.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose intensification in the Hornby area.
1076.3		6 - General Rules and Procedures > 6.11 - Appendices > 6.11.6 - Appendix - Landscaping and Tree Planting - Rules and Guidance	Support	Support the CCC plan to include the preservation of trees as heritage. More existign trees need tobe preserved from development.

Waihoru Spreydon-Cashmere-Heathcote Community Board

Submitter 1077

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1077.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Supports the addition of the MacMillan Avenue and Shelley/Forbes Street Residential Heritage Areas.
1077.2		19 - Planning Maps > 19.8 - QM - Character Areas	Support	Supports the inclusion of the new character areas in Roker St,Spreydon and Bewdley and Evesham Crescent on Barrington.
1077.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Supports the inclusion of the following properties to the Heritage Schedule: - TheTuberculosis Sanatorium Shelter Hut in Coronation Reserve, Huntsbury - Themodernist dwelling on Ford Rd, Opawa - Sydenham Cemetery onRoker St, Somerfield

				- Somerfield War Memorial Community Centre and Setting, on Studholme St, Somerfield - 25 baches at Taylors Mistake and their settings
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Julie Villard

Submitter 1078

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1078.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose the extent of the Lyttelton Residential Heritage Area.
1078.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Oppose the extent of the Lyttelton Residential Heritage Area. Seek that this be reduced.

Dr. Bruce Harding

Submitter 1079

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1079.1		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Seek clarification on the RHA 8 (Macmillan Avenue) boundary, as it was all covered in the Special Amenity Area (SaM 17 & 17A) provisions in the late 1990s City Plan. Why is one end of the street singled out and the home of John Macmillan Brown (35 Macmillan Ave) excluded.
1079.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	seek confirmation that homes/properties of iconic citizens (in all city RHAs) are clearly delineated in the revised City Plan—so for Cashmere, for example, “Rise Cottage” (Westenra Terrace), the Ngaio Marsh House (37 Valley Road)

Lyttelton Port Company Limited

Submitter 1083

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1083.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Supports the extent of the Lyttelton Residential Heritage Area as notified.
1083.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Supports the extent of the Lyttelton Residential Heritage Area as notified.

Duncans Lane Limited

Submitter 1085

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1085.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Retain the existing spatial extent of the heritage item and setting for the Duncan's Buildings as shown on Aerial map reference 693, Heritage item number 1432, heritage setting number 604.
1085.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Retain the existing spatial extent of the heritage item and setting for the Duncan's Buildings as shown on Aerial map reference 693, Heritage item number 1432, heritage setting number 604.
1085.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Delete/reject proposed amendments to definitions, policies, rules and assessment matters in PC13 and retain the status quo in respect of these provisions.

Christian Jordan

Submitter 1086

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1086.1		20 - All of Plan	Oppose	Oppose intensification proposed by PC14
1086.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	[Oppose] this plan review to be used to remove any Historic Sites from the register even if the site is damaged or destroyed.
1086.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seeks new qualifying matter requiring an assessment of the heritage value for any pre 1940 building intended for demolition.
1086.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Seek Amendment	Seeks a new qualifying matter requiring an assessment of the heritage value for any pre 1940 building intended for demolition.
1086.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Seek Amendment	Further heritage areas need to be assessed and created across the city to protect Christchurch's remaining built history.
1086.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Seek Amendment	Further heritage areas need to be assessed and created across the city to protect Christchurch's remaining built history.
1086.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Seek Amendment	Further heritage areas need to be assessed and created across the city to protect Christchurch's remaining built history.

Claire Coveney

Submitter 1087

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1087.1		6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Opposes the Tree Canopy Cover and Financial Contribution provisions.

Anton Casutt

Submitter 1088

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1088.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Seeks that Scott Street, Sydenham is added to a Residential Heritage Area or Character Area.
1088.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Seeks that Scott Street, Sydenham is added to a Residential Heritage Area or Character Area.
1088.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks that Scott Street, Sydenham is added to a Residential Heritage Area or Character Area.

Christchurch Civic Trust

Submitter 1089

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1089.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support Qualifying Matter Heritage
1089.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support the Scheduled Highly Significant Englefield Lodge
1089.3		1 - Introduction	Seek Amendment	Clarify point of legal effect.
1089.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices >	Seek Amendment	Include Upper Riccarton War Memorial Library in the Schedule of Heritage buildings

		9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items		
1089.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Seek Amendment	Include Princess Margaret Hospital buildings and site in the Schedule of Heritage buildings
1089.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Include Daresbury House in the Schedule of Heritage buildings
1089.7		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Include Englefield Lodge in the Schedule of Heritage buildings
1089.8		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Include Barnett Avenue Pensioner Cottages in the Schedule of Heritage buildings
1089.9		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Seek Amendment	Amend Assessment Criteria for the demolition of Heritage Buildings to include an energy consumption and emissions 'whole of life' audit be undertaken for building projects to establish costs to the environment of energy consumption and CO2 emissions
1089.10		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Seek Amendment	Amend Assessment Criteria for building beside heritage items such as Hagley Park

Helen Broughton On Behalf Of Waipuna Halswell-Hornby-Riccarton Community Board

Submitter 1090

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1090.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Supports the Residential Heritage Areas but seeks that additional areas of Hornby, SouthHornby, Sockburn, Hei Hei, Islington, and Broomfield be considered.

1090.2		19 - Planning Maps > 19.8 - QM - Character Areas	Seek Amendment	Supports the Residential Character Areas, but considers there are other examples of areas with similar character to the areas proposed that should be identified in the Plan including areas of Hornby, South Hornby, Sockburn, Hei Hei, Islington, and Broomfield.
1090.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Seek Amendment	Support the proposed buffer between Residential Heritage Areas, bordering high density areas, but seeks that a buffer is equally needed between the individual heritage buildings and items that are to be permitted in either high or medium density residential zones.
1090.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.1 - Appendix - Criteria for the assessment of significance of heritage values	Seek Amendment	Seeks that heritage settings to be defined as meeting the significance threshold.
1090.5		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks that the war memorial, sites in Jane Deans Close is added to the heritage list.
1090.6		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks that the Residential Heritage Area at Mona Vale be extended to the Britten stables and war memorial at Jane Deans Close.

Rosie Linterman

Submitter 1091

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1091.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Not Stated	Seek that Beverley Street be included as a Residential Heritage Area.
1091.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seek that Beverley Street be included as a Residential Heritage Area.

Cambridge 137 Limited

Submitter 1092

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1092.1		19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Opposes listing of 137 Cambridge Terrace (Harley Chambers) as a heritage listing.
1092.2		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Delete within Appendix 9.3.7.2 'Schedule of Significant Historic Heritage' reference to the Heritage Listing (Building and Setting) for 137 Cambridge Terrace 'Commercial Building and Setting, Harley Chambers' Item No 78 and Setting No 309.
1092.3		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Seek Amendment	Delete changes to Rule 9.3.4.1.1 (P9) and proposed deletion of P11 and P12.
1092.4		9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Delete Matter of Discretion 9.3.6.1 proposed by PC13.

Daphne Robinson

Submitter 2002

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2002.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose intensification zoning in leafy suburbs such as Strowan.
2002.2		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose intensification in leafy suburbs such as Strowan.
2002.3		20 - All of Plan	Oppose	Oppose intensification in leafy suburbs such as Strowan.

Pene Marshall

Submitter 2003

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.108	FS2003.1	19 - Planning Maps > 19.10 - Any other zones	Support	

New Zealand Police

Submitter 2005

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2005.2		2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Retain as notified
2005.3		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.1 - Introduction	Seek Amendment	Delete references to Appendices, otherwise retain as notified.
2005.4		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	Retain as notified
2005.5		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Seek Amendment	Delete references to Appendices, otherwise retain as notified.
2005.6		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.1 - Permitted activities	Seek Amendment	Delete references to Appendices, otherwise retain as notified.
2005.7		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.1 - Activity status tables - Radiocommunication Pathway Protection Corridors > 6.12.4.1.5 - Non-complying activities	Seek Amendment	Delete references to Appendices, otherwise retain as notified

2005.8		6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.4 - Rules - Radiocommunication Pathway Protection Corridors > 6.12.4.2 - Radiocommunication pathway protection corridors	Seek Amendment	Delete references to Appendices, otherwise retain as notified.
2005.9		19 - Planning Maps	Support	Planning map 39 - retain as notified.

Stephen Lavery

Submitter 2006

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.15	FS2006.1	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	I want the council to withdraw their amendment and let the proposed zoning progress as planned. This property is 1 km from Woolston a high density proposed zone. So, what's the difference

Hugh Nicholson

Submitter 2007

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
224.23	FS2007.1	20 - All of Plan	Support	Support

McIntosh Realty Ltd

Submitter 2008

Original Submission Number	Further Submission No	Provision	Position	Decision Requested

751.16	FS2008.1	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Oppose	Oppose in part
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Cashmere Park Ltd, Hartward Investment Trust and Robert Brown

Cashmere Park Ltd, Hartward Investment Trust and Robert Brown

Submitter 2009

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
277.1	FS2009.1	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.96	FS2009.3	19 - Planning Maps	Seek Amendment	Oppose in part
751.117	FS2009.2	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support

Beca

Submitter 2010

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
823.6	FS2010.2	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Fire and Emergency seek that the submission point be disallowed.
842.12	FS2010.3	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Accurately reflect the submission point to show that Fire and Emergency support the provision.
842.18	FS2010.4	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Support	Accurately reflect the submission point to show that Fire and Emergency support the provision.
842.19	FS2010.5	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Support	Accurately reflect the submission point to show that

				Fire and Emergency support the provision.
842.20	FS2010.6	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Support	Accurately reflect the submission point to show that Fire and Emergency support the provision.
842.21	FS2010.7	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.2 - Controlled activities	Support	Accurately reflect the submission point to show that Fire and Emergency support the provision.
842.22	FS2010.8	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.7 - Water supply for firefighting	Support	Accurately reflect the submission point to show that Fire and Emergency support the provision.
842.31	FS2010.9	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Accurately reflect the submission point to show that Fire and Emergency support in part the provision.
2010.1		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Fire and Emergency seek that the whole submission point is allowed except for the removal of (as required by NZS 4509:2008). Fire and Emergency seek that reference to NZS 4509:2008 is retained.

Ministry of Justice

Submitter 2012

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
689.9	FS2012.2	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 -	Support	Accept the submission of Environment Canterbury 689.9 to retain Objective 6.12.2.1.

		Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors		
689.9	FS2012.5	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	Accept submission 689.9 to retain Objective 6.12.2.1 as notified.
689.73	FS2012.3	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission 689.73 by Environment Canterbury to retain the Qualifying Matter for Radiocommunication Pathway Protection Corridors.
689.73	FS2012.6	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission 689.3 to retain the Radiocommunication Pathway Protection Corridor Qualifying Matter as notified.
751.20	FS2012.1	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors	Support	Adopt the changes sought by Christchurch City Council as set out in submission point 751.20.
751.20	FS2012.7	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors	Support	Adopt the changes sought by Christchurch City Council as set out in submission point 751.20
834.73	FS2012.4	6 - General Rules and Procedures	Support	Accept submission 834.72 by Kainga Ora - Homes and Communities.
834.73	FS2012.8	6 - General Rules and Procedures	Support	Accept submission 834.72 by Kainga Ora - Homes and Communities.

K Hay

Submitter 2013

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
380.5	FS2013.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Provide a clear definition of the scope and application of the word intensification.
380.7	FS2013.2	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	That Tsunami mapping is not used for residential planning purposes or restrict development.

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Mark St. Clair

Submitter 2014

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
212.2	FS2014.1	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	Allow The Fuel Companies submission point. Amend Policy 5.2.2.5.1 as set out in submission point 212.2.
751.17	FS2014.4	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Allow Christchurch City Council submission point. Amend Policy 5.2.2.5.1 as set out in submission point 751.17, in addition to those amendments set out by WWB's original submission contained in Appendix 3 to this notice.
853.20	FS2014.5	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	Allow Lyttelton Port Company Limited submission point. Amend Rule 5.4A as set out in WWB's original submission.
878.3	FS2014.2	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	Allow Transpower New Zealand Limited submission point. Amend Policy 5.2.2.5.1 as set out in submission point 878.3, in addition to those amendments sought by submission point 212.2.
878.4	FS2014.3	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Allow Transpower New Zealand Limited submission point. Amend Policy 5.2.2.5.2 as set out in WWB original submission, in addition to the amendments sought by submission point 878.4.

Susan Wall

Submitter 2015

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
135.1	FS2015.3	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Retain current Character overlay in Gossett/Carrington/Jacobs/Roosevelt/Malvern. Reject/Delete heritage plan for St Albans area (includes the streets above) and all restrictions that go with heritage status.
135.2	FS2015.8	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Delete any applicable residential heritage area qualifying matters for the St Albans Church Properties Subdivision area.
218.3	FS2015.4	20 - All of Plan	Support	[T]hat submissions [are] reopened and more time given for submissions [following improvement to the submissions web page].
814.94	FS2015.6	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Support	Oppose Policy 9.3.2.2. Seek that it is deleted.
823.217	FS2015.7	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Support	Oppose Policy 9.3.2.2.2 Seek that it is deleted.
1028.1	FS2015.11	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Seeks an effective means whereby any property within a heritage area may be developed, within reasonable limits defined by the area, the cost of assessment to be borne by Council
1048.3	FS2015.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Oppose all heritage overlays for residential heritage areas.
1048.22	FS2015.10	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Seek Amendment	Strike out all rules or parts of rules as they relate to Residential Heritage Areas.
1069.1	FS2015.2	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices >	Support	Seek that the 'defining' and 'contributory' categories in Residential HeritageAreas are removed completely from the proposed new Policy Changes.

		9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items		
1070.2	FS2015.9	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Delete/reject proposed amendments to definitions, policies, rules and assessment matters in PC13 and retain the status quo in respect of these provisions
1071.1	FS2015.12	9 - Natural and Cultural Heritage	Support	Delete/reject proposed amendments to definitions, policies, rules and assessment matters as they relate to heritage and retain the status quo in respect of these provisions
1085.3	FS2015.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Delete/reject proposed amendments to definitions, policies, rules and assessment matters in PC13 and retain the status quo in respect of these provisions.

Andrew Evans

Submitter 2016

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.26	FS2016.2	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	
751.26	FS2016.3	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	<p>Residents cycle parking can be within a unit as long as it is close to the unit entry door (say 3m) and not over carpet, a few steps is ok.</p> <p>appendix 7.5.2 advice note 2 e iie. Cycle parking facilities for residential units shall be provided as follows:</p> <p>The resident's cycle parking shall be in a weatherproof, lockable enclosure that is located so that it has external access from the street, and in a position that does not involve taking the cycle up steps more than 4 steps or stairs or within or through a residential unit <u>where within a unit the storage area must be within 3m of the entrance door & on impervious floorcoverings such as tile or vinyl.</u></p>
751.65	FS2016.1	14 - Residential > 14.16 - Appendices > 14.16.2 -	Not Stated	as above

		Appendix - Recession planes		
751.65	FS2016.4	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	<p>CCC proposes adding zones RS and RSDT back into the district plan due toTsunami area qualifying matters . If this is so then:</p> <p>1) alter 14.15.2 the recession plane permitted intrusions 1-5 need to be reinstated but specifically exclude the MRZ & HRZ</p> <p>2) alter 14.15.2 (previously 14.16) appendix to avoid recession plane architecture the recession planes should be taken from 3m above existing ground level not 2.3m (whereupon most garages will not need weird roofs to avoid recession planes</p>

Sarah Harrow

Submitter 2017

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
852.1	FS2017.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	
852.2	FS2017.2	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
852.3	FS2017.3	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
852.4	FS2017.4	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	
852.5	FS2017.5	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
852.6	FS2017.6	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	
852.7	FS2017.7	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Oppose	
852.8	FS2017.8	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure	Oppose	
852.9	FS2017.9	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure > 14.2.4.1 - Policy - Avoidance of adverse effects on strategic infrastructure	Oppose	

852.10	FS2017.10	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.11 - Policy - Managing site-specific Residential Large Lot development	Oppose	
852.11	FS2017.11	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	
852.12	FS2017.12	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	
852.13	FS2017.13	19 - Planning Maps > 19.10 - Any other zones	Oppose	
852.14	FS2017.14	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	
852.15	FS2017.15	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	
852.16	FS2017.16	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.1 - Site and precinct density	Oppose	
852.17	FS2017.17	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Oppose	
852.18	FS2017.18	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Oppose	
852.19	FS2017.19	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.5 - 15.4.1.5 Non-complying activities	Oppose	
852.20	FS2017.20	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.5 - Non-complying activities	Oppose	
852.21	FS2017.21	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables - Commercial Office Zone > 15.9.1.1 - Permitted activities	Oppose	
852.22	FS2017.22	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	
852.23	FS2017.23	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Oppose	
852.24	FS2017.24	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.1 - Appendix 13.6.6.1 State Schools	Oppose	
852.25	FS2017.25	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Oppose	
852.26	FS2017.26	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Oppose	
887.1	FS2017.27	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
887.2	FS2017.28	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	

887.3	FS2017.29	19 - Planning Maps > 19.10 - Any other zones	Support	
887.4	FS2017.30	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
887.5	FS2017.31	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
887.6	FS2017.32	19 - Planning Maps > 19.4 - QM - Low PT	Support	
887.7	FS2017.33	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	

Geoffrey Banks

Submitter 2018

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
187.4	FS2018.6	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Amendments sought in VNA submission 61.53.
834.75	FS2018.1	6 - General Rules and Procedures	Oppose	That the Qualifying Matter for Sunlight Access remain as a Qualifying Matter in section 6.1A, together with its impact on Table 1, clause 14.5.2.6 Height in relation to boundary, and clause 14.6.2.2 Height in relation to boundary, 14.15.2 - Diagram D. Note that we have also sought that the diagrams relating to sunlight access (Diagrams C and D) remain as is in the current Plan.
834.78	FS2018.5	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	14.15.2 Diagrams C and D remain as currently in the CCC Plan.
834.203	FS2018.4	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Oppose	The proposed amendments are restrictive and could create adverse impacts which have not been evaluated.
834.216	FS2018.3	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Oppose	Maintain the HDRZ Activity Tables as currently proposed in PC14.
834.224	FS2018.2	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 -	Oppose	Amend 14.6.2.7 to require that a residential unit at ground floor level must have a

		Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover		landscaped area of a minimum of 25% of a developed site with grass or plants and trees.
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Sulekha Korgaonkar

Submitter 2019

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
805.4	FS2019.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Do not provide the relief sought. Or if allowed in part do not do so in a way that compromise the character of Ryan Street.
834.37	FS2019.2	6 - General Rules and Procedures	Oppose	Do not grant the relief sought by this submission point or other points in its submission seeking the same. If the relief is accepted in part then retain those matters that provide for the retention of Ryan Street as a character area.
877.9	FS2019.3	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Do not grant the relief sought or if granting it in part then do not change those areas which provide for Ryan Street as a character area.

Hamish Ritchie

Submitter 2020

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
272.11	FS2020.1	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Request Rattray Street to be zoned MDRS instead of HDR.
701.13	FS2020.2	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Request Rattray Street to be zoned MDRS instead of HDR.

joseph zonneveld

Submitter 2021

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.110	FS2021.1	19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Seek address at 119 Fifield terrace be excluded from tsunami management zone. Seek is retained as Medium Density Residential Zone.

Summerset Group Holdings Limited

Submitter 2022

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.21	FS2022.1	19 - Planning Maps > 19.9 - Any other QMs	Support	Summerset supports this submission and request that this be allowed.
751.21	FS2022.3	19 - Planning Maps > 19.9 - Any other QMs	Support	Summerset supports this submission and request that this be allowed.
852.1	FS2022.2	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Summerset opposes the introduction of updated remodelled 50 dBA Ldn AirNoise Annual Average and Outer Envelope Contours.

Pavel Milkin

Submitter 2023

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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276.2	FS2023.1	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Seek Amendment	<p>We seek an amendment to the recession plane diagrams and their descriptions as follows:</p> <ol style="list-style-type: none"> 1. The recession plane diagram for Residential Suburban (RS) should also apply to sites in Residential Density Transition (RDT), Medium Density Residential Zone (MDR) and High Density Residential (HDR) when they have common boundary with the RS zone (only applies to that boundary) 2. The recession plane diagram for RDT zone should also apply to sites in RS, MDR and HDR when they have common boundary with the RDT zone (only applies to that boundary) 3. The recession plane diagram for MDR zone should also apply to sites in RS, RDT and HDR when they have common boundary with the MDR zone (only applies to that boundary)
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Andrew Fitzgerald

Submitter 2024

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
829.1	FS2024.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards	Oppose	Reject submission 829.1

Chris Smith

Submitter 2025

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
1043.1	FS2025.1	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	

Halswell Hornby Riccarton Community Board

Submitter 2027

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
55.18	FS2027.16	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
67.18	FS2027.17	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
69.1	FS2027.18	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
84.1	FS2027.12	19 - Planning Maps	Support	Support
108.2	FS2027.20	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
110.1	FS2027.19	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.2	FS2027.13	19 - Planning Maps	Oppose	Oppose
121.36	FS2027.21	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
132.1	FS2027.22	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
188.8	FS2027.23	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
192.1	FS2027.24	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
243.2	FS2027.32	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support Support
312.2	FS2027.25	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Support	Support
351.4	FS2027.26	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
445.8	FS2027.31	17 - Rural > 17.8 - Rules - Rural Quarry Zone	Support	Support
452.2	FS2027.33	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support Support
737.13	FS2027.2	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.4 - Sunlight and outlook at boundary with a residential zone and road	Support	Support
737.14	FS2027.3	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.6 - Landscaped areas	Support	Support
737.15	FS2027.5	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.4 - Sunlight and outlook at boundary with a residential zone	Support	Support
737.16	FS2027.9	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.5 - Sunlight and outlook at boundary with a residential zone	Support	Support
737.17	FS2027.6	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.6 - Landscaped areas	Support	Support

737.18	FS2027.10	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.7 - Landscaped areas	Support	Support
737.19	FS2027.1	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.1 - Maximum height for buildings	Support	Support
737.20	FS2027.4	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.1 - Maximum height for buildings	Support	Support
737.21	FS2027.8	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.1 - Maximum height for buildings, fences and screening structures	Support	Support
751.130	FS2027.14	19 - Planning Maps	Not Stated	Not stated
788.8	FS2027.27	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
805.23	FS2027.28	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
834.33	FS2027.11	18 - Open Space	Oppose	Oppose
834.332	FS2027.15	19 - Planning Maps	Oppose	Oppose
852.2	FS2027.29	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
854.21	FS2027.7	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.1 - Activity status tables - Industrial Park Zone > 16.6.1.5 - Non complying activities	Support	Support
FS2027.30	FS2027.30	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose

Francine Bills

Submitter 2028

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
798.11	FS2028.1	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Oppose	Oppose submission That Council shall not consent to attaching clotheslines, folding or otherwise, to internal boundary fences between multi-unit developments and neighbouring properties.

Clare Dale

Submitter 2029

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
61.4	FS2029.11	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
61.5	FS2029.17	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	
61.6	FS2029.18	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
61.9	FS2029.19	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
61.13	FS2029.8	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	
61.37	FS2029.12	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
61.38	FS2029.20	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
61.40	FS2029.21	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
61.41	FS2029.22	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
61.52	FS2029.13	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
61.53	FS2029.23	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
281.1	FS2029.33	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
281.3	FS2029.34	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
443.3	FS2029.29	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	
443.4	FS2029.30	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	
814.48	FS2029.2	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	
814.49	FS2029.3	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	
814.138	FS2029.6	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	

814.172	FS2029.14	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	
814.173	FS2029.24	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
814.178	FS2029.31	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	
823.109	FS2029.7	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	
823.138	FS2029.15	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	
823.139	FS2029.25	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
834.11	FS2029.1	9 - Natural and Cultural Heritage > 9.1 - Indigenous Biodiversity and Ecosystems > 9.1.4 - Rules > 9.1.4.1 - Activity status tables > 9.1.4.1.5 - Non-complying activities	Support	
834.77	FS2029.26	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
834.145	FS2029.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	
834.146	FS2029.5	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	
834.216	FS2029.10	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Support	
834.218	FS2029.16	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	
834.222	FS2029.28	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Support	
834.229	FS2029.32	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	
854.4	FS2029.9	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	
859.3	FS2029.27	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	

Amy Beran

Submitter 2030

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
556.2	FS2030.3	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Disallow submission point which seeks to remove the following text: a. ...recognising and providing for iii. the cultural traditions and norms of mana whenua and replaced with provide for cultural wellbeing.
627.1	FS2030.1	3 - Strategic Directions > 3.3 - Objectives	Support	Allow submission point re Objective 3.3 to explicitly include recognition of the role of housing in fostering social cohesion and a sense of community belonging.
834.1	FS2030.2	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngāi Tahu mana whenua	Support	Allow submission re Objective 3.3.3 Ngāi Tahu Mana Whenua to amend objective to include: the provision of Papakāinga/Kāinga Nohoanga
834.3	FS2030.4	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Allow submission re Objective 3.3.7 to Amend clause as follows: 1. The cultural traditions and norms of Ngāi Tahu manawhenua, <u>including the provision of Papakāinga/Kāinga Nohoanga.</u>
834.4	FS2030.5	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Allow submission point re Objective 3.3.8 that seeks to Amend clause as follows: 1. The cultural traditions and norms of Ngāi Tahu manawhenua, <u>including the provision of Papakāinga/Kāinga Nohoanga.</u>
834.8	FS2030.6	6 - General Rules and Procedures	Support	Allow submission point supporting the retention of qualifying matters relating to Sites of Ecological Significance, Outstanding and Significant Natural Features, and Sites of Cultural Significance
834.9	FS2030.7	9 - Natural and Cultural Heritage > 9.1 - Indigenous Biodiversity and Ecosystems > 9.1.4 - Rules > 9.1.4.1 - Activity status tables > 9.1.4.1.1 - Permitted activities	Support	Allow submission point supporting the retention of qualifying matters relating to Sites of Ecological Significance, Outstanding and Significant Natural Features, and Sites of Cultural Significance
834.37	FS2030.8	6 - General Rules and Procedures	Seek Amendment	Allow in part- the explicit provision as requested.
834.38	FS2030.9	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities >	Seek Amendment	Allow in part- the explicit provision as requested.

		14.5.3.1.1 - Area-specific permitted activities		
834.39	FS2030.10	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.2 - Area-specific controlled activities	Seek Amendment	Allow in part- the explicit provision as requested.
834.40	FS2030.11	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Allow in part- the explicit provision as requested.
834.41	FS2030.12	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Seek Amendment	Allow in part- the explicit provision as requested.
834.42	FS2030.13	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	Allow in part- the explicit provision as requested.
834.43	FS2030.14	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Seek Amendment	Allow in part- the explicit provision as requested.
834.44	FS2030.15	14 - Residential > 14.8 - Rules - Residential Banks Peninsula	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.

		Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities		
834.45	FS2030.16	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.1 - Area-specific permitted activities	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.
834.46	FS2030.17	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.2 - Area-specific controlled activities	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.
834.47	FS2030.18	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.
834.48	FS2030.19	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.
834.49	FS2030.20	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 -	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.

		Area-specific restricted discretionary activities		
834.50	FS2030.21	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.
834.51	FS2030.22	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Seek Amendment	Allow in part- the explicit provision as requested re Chapter 14.8 Rules Residential Banks Peninsula.
834.74	FS2030.24	8 - Subdivision, Development and Earthworks	Support	Allow submission point re Chapter 8- Subdivision,DevelopmentandEarthworks
834.133	FS2030.26	12 - Papakainga/Kainga Nohoanga Zone > 12.4 - Rules - Maori Land > 12.4.1 - Activity status tables - Maori land	Oppose	Disallow submission point re Chapter 12Papakainga/KāingaNohoanga.
834.134	FS2030.27	12 - Papakainga/Kainga Nohoanga Zone > 12.5 - Rules- Matters of discretion-Maori Land > 12.5.1 - Internal boundary setback	Oppose	Disallow submission point re Chapter 12 Papakainga/ Kāinga Nohoanga.
834.135	FS2030.25	8 - Subdivision, Development and Earthworks	Oppose	Disallow submission point.
834.147	FS2030.29	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Oppose	Disallow submission point re Chapter 14.2Objectivesand Policies
834.332	FS2030.30	19 - Planning Maps	Oppose	Disallow submission point re 19- PlanningMaps
852.7	FS2030.28	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Allow submission point re Chapter 14Residential14.2Objectivesand Policies
914.20	FS2030.23	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake	Support	Allow submission point re Chapter 66.10A TreeCanopyCover andFinancialContributions.

		Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules		
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Arlene Baird

Submitter 2031

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.21	FS2031.75	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
150.23	FS2031.76	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
150.24	FS2031.77	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
189.1	FS2031.125	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	
191.2	FS2031.114	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
225.5	FS2031.119	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	
242.21	FS2031.69	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	
402.5	FS2031.96	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
404.1	FS2031.41	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	
428.3	FS2031.42	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	
699.4	FS2031.62	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	
699.5	FS2031.63	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	
700.1	FS2031.43	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	
737.9	FS2031.44	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	
737.10	FS2031.45	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	

751.35	FS2031.38	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.12 - Natural and cultural heritage	Oppose	
751.38	FS2031.39	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.3 - Exemptions	Support	
810.6	FS2031.102	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
812.12	FS2031.103	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
814.3	FS2031.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	
814.9	FS2031.6	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	
814.11	FS2031.9	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	
814.22	FS2031.12	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
814.25	FS2031.24	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	
814.26	FS2031.28	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	
814.90	FS2031.35	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
814.94	FS2031.52	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Oppose	
814.95	FS2031.56	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	
814.96	FS2031.59	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	
814.97	FS2031.64	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
814.99	FS2031.70	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	
814.100	FS2031.82	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	
814.101	FS2031.83	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	
814.102	FS2031.89	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	
814.103	FS2031.92	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	
814.153	FS2031.104	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
814.201	FS2031.112	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	
818.5	FS2031.111	15 - Commercial > 15.2 - Objectives and policies	Support	
823.3	FS2031.2	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	
823.9	FS2031.7	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	

823.11	FS2031.10	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	
823.83	FS2031.36	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
823.123	FS2031.105	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
823.132	FS2031.109	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Oppose	
823.135	FS2031.110	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Oppose	
823.167	FS2031.113	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	
823.212	FS2031.29	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	
823.213	FS2031.25	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	
823.215	FS2031.13	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
823.217	FS2031.53	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	
823.218	FS2031.57	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	
823.219	FS2031.60	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	
823.220	FS2031.65	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
823.222	FS2031.71	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	
823.223	FS2031.84	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	
823.224	FS2031.85	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	
823.225	FS2031.90	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	
823.226	FS2031.93	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	
825.1	FS2031.3	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	
825.3	FS2031.14	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	

825.4	FS2031.66	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
825.5	FS2031.86	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	
834.169	FS2031.100	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
834.333	FS2031.115	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
834.334	FS2031.91	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	
835.19	FS2031.72	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	
835.20	FS2031.121	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	
855.7	FS2031.73	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
874.1	FS2031.4	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	
874.3	FS2031.15	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
874.10	FS2031.58	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	
874.11	FS2031.67	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
874.12	FS2031.78	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
874.13	FS2031.87	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	
874.14	FS2031.97	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
877.7	FS2031.106	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Oppose	
877.24	FS2031.101	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
885.3	FS2031.120	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	
1003.4	FS2031.16	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1003.6	FS2031.80	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	
1003.12	FS2031.61	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	
1003.13	FS2031.68	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
1019.2	FS2031.122	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	
1020.2	FS2031.46	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	
1020.3	FS2031.123	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	

1026.1	FS2031.124	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	
1033.1	FS2031.116	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
1036.1	FS2031.81	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	
1038.1	FS2031.117	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
1043.2	FS2031.98	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1048.1	FS2031.17	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.2	FS2031.18	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.3	FS2031.19	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.4	FS2031.20	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.5	FS2031.21	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.6	FS2031.22	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.7	FS2031.26	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	
1048.8	FS2031.27	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.13 - M	Oppose	
1048.9	FS2031.30	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	
1048.10	FS2031.31	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	
1048.11	FS2031.32	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	
1048.12	FS2031.33	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	
1048.13	FS2031.34	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	
1048.15	FS2031.37	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
1048.17	FS2031.8	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	
1048.18	FS2031.11	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	
1048.19	FS2031.5	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	
1048.21	FS2031.23	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	
1048.22	FS2031.47	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	
1048.23	FS2031.54	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	
1048.24	FS2031.74	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables	Support	
1048.26	FS2031.107	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	
1048.27	FS2031.108	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Oppose	

1048.29	FS2031.118	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
1048.30	FS2031.94	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1048.34	FS2031.95	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1069.2	FS2031.55	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	
1070.2	FS2031.48	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	
1071.1	FS2031.40	9 - Natural and Cultural Heritage	Oppose	
1072.3	FS2031.49	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	
1073.2	FS2031.50	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	
1085.3	FS2031.51	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	
1092.2	FS2031.99	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1092.3	FS2031.79	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
1092.4	FS2031.88	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	

Kelly Bombay

Submitter 2032

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
63.90	FS2032.23	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
81.5	FS2032.26	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
89.22	FS2032.44	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Oppose	
191.4	FS2032.24	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Support	

197.6	FS2032.33	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	
212.8	FS2032.7	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	
212.9	FS2032.14	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	
237.16	FS2032.8	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	
284.1	FS2032.31	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
298.3	FS2032.34	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	
340.2	FS2032.28	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
403.2	FS2032.27	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
427.4	FS2032.32	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
441.1	FS2032.35	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	
442.2	FS2032.36	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Support	
451.2	FS2032.29	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
468.1	FS2032.37	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Support	
471.3	FS2032.38	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	
689.2	FS2032.1	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Oppose	
689.34	FS2032.9	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	
689.36	FS2032.16	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	
696.4	FS2032.25	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Support	

701.3	FS2032.39	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	
780.11	FS2032.10	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	
780.13	FS2032.17	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	
798.11	FS2032.41	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	
798.11	FS2032.45	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	
805.35	FS2032.2	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Oppose	
814.128	FS2032.3	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Oppose	
814.134	FS2032.11	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	
814.136	FS2032.18	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	
814.158	FS2032.42	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	
823.99	FS2032.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Oppose	
823.105	FS2032.12	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	
823.107	FS2032.19	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	
834.138	FS2032.5	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Oppose	
834.148	FS2032.13	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	
834.148	FS2032.15	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	
834.150	FS2032.20	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	

834.180	FS2032.40	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	
834.194	FS2032.43	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Oppose	
834.209	FS2032.47	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.21 - Outdoor living space	Oppose	
834.228	FS2032.46	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Oppose	
852.1	FS2032.48	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	
852.2	FS2032.49	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
852.3	FS2032.50	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
852.4	FS2032.51	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	
852.5	FS2032.52	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
852.6	FS2032.53	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
852.7	FS2032.54	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Oppose	
852.8	FS2032.55	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure	Oppose	
852.9	FS2032.56	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure > 14.2.4.1 - Policy - Avoidance of adverse effects on strategic infrastructure	Oppose	
852.10	FS2032.57	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.11 - Policy - Managing site-specific Residential Large Lot development	Oppose	
852.11	FS2032.58	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	
852.12	FS2032.59	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	
852.13	FS2032.60	19 - Planning Maps > 19.10 - Any other zones	Oppose	
852.14	FS2032.61	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	
852.15	FS2032.62	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	

852.16	FS2032.63	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.1 - Site and precinct density	Oppose	
852.17	FS2032.64	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Oppose	
852.18	FS2032.65	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Oppose	
852.19	FS2032.66	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.5 - 15.4.1.5 Non-complying activities	Oppose	
852.20	FS2032.67	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.5 - Non-complying activities	Oppose	
852.21	FS2032.68	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables - Commercial Office Zone > 15.9.1.1 - Permitted activities	Oppose	
852.22	FS2032.69	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	
852.23	FS2032.70	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Oppose	
852.24	FS2032.22	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.1 - Appendix 13.6.6.1 State Schools	Oppose	
852.24	FS2032.71	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.1 - Appendix 13.6.6.1 State Schools	Oppose	
852.25	FS2032.72	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Oppose	
852.26	FS2032.73	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Oppose	
877.21	FS2032.6	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Oppose	
877.23	FS2032.21	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	
902.8	FS2032.30	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	

Daniel Crawford

Submitter 2033

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.1	FS2033.2	1 - Introduction	Oppose	
751.15	FS2033.1	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	Rutherford Street Woolston Oppose Amendment 751.1 to Policy 5.2.2.5.2. Seek that Policy 5.2.2.5.2 is deleted

Environment Canterbury / Canterbury Regional Council

Submitter 2034

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
852.1	FS2034.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	

Anne Talaska

Submitter 2035

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
135.2	FS2035.1	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Delete any applicable residential heritage area qualifying matters for the St Albans Church Properties Subdivision area. I do not support the area being a residential heritage area however, and therefore do not support any associated qualifying matters applying on this basis.

Tony Dale

Submitter 2036

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
188.1	FS2036.1	20 - All of Plan	Support	
188.2	FS2036.2	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
188.3	FS2036.3	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
188.4	FS2036.4	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	
188.5	FS2036.5	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
188.6	FS2036.6	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	
188.7	FS2036.7	19 - Planning Maps > 19.9 - Any other QMs	Support	
188.9	FS2036.8	19 - Planning Maps > 19.10 - Any other zones	Support	
188.10	FS2036.9	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
188.11	FS2036.10	15 - Commercial	Support	
188.12	FS2036.11	19 - Planning Maps > 19.5 - QM - Airport Noise	Not Stated	
188.14	FS2036.12	19 - Planning Maps > 19.2 - HRZ Zoning	Support	

Christchurch Civic Trust

Submitter 2037

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
3.1	FS2037.36	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Support	Support
3.2	FS2037.37	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	Support
8.1	FS2037.38	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support

9.2	FS2037.39	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
11.2	FS2037.40	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Support	Support
11.3	FS2037.41	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	Support
11.4	FS2037.42	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Support	Support
11.5	FS2037.43	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	Support
11.6	FS2037.44	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	Support
12.1	FS2037.45	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
12.2	FS2037.46	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
12.3	FS2037.47	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
12.4	FS2037.48	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
13.1	FS2037.49	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables	Support	Support
14.1	FS2037.50	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
15.1	FS2037.51	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
15.1	FS2037.52	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
18.1	FS2037.53	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
18.2	FS2037.54	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
22.1	FS2037.55	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
26.1	FS2037.56	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
29.1	FS2037.57	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
30.2	FS2037.58	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial	Oppose	Oppose

		contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities		
33.1	FS2037.59	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Support
37.1	FS2037.60	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
37.2	FS2037.61	20 - All of Plan	Support	Support
37.3	FS2037.62	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
39.1	FS2037.63	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
41.1	FS2037.64	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
41.2	FS2037.65	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
41.3	FS2037.66	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
44.1	FS2037.67	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
44.2	FS2037.68	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Support
44.4	FS2037.69	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Support	Support
44.5	FS2037.70	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.4 - Site coverage	Support	Support
44.6	FS2037.71	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.6 - Rules - Matters of discretion	Support	Support
44.7	FS2037.72	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Support	Support
45.1	FS2037.73	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support

45.4	FS2037.74	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
50.1	FS2037.75	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
50.2	FS2037.76	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
50.3	FS2037.77	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
50.4	FS2037.78	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
51.1	FS2037.79	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
51.2	FS2037.80	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
52.1	FS2037.81	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
52.2	FS2037.82	8 - Subdivision, Development and Earthworks	Support	Support
52.3	FS2037.83	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Support	Support
52.8	FS2037.84	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
53.2	FS2037.85	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
54.1	FS2037.86	6 - General Rules and Procedures > 6.1 - Noise > 6.1.6 - Activity Specific Noise Rules > 6.1.6.2 - Activity standards > 6.1.6.2.5 - Aircraft operations at Christchurch International Airport	Support	Support
54.2	FS2037.87	5 - Natural Hazards > 5.5 - Rules - Liquefaction hazard	Support	Support
54.3	FS2037.88	20 - All of Plan	Support	Support
54.4	FS2037.89	20 - All of Plan	Support	Support
54.5	FS2037.90	20 - All of Plan	Support	Support
54.6	FS2037.91	19 - Planning Maps > 19.10 - Any other zones	Support	Support
57.1	FS2037.92	9 - Natural and Cultural Heritage	Support	Support
61.1	FS2037.93	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and Policies > 13.5.2.1 - Objective - Enabling hospital development > 13.5.2.1.3 - Policy - Comprehensive development and redevelopment of sites for residential purposes	Support	Support
61.2	FS2037.94	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.6 - Appendices > 13.5.6.1 - Appendix 13.5.6.1 Alternative Zone Table	Support	Support
61.3	FS2037.95	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support

61.4	FS2037.96	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support
61.6	FS2037.97	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
61.8	FS2037.98	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
61.10	FS2037.99	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
61.12	FS2037.100	20 - All of Plan	Support	Support
61.13	FS2037.101	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
61.14	FS2037.102	3 - Strategic Directions > 3.3 - Objectives	Support	Support
61.15	FS2037.103	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
61.16	FS2037.104	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	Support
61.19	FS2037.105	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Support
61.20	FS2037.106	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Support	Support
61.21	FS2037.107	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 - 6.10A.5 Matters of discretion > 6.10.4.5.1 - 6.10A.5.1 Tree canopy cover and financial contributions	Support	Support
61.22	FS2037.108	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Support	Support

61.23	FS2037.109	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Support	Support
61.25	FS2037.110	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Support	Support
61.30	FS2037.111	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Support	Support
61.31	FS2037.112	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Support	Support
61.32	FS2037.113	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Support
61.34	FS2037.114	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
61.35	FS2037.115	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Support	
61.36	FS2037.116	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 - 6.10A.5 Matters of discretion	Support	Support
61.37	FS2037.117	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support
61.45	FS2037.118	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Support
61.46	FS2037.119	20 - All of Plan	Support	Support

61.47	FS2037.120	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	Support
61.48	FS2037.121	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
61.49	FS2037.122	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
61.51	FS2037.123	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support
61.53	FS2037.124	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
61.55	FS2037.125	3 - Strategic Directions > 3.1 - Introduction	Support	Support
61.57	FS2037.126	3 - Strategic Directions > 3.1 - Introduction	Support	Support
61.58	FS2037.127	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	Support
61.61	FS2037.128	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	Support
61.66	FS2037.129	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Support
65.1	FS2037.130	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
65.2	FS2037.131	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
65.3	FS2037.132	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Support	Support
65.4	FS2037.133	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
65.5	FS2037.134	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Support	Support

67.1	FS2037.135	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
67.5	FS2037.136	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
67.16	FS2037.137	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
67.20	FS2037.138	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
69.1	FS2037.139	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
69.2	FS2037.140	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
69.3	FS2037.141	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
70.1	FS2037.142	20 - All of Plan	Support	Support
70.2	FS2037.143	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Support	Support
70.3	FS2037.144	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
70.4	FS2037.145	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.1 - Area-specific permitted activities	Support	Support
70.9	FS2037.146	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.1 - Activity status tables > 14.10.1.1 - Permitted activities	Support	Support
71.1	FS2037.147	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
72.1	FS2037.148	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
72.2	FS2037.149	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
72.4	FS2037.150	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.3 - Minimum number of cycle parking facilities required	Support	Support
72.6	FS2037.151	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
72.7	FS2037.152	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
74.1	FS2037.153	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
74.2	FS2037.154	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
74.3	FS2037.155	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support

82.1	FS2037.156	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
83.1	FS2037.157	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
86.1	FS2037.158	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
89.3	FS2037.159	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Oppose	Oppose
89.4	FS2037.160	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Oppose
89.5	FS2037.161	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.6 - Landscaped areas for select areas	Oppose	Oppose
89.7	FS2037.162	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Oppose	Oppose
90.1	FS2037.163	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
90.2	FS2037.164	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
92.1	FS2037.165	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
92.2	FS2037.166	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support
92.3	FS2037.167	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
94.1	FS2037.168	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
94.3	FS2037.169	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
96.1	FS2037.170	19 - Planning Maps	Support	Support
102.1	FS2037.171	3 - Strategic Directions > 3.1 - Introduction	Support	Support
105.1	FS2037.172	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
105.2	FS2037.173	20 - All of Plan	Support	Support
105.3	FS2037.174	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
106.1	FS2037.175	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
106.2	FS2037.176	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
107.1	FS2037.177	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Support	Support
110.1	FS2037.178	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
110.2	FS2037.179	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
110.3	FS2037.180	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
110.4	FS2037.181	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose

110.5	FS2037.182	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
112.1	FS2037.183	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
112.2	FS2037.184	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
112.3	FS2037.185	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
112.4	FS2037.186	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support
112.5	FS2037.187	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Support	Support
112.6	FS2037.188	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Support
112.7	FS2037.189	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose
112.10	FS2037.190	8 - Subdivision, Development and Earthworks	Support	Support
112.14	FS2037.191	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
112.15	FS2037.192	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone)	Support	Support
112.17	FS2037.193	14 - Residential	Support	Support
112.18	FS2037.194	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Support
112.19	FS2037.195	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.4 - Roads	Support	Support
113.1	FS2037.196	14 - Residential	Support	Support
117.1	FS2037.197	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
117.2	FS2037.198	20 - All of Plan	Support	Support

117.4	FS2037.199	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
121.1	FS2037.200	15 - Commercial	Oppose	Oppose
130.1	FS2037.201	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
130.2	FS2037.202	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
145.1	FS2037.203	20 - All of Plan	Oppose	Oppose
145.3	FS2037.204	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	Support
145.6	FS2037.205	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
145.10	FS2037.206	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	Support
145.12	FS2037.207	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
145.17	FS2037.208	19 - Planning Maps > 19.10 - Any other zones	Support	Support
145.18	FS2037.209	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
145.19	FS2037.210	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Support
145.20	FS2037.211	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Support
145.21	FS2037.212	14 - Residential > 14.2 - Objectives and Policies	Support	Support
146.1	FS2037.213	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
146.2	FS2037.214	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
151.1	FS2037.215	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
151.2	FS2037.216	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
151.3	FS2037.217	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
151.4	FS2037.218	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
151.5	FS2037.219	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
154.1	FS2037.220	5 - Natural Hazards	Support	Support
154.2	FS2037.221	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
154.3	FS2037.222	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Support	Support

154.4	FS2037.223	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
154.5	FS2037.224	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Support	Support
154.6	FS2037.225	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
168.1	FS2037.226	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Support
168.2	FS2037.227	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
169.1	FS2037.228	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
180.1	FS2037.229	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
180.2	FS2037.230	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
180.3	FS2037.231	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
180.4	FS2037.232	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
180.5	FS2037.233	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
180.6	FS2037.234	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
187.4	FS2037.235	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
187.6	FS2037.236	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
187.8	FS2037.237	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
188.1	FS2037.238	20 - All of Plan	Support	Support
188.2	FS2037.239	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
188.3	FS2037.240	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
188.4	FS2037.241	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support

188.5	FS2037.243	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
188.6	FS2037.244	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
188.7	FS2037.242	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
188.8	FS2037.245	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
188.9	FS2037.246	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.10	FS2037.247	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
188.11	FS2037.248	15 - Commercial	Support	Support
188.12	FS2037.249	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
188.13	FS2037.250	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
188.14	FS2037.251	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
188.15	FS2037.252	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.16	FS2037.253	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
188.17	FS2037.254	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
188.18	FS2037.255	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.19	FS2037.256	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
188.20	FS2037.257	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
188.21	FS2037.258	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
188.22	FS2037.259	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
188.23	FS2037.260	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
188.24	FS2037.261	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
188.25	FS2037.262	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
188.26	FS2037.263	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
191.1	FS2037.264	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
191.2	FS2037.265	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
191.14	FS2037.266	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
191.15	FS2037.267	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
191.18	FS2037.268	19 - Planning Maps > 19.4 - QM - Low PT	Support	Oppose
193.1	FS2037.269	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Support	Support

193.2	FS2037.270	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Support
193.5	FS2037.271	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Support
193.6	FS2037.272	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Support	Support
193.7	FS2037.273	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Support	Support
193.8	FS2037.274	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
193.11	FS2037.275	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	Support
193.21	FS2037.276	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
193.29	FS2037.277	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
199.3	FS2037.278	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
199.4	FS2037.279	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
199.5	FS2037.280	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
199.6	FS2037.281	14 - Residential	Oppose	Oppose
199.7	FS2037.282	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
199.9	FS2037.283	14 - Residential	Oppose	Oppose
200.1	FS2037.284	20 - All of Plan	Support	Support
200.2	FS2037.285	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	Support
200.3	FS2037.286	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Support	Support
200.5	FS2037.287	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Support	Support
200.8	FS2037.288	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial	Support	Support

		contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards		
200.9	FS2037.289	20 - All of Plan	Support	Support
200.10	FS2037.290	20 - All of Plan	Support	Support
200.13	FS2037.291	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Support
200.14	FS2037.292	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies	Support	Support
205.1	FS2037.293	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Support
205.2	FS2037.294	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Support
205.3	FS2037.295	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
205.4	FS2037.296	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
205.6	FS2037.297	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Support	Support
206.1	FS2037.298	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
215.1	FS2037.299	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
215.2	FS2037.300	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
218.1	FS2037.301	20 - All of Plan	Support	Support
218.2	FS2037.302	20 - All of Plan	Support	Support
218.3	FS2037.303	20 - All of Plan	Support	Support
218.4	FS2037.304	20 - All of Plan	Support	Support
222.1	FS2037.305	20 - All of Plan	Support	Support
222.2	FS2037.306	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
222.3	FS2037.307	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
222.6	FS2037.310	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
222.9	FS2037.309	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
222.11	FS2037.311	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
225.1	FS2037.312	20 - All of Plan	Support	Support
225.2	FS2037.313	19 - Planning Maps > 19.9 - Any other QMs	Support	Support

225.3	FS2037.314	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
225.4	FS2037.315	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Support
225.5	FS2037.316	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
225.6	FS2037.317	9 - Natural and Cultural Heritage	Support	Support
225.7	FS2037.318	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
225.8	FS2037.319	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
225.9	FS2037.320	14 - Residential	Support	Support
233.1	FS2037.321	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
233.5	FS2037.322	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
233.7	FS2037.323	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
237.1	FS2037.324	20 - All of Plan	Support	Support
237.3	FS2037.325	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
237.10	FS2037.326	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Support	Support
237.26	FS2037.327	14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities	Support	Support
237.27	FS2037.328	14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.2 - Policy - Community activities and community facilities	Support	Support
237.28	FS2037.329	14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.5 - Policy - Other non-residential activities	Support	Support
237.29	FS2037.330	14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.8 - Policy - Non-residential activities in Central City residential areas	Support	Support
237.30	FS2037.331	14 - Residential > 14.2 - Objectives and Policies > 14.2.11 - Objective - Visitor Accommodation in Residential Zones > 14.2.11.1 - Policy - Visitor Accommodation in Residential Units	Support	Support
237.39	FS2037.332	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support

237.40	FS2037.333	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support
237.41	FS2037.334	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
237.46	FS2037.335	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.36 - Urban design in the High Density Residential zone within the Central City	Support	Support
237.47	FS2037.336	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.30 - Building height in the High Density Residential Zone within the Central City	Support	Support
237.51	FS2037.337	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Support
237.55	FS2037.338	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Support	Support
237.56	FS2037.339	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.6 - Design of parking and loading areas	Support	Support
247.1	FS2037.340	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
247.2	FS2037.341	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Support
250.1	FS2037.342	20 - All of Plan	Support	Support
250.2	FS2037.343	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
254.2	FS2037.344	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Oppose
254.5	FS2037.345	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
254.9	FS2037.346	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
258.1	FS2037.347	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
258.6	FS2037.348	14 - Residential	Support	Support

259.4	FS2037.349	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Support	Support
259.5	FS2037.350	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.5 - E	Support	Support
260.1	FS2037.351	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose
260.3	FS2037.352	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose
260.4	FS2037.353	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.1 - 15.4.1.1 Permitted activities	Oppose	Oppose
260.5	FS2037.354	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
260.6	FS2037.355	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
260.8	FS2037.357	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
261.1	FS2037.358	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
261.5	FS2037.359	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
261.7	FS2037.360	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
264.1	FS2037.361	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
264.5	FS2037.362	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
264.7	FS2037.363	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
265.1	FS2037.364	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
265.5	FS2037.365	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
265.7	FS2037.366	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
266.1	FS2037.367	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
266.5	FS2037.368	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose

266.7	FS2037.369	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
267.1	FS2037.370	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
267.5	FS2037.371	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
267.7	FS2037.372	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
268.1	FS2037.373	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
268.5	FS2037.374	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
268.7	FS2037.375	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
269.1	FS2037.376	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
269.5	FS2037.377	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
269.7	FS2037.378	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
270.1	FS2037.379	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
270.5	FS2037.380	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
270.7	FS2037.381	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
271.1	FS2037.382	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
271.5	FS2037.383	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
271.7	FS2037.384	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
272.1	FS2037.385	20 - All of Plan	Support	Support
272.2	FS2037.386	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
272.3	FS2037.387	20 - All of Plan	Support	Support

272.4	FS2037.388	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
272.6	FS2037.389	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
272.8	FS2037.390	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
272.13	FS2037.391	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Support	Support
273.1	FS2037.392	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
273.5	FS2037.393	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
273.7	FS2037.394	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
274.1	FS2037.395	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
274.5	FS2037.396	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
274.7	FS2037.397	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
276.2	FS2037.398	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Support	Support
277.1	FS2037.399	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
277.2	FS2037.400	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
277.3	FS2037.401	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	
287.1	FS2037.402	20 - All of Plan	Support	Support
288.1	FS2037.403	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
288.3	FS2037.404	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
288.5	FS2037.405	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Support	Support
288.6	FS2037.406	18 - Open Space > 18.2 - Objectives and Policies > 18.2.1 - Objectives > 18.2.1.1 - Objective - Provision of open spaces and recreation facilities	Support	Support
290.1	FS2037.407	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
290.2	FS2037.408	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support

299.1	FS2037.409	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
301.1	FS2037.410	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
301.2	FS2037.411	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
305.1	FS2037.412	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	Support
308.1	FS2037.413	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
310.1	FS2037.414	8 - Subdivision, Development and Earthworks	Support	Support
312.1	FS2037.415	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
312.2	FS2037.416	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Support	Support
312.3	FS2037.417	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
312.4	FS2037.418	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
314.2	FS2037.419	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Support	Support
315.1	FS2037.420	7 - Transport	Support	Support
315.4	FS2037.421	20 - All of Plan	Support	Support
315.5	FS2037.422	20 - All of Plan	Support	Support
315.8	FS2037.423	8 - Subdivision, Development and Earthworks	Support	Support
325.1	FS2037.424	7 - Transport > 7.5 - Appendices > 7.5.1 - Appendix 7.5.1 Parking space requirements	Support	Support
342.1	FS2037.425	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
342.5	FS2037.426	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
342.6	FS2037.427	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
343.1	FS2037.428	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support

345.1	FS2037.429	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
345.5	FS2037.430	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
345.7	FS2037.431	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
346.1	FS2037.432	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
346.1	FS2037.433	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
346.5	FS2037.434	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
346.7	FS2037.435	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
347.1	FS2037.436	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
347.5	FS2037.437	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
347.7	FS2037.438	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
350.1	FS2037.439	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
350.5	FS2037.440	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
350.7	FS2037.441	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
354.1	FS2037.442	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
354.3	FS2037.443	3 - Strategic Directions	Support	Support
354.6	FS2037.444	20 - All of Plan	Support	Support
361.1	FS2037.445	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
361.5	FS2037.446	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
361.7	FS2037.447	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose

362.1	FS2037.448	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
362.5	FS2037.449	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
362.7	FS2037.450	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
363.1	FS2037.451	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
363.5	FS2037.452	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
363.7	FS2037.453	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
364.1	FS2037.454	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
364.5	FS2037.455	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
364.7	FS2037.456	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
365.1	FS2037.457	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
365.5	FS2037.458	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
365.7	FS2037.459	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
366.1	FS2037.460	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
366.5	FS2037.461	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
366.7	FS2037.462	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
367.1	FS2037.463	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
367.2	FS2037.464	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
367.4	FS2037.465	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
367.5	FS2037.466	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support

367.6	FS2037.467	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone)	Support	Support
367.7	FS2037.468	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Support	Support
370.1	FS2037.469	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
370.5	FS2037.470	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
370.7	FS2037.471	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
371.1	FS2037.472	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
371.5	FS2037.473	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
371.7	FS2037.474	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
372.1	FS2037.475	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
372.5	FS2037.476	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
372.7	FS2037.477	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
373.1	FS2037.478	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
373.5	FS2037.479	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
373.7	FS2037.480	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
374.1	FS2037.481	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
374.5	FS2037.482	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose

374.7	FS2037.483	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
375.1	FS2037.484	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
375.5	FS2037.485	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
375.7	FS2037.486	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
376.1	FS2037.487	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
376.5	FS2037.488	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Oppose
402.1	FS2037.489	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
402.2	FS2037.490	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
402.4	FS2037.491	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
402.6	FS2037.492	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
402.9	FS2037.493	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
470.1	FS2037.494	22 - ExternalSubmissions	Support	Support
484.1	FS2037.495	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
489.1	FS2037.496	20 - All of Plan	Support	Support
492.1	FS2037.497	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
497.1	FS2037.498	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Support	Support
497.2	FS2037.499	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
503.1	FS2037.500	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
503.5	FS2037.501	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose
503.7	FS2037.502	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
505.1	FS2037.503	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
505.5	FS2037.504	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose

505.7	FS2037.505	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
506.1	FS2037.506	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
506.5	FS2037.507	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose
507.1	FS2037.508	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
507.5	FS2037.509	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
507.7	FS2037.510	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
510.1	FS2037.511	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
510.5	FS2037.512	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
510.7	FS2037.513	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
514.1	FS2037.514	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
514.5	FS2037.515	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
514.7	FS2037.516	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
514.11	FS2037.517	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	Support
519.5	FS2037.518	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Support	Support
519.8	FS2037.519	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Support	Support
519.9	FS2037.520	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Support	Support
519.13	FS2037.521	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
519.14	FS2037.522	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Support	Support
519.16	FS2037.523	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose

519.17	FS2037.524	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
519.27	FS2037.525	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
580.1	FS2037.526	20 - All of Plan	Support	Support
580.2	FS2037.527	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
580.8	FS2037.528	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
580.10	FS2037.529	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
580.11	FS2037.530	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
586.1	FS2037.531	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
586.2	FS2037.532	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
586.3	FS2037.533	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
586.4	FS2037.534	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
586.5	FS2037.535	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
586.6	FS2037.536	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support
605.1	FS2037.1212	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
605.2	FS2037.1213	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
605.3	FS2037.1214	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
605.4	FS2037.1215	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
605.5	FS2037.1216	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
605.6	FS2037.1217	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Support

625.1	FS2037.537	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Support
625.1	FS2037.1201	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Support
625.2	FS2037.538	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Support	Support
625.2	FS2037.1202	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Support	Support
625.3	FS2037.1203	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Support	Support
625.4	FS2037.1204	14 - Residential > 14.14 - DELETE Rules - Community Housing Redevelopment Mechanism	Support	Support
625.5	FS2037.1205	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	Support
625.6	FS2037.539	20 - All of Plan	Support	Support
625.6	FS2037.1206	20 - All of Plan	Support	Support
625.7	FS2037.540	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
625.7	FS2037.1207	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
625.8	FS2037.1208	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Support
625.9	FS2037.541	20 - All of Plan	Support	Support
625.9	FS2037.1209	20 - All of Plan	Support	Support
625.10	FS2037.1210	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
625.11	FS2037.1211	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support

627.1	FS2037.542	3 - Strategic Directions > 3.3 - Objectives	Support	Support
631.1	FS2037.543	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
646.1	FS2037.1200	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
655.1	FS2037.1199	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
656.1	FS2037.1198	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
658.1	FS2037.1186	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
658.2	FS2037.1187	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
658.3	FS2037.1188	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
658.4	FS2037.1189	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
658.5	FS2037.1190	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support
658.6	FS2037.1191	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
658.7	FS2037.1192	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
658.8	FS2037.1193	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
658.9	FS2037.1194	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
658.10	FS2037.1195	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
658.11	FS2037.1196	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
659.1	FS2037.1197	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support

660.1	FS2037.1185	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
685.1	FS2037.1105	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Support	Support
685.2	FS2037.1106	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Support
685.3	FS2037.1107	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Support
685.4	FS2037.1108	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Support	Support
685.5	FS2037.1109	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
685.6	FS2037.1110	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	Support
685.7	FS2037.1111	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards	Support	Support
685.8	FS2037.1112	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards	Support	Support
685.9	FS2037.1113	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards	Support	Support
685.10	FS2037.1114	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards	Support	Support
685.11	FS2037.1115	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards	Support	Support
685.12	FS2037.1116	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Support	Support
685.13	FS2037.1117	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Support	Support
685.14	FS2037.1118	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Support	Support
685.15	FS2037.1119	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Support	Support
685.16	FS2037.1120	15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone	Support	Support
685.17	FS2037.1121	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone	Support	Support
685.18	FS2037.1122	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone	Support	Support
685.19	FS2037.1123	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Support	Support

685.20	FS2037.1124	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Support	Support
685.21	FS2037.1125	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Support	Support
685.22	FS2037.1126	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Support	Support
685.23	FS2037.1127	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone	Support	Support
685.24	FS2037.1128	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone	Support	Support
685.25	FS2037.1129	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone	Support	Support
685.26	FS2037.1130	6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Support	Support
685.27	FS2037.1131	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Support	Support
685.28	FS2037.1132	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Support
685.29	FS2037.1133	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
685.30	FS2037.1134	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
685.31	FS2037.1135	7 - Transport > 7.4 - Rules - Transport	Support	Support
685.32	FS2037.1136	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support
685.33	FS2037.1137	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
685.34	FS2037.1138	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	Support
685.35	FS2037.1139	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
685.36	FS2037.1140	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
685.37	FS2037.1141	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
685.38	FS2037.1142	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support

685.39	FS2037.1143	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
685.40	FS2037.1144	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
685.41	FS2037.1145	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
685.42	FS2037.1146	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Support	Support
685.43	FS2037.1147	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Support	Support
685.44	FS2037.1148	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Support	Support
685.45	FS2037.1149	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Support	Support
685.46	FS2037.1150	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
685.47	FS2037.1151	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
685.48	FS2037.1152	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
685.49	FS2037.1153	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
685.50	FS2037.1154	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
685.51	FS2037.1155	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Support	Support
685.52	FS2037.1156	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Support	Support
685.53	FS2037.1157	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	Support
685.54	FS2037.1158	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	Support
685.55	FS2037.1159	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support
685.56	FS2037.1160	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
685.57	FS2037.1161	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support

685.58	FS2037.1162	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
685.59	FS2037.1163	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
685.60	FS2037.1164	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
685.61	FS2037.1165	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
685.62	FS2037.1166	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
685.63	FS2037.1167	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Support	Support
685.64	FS2037.1168	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Support	Support
685.65	FS2037.1169	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Support	Support
685.66	FS2037.1170	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Support	Support
685.67	FS2037.1171	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
685.68	FS2037.1172	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
685.69	FS2037.1173	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
685.70	FS2037.1174	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
685.71	FS2037.1175	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
685.72	FS2037.1176	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	Support
685.73	FS2037.1177	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	Support
685.74	FS2037.1178	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	Support
685.75	FS2037.1179	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	Support
685.76	FS2037.1180	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Support	Support

685.77	FS2037.1181	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Support	Support
685.78	FS2037.1182	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage	Support	Support
685.79	FS2037.1183	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
685.80	FS2037.1184	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
689.1	FS2037.1023	2 - Abbreviations and Definitions	Support	Support
689.2	FS2037.1024	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Support	Support
689.3	FS2037.1025	3 - Strategic Directions > 3.3 - Objectives > 3.3.4 - Objective - Housing bottom lines and choice	Support	Support
689.4	FS2037.1026	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Support
689.5	FS2037.1027	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Support
689.6	FS2037.1028	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Support
689.7	FS2037.1029	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	Support
689.8	FS2037.1030	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Support
689.9	FS2037.1031	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors	Support	Support
689.10	FS2037.1032	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors > 6.12.2 - Objective and policies > 6.12.2.1 - Objective — Protection of radiocommunication pathway corridors > 6.12.2.1.1 - Policy - Avoidance of physical obstructions - Cashmere/Victoria Park, Sugarloaf and Mt Pleasant	Support	Support
689.11	FS2037.1033	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	Support
689.12	FS2037.1034	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Support	Support

689.13	FS2037.1035	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	Support
689.14	FS2037.1036	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.3 - Policy - Identity	Support	Support
689.15	FS2037.1037	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Support	Support
689.16	FS2037.1038	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Support	Support
689.17	FS2037.1039	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Support	Support
689.18	FS2037.1040	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
689.19	FS2037.1041	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Support
689.20	FS2037.1042	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Support
689.21	FS2037.1043	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.8 - DELETE 14.2.1.2 Policy - Establishment of new medium density residential areas	Support	Support
689.22	FS2037.1044	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.9 - DELETE 14.2.1.3 Policy - Residential development in the Central City	Support	Support
689.23	FS2037.1045	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.7 - Policy - Monitoring	Support	Support
689.24	FS2037.1046	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	Support
689.25	FS2037.1047	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Support	Support
689.26	FS2037.1048	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Support
689.27	FS2037.1049	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.3 - Policy - MDRS Policy 5	Support	Support
689.28	FS2037.1050	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.4 - Policy - MDRS Policy 3	Support	Support
689.29	FS2037.1051	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.5 - Policy - MDRS Policy 4	Support	Support
689.30	FS2037.1052	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	Support

689.31	FS2037.1053	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Support
689.32	FS2037.1054	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.8 - Policy - Firefighting water capacity	Support	Support
689.33	FS2037.1055	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	Support
689.34	FS2037.1056	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Support
689.35	FS2037.1057	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Support
689.36	FS2037.1058	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Support
689.37	FS2037.1059	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	Support
689.38	FS2037.1060	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.6 - Policy - Character of low density areas	Support	Support
689.39	FS2037.1061	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Support
689.40	FS2037.1062	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	Support
689.41	FS2037.1063	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Support	Support
689.42	FS2037.1064	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Support
689.43	FS2037.1065	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Support
689.44	FS2037.1066	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	Support
689.45	FS2037.1067	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Support	Support

689.46	FS2037.1068	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Support	Support
689.47	FS2037.1069	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Support	Support
689.48	FS2037.1070	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Support	Support
689.49	FS2037.1071	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Support
689.50	FS2037.1072	14 - Residential > 14.2 - Objectives and Policies > 14.2.13 - DELETE 14.2.8 Objective - Central City residential role, built form and amenity	Support	Support
689.51	FS2037.1073	14 - Residential > 14.2 - Objectives and Policies > 14.2.13 - DELETE 14.2.8 Objective - Central City residential role, built form and amenity > 14.2.13.1 - DELETE 14.2.8.1 Policy - Building heights	Support	Support
689.52	FS2037.1074	14 - Residential > 14.2 - Objectives and Policies > 14.2.13 - DELETE 14.2.8 Objective - Central City residential role, built form and amenity > 14.2.13.2 - DELETE 14.2.8.2 Policy - Amenity standards	Support	Support
689.53	FS2037.1075	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Support	Support
689.54	FS2037.1076	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Support	Support
689.55	FS2037.1077	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
689.56	FS2037.1078	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	Support
689.57	FS2037.1079	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	Support
689.58	FS2037.1080	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Support
689.59	FS2037.1081	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Support
689.60	FS2037.1082	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Support

689.61	FS2037.1083	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Support	Support
689.62	FS2037.1084	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Support	Support
689.63	FS2037.1085	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone	Support	Support
689.64	FS2037.1086	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Support	Support
689.65	FS2037.1087	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Support	Support
689.66	FS2037.1088	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone	Support	Support
689.67	FS2037.1089	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Support	Support
689.68	FS2037.1090	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Support	Support
689.69	FS2037.1091	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.3 - Policy - Residential development	Support	Support
689.70	FS2037.1092	15 - Commercial > 15.2 - Objectives and policies > 15.2.10 - Objective - Built form and amenity in the South Frame > 15.2.10.2 - Policy - Residential development	Support	Support
689.71	FS2037.1093	16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment	Support	Support
689.72	FS2037.1094	16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment > 16.2.2.2 - Policy - Brownfield redevelopment	Support	Support
689.73	FS2037.1095	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
689.74	FS2037.1096	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Support	Support
689.75	FS2037.1097	5 - Natural Hazards > 5.6 - Rules - Slope instability	Support	Support
689.76	FS2037.1098	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
689.77	FS2037.1099	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
689.78	FS2037.1100	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
689.79	FS2037.1101	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support

689.80	FS2037.1102	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Support	Support
689.81	FS2037.1103	20 - All of Plan	Support	Support
689.82	FS2037.1104	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.3 - Exemptions	Support	Support
695.1	FS2037.994	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.5 - Policy - Banks Peninsula commercial centres	Support	Support
695.2	FS2037.995	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.4 - Policy - Recognition of Ngai Tahu/ Manawhenua values	Support	Support
695.3	FS2037.996	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Support
695.4	FS2037.997	8 - Subdivision, Development and Earthworks	Support	Support
695.5	FS2037.998	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
695.6	FS2037.999	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Support
695.7	FS2037.1000	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone	Support	Support
695.8	FS2037.1001	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
695.9	FS2037.1002	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Support
695.10	FS2037.1003	19 - Planning Maps > 19.10 - Any other zones	Support	Support
695.11	FS2037.1004	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
695.12	FS2037.1005	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies	Support	Support
695.13	FS2037.1006	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Support	Support
695.14	FS2037.1007	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
695.15	FS2037.1008	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Support	Support
695.16	FS2037.1009	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Support	Support
695.17	FS2037.1010	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.3 - Building height	Support	Support

695.18	FS2037.1011	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage	Support	Support
695.19	FS2037.1012	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.5 - Minimum building setbacks from internal boundaries	Support	Support
695.20	FS2037.1013	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.6 - Minimum building setbacks from road boundaries	Support	Support
695.21	FS2037.1014	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.9 - Outdoor living space per unit	Support	Support
695.22	FS2037.1015	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.13 - M	Support	Support
695.23	FS2037.1016	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Support
695.24	FS2037.1017	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Support	Support
695.25	FS2037.1018	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Support	Support
695.26	FS2037.1019	14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs	Support	Support
695.27	FS2037.1020	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.8 - Policy - Character of residential development in Banks Peninsula	Support	Support
695.28	FS2037.1021	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Support	Support
695.29	FS2037.1022	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Support	Support
699.1	FS2037.544	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Support in part
699.5	FS2037.545	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	Support in part
700.1	FS2037.546	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
700.1	FS2037.987	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support

700.2	FS2037.547	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
700.2	FS2037.988	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
700.3	FS2037.548	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
700.3	FS2037.989	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
700.4	FS2037.549	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
700.4	FS2037.990	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
700.5	FS2037.550	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
700.5	FS2037.991	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
700.6	FS2037.551	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
700.6	FS2037.992	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
700.7	FS2037.552	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
700.7	FS2037.993	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
701.1	FS2037.553	20 - All of Plan	Support	Support
701.1	FS2037.974	20 - All of Plan	Support	Support
701.2	FS2037.554	14 - Residential	Support	Support
701.2	FS2037.975	14 - Residential	Support	Support
701.3	FS2037.555	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Support	Support
701.3	FS2037.976	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Support	Support
701.4	FS2037.556	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
701.4	FS2037.977	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
701.5	FS2037.557	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.5	FS2037.978	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support

701.6	FS2037.558	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.6	FS2037.979	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.7	FS2037.559	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.7	FS2037.980	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.8	FS2037.560	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
701.8	FS2037.981	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
701.9	FS2037.561	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
701.9	FS2037.982	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
701.10	FS2037.562	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
701.10	FS2037.983	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
701.11	FS2037.563	20 - All of Plan	Support	Support
701.11	FS2037.984	20 - All of Plan	Support	Support
701.12	FS2037.564	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
701.12	FS2037.985	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
701.13	FS2037.565	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
701.13	FS2037.986	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
705.2	FS2037.566	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Oppose	Oppose
713.1	FS2037.569	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
713.5	FS2037.567	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
713.7	FS2037.568	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
714.1	FS2037.570	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
714.5	FS2037.571	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
714.7	FS2037.572	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose

715.1	FS2037.575	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
715.5	FS2037.573	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
715.7	FS2037.574	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
717.1	FS2037.576	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
718.1	FS2037.579	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
718.5	FS2037.577	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
718.7	FS2037.578	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
719.1	FS2037.580	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
719.5	FS2037.581	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
719.7	FS2037.582	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
720.1	FS2037.583	14 - Residential	Support	Support
721.1	FS2037.584	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
721.5	FS2037.585	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
721.7	FS2037.586	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
733.1	FS2037.969	14 - Residential	Support	Support
733.2	FS2037.970	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
733.3	FS2037.971	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
733.4	FS2037.972	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support

733.5	FS2037.973	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
737.1	FS2037.1471	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
737.2	FS2037.1472	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
737.3	FS2037.1473	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
737.4	FS2037.1474	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
737.5	FS2037.1475	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
737.6	FS2037.1476	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
737.7	FS2037.1477	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	Oppose
737.8	FS2037.1478	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
737.9	FS2037.1479	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose
737.10	FS2037.1480	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose
737.11	FS2037.1481	19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Oppose
737.12	FS2037.1482	19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Oppose
737.13	FS2037.1483	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.4 - Sunlight and outlook at boundary with a residential zone and road	Oppose	Oppose
737.14	FS2037.1484	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.6 - Landscaped areas	Oppose	Oppose
737.15	FS2037.1485	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.4 - Sunlight and outlook at boundary with a residential zone	Oppose	Oppose
737.16	FS2037.1486	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.5 - Sunlight and outlook at boundary with a residential zone	Oppose	Oppose
737.17	FS2037.1487	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.6 - Landscaped areas	Oppose	Oppose
737.18	FS2037.1488	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.7 - Landscaped areas	Oppose	Oppose
737.19	FS2037.1489	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.1 - Maximum height for buildings	Oppose	Oppose
737.20	FS2037.1490	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.1 - Maximum height for buildings	Oppose	Oppose

737.21	FS2037.1491	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.1 - Maximum height for buildings, fences and screening structures	Oppose	Oppose
737.22	FS2037.1492	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
743.2	FS2037.1469	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
743.3	FS2037.1470	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
744.2	FS2037.587	20 - All of Plan	Support	Support
751.1	FS2037.823	1 - Introduction	Support	Support
751.2	FS2037.824	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Support
751.3	FS2037.825	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Support	Support
751.4	FS2037.826	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Support
751.5	FS2037.827	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Support
751.6	FS2037.828	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Support	Support
751.7	FS2037.829	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	Support
751.8	FS2037.830	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Support	Support
751.9	FS2037.831	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	Support
751.10	FS2037.832	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Support	Support
751.11	FS2037.833	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Support	Support
751.12	FS2037.834	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Support	Support
751.13	FS2037.835	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Support	Support
751.14	FS2037.836	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Support	Support

751.15	FS2037.837	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Support
751.16	FS2037.838	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Support	Support
751.17	FS2037.839	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Support
751.18	FS2037.840	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
751.19	FS2037.841	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Support	Support
751.20	FS2037.842	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors	Support	Support
751.21	FS2037.843	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
751.22	FS2037.844	6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.1 - Activity status tables > 6.8.4.1.4 - Discretionary activities	Support	Support
751.23	FS2037.845	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.6 - Policy - Promote public transport and active transport	Support	Support
751.24	FS2037.846	7 - Transport > 7.4 - Rules - Transport > 7.4.2 - Activity status tables - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.2.1 - Permitted activities	Support	Support
751.25	FS2037.847	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Support	Support
751.26	FS2037.848	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Support	Support
751.27	FS2037.849	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
751.28	FS2037.850	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
751.29	FS2037.851	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Support	Support

751.30	FS2037.852	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
751.31	FS2037.853	8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Support	Support
751.32	FS2037.854	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Support	Support
751.33	FS2037.855	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Support	Support
751.34	FS2037.856	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Support	Support
751.35	FS2037.857	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.12 - Natural and cultural heritage	Support	Support
751.36	FS2037.858	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.15 - Future Urban Zone Outline Development Plans - East Papanui	Support	Support
751.37	FS2037.859	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Support
751.38	FS2037.860	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.3 - Exemptions	Support	Support
751.39	FS2037.861	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
751.40	FS2037.862	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
751.41	FS2037.863	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Support	Support
751.42	FS2037.864	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Support
751.43	FS2037.865	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
751.44	FS2037.866	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Support	Support

751.45	FS2037.867	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Support
751.46	FS2037.868	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Support	Support
751.47	FS2037.869	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
751.48	FS2037.870	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Support	Support
751.49	FS2037.871	10 - Designations and Heritage Orders > 10.3 - A Chorus New Zealand Limited	Support	Support
751.50	FS2037.872	10 - Designations and Heritage Orders > 10.15 - M Minister of Health	Support	Support
751.51	FS2037.873	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.6 - Appendices > 13.14.6.1 - Appendix 13.14.6.1 Development Plan and Stopbank Cross-section	Support	Support
751.52	FS2037.874	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.6 - Appendices > 13.14.6.2 - Appendix 13.14.6.2 Pre-Earthquake Activities List	Support	Support
751.53	FS2037.875	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Support	Support
751.54	FS2037.876	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards	Support	Support
751.55	FS2037.877	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.9 - Road boundary building setback	Support	Support
751.56	FS2037.878	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	Support
751.57	FS2037.879	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.2 - Controlled activities	Support	Support
751.58	FS2037.880	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Support	Support
751.59	FS2037.881	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.3 - Restricted discretionary activities	Support	Support
751.60	FS2037.882	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.1 - Activity status tables > 14.11.1.3 - Restricted discretionary activities	Support	Support

751.61	FS2037.883	14 - Residential > 14.13 - Rules - Enhanced Development Mechanism > 14.13.2 - Activity status tables > 14.13.2.3 - Restricted discretionary activities	Support	Support
751.62	FS2037.884	14 - Residential > 14.12 - Rules - Future Urban Zone	Support	Support
751.63	FS2037.885	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.18 - Roof form – Area 1 – Appendix 8.10.4 North Halswell ODP	Support	Support
751.64	FS2037.886	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Support	Support
751.65	FS2037.887	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
751.66	FS2037.888	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Support	Support
751.67	FS2037.889	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
751.68	FS2037.890	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
751.69	FS2037.891	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
751.70	FS2037.892	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.1 - Permitted activities	Support	Support
751.71	FS2037.893	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Support	Support
751.72	FS2037.894	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Support	Support
751.73	FS2037.895	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Support	Support
751.74	FS2037.896	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Support	Support
751.75	FS2037.897	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
751.76	FS2037.898	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	Support
751.77	FS2037.899	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.3 - Restricted discretionary activities	Support	Support

751.78	FS2037.900	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.1 - Internal sound design level in the Lyttelton Port Influences Overlay	Support	Support
751.79	FS2037.901	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	Support
751.80	FS2037.902	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.2 - Area-specific controlled activities	Support	Support
751.81	FS2037.903	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Support	Support
751.82	FS2037.904	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.5 - Screening of outdoor storage, service areas / spaces and car parking	Support	Support
751.83	FS2037.905	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	Support
751.84	FS2037.906	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Support	Support
751.85	FS2037.907	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame)	Support	Support
751.86	FS2037.908	15 - Commercial > 15.15 - Appendices > 15.15.12 - Appendix - Comprehensive Housing Development Plan - Sydenham	Support	Support
751.87	FS2037.909	15 - Commercial > 15.15 - Appendices > 15.15.13 - Appendix - Comprehensive Housing Precinct Development Plan – Lancaster Park	Support	Support
751.88	FS2037.910	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
751.89	FS2037.911	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.4 - Town Centre Zone (North Halswell) Outline Development Plan area > 15.4.4.2 - Area-specific built form standards — Commercial Core Town Centre Zone (North Halswell) Outline Development Plan area > 15.4.4.2.2 - Intersection upgrades	Support	Support
751.90	FS2037.912	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.7 - Landscaping and trees	Support	Support
751.91	FS2037.913	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Support

751.92	FS2037.914	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.4 - Street scene, landscaping and open space	Support	Support
751.93	FS2037.915	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.3 - Area Specific Rules - Industrial Park Zone (Tait Campus) > 16.6.3.2 - Area-specific built form standards - Industrial Park Zone (Tait Campus) > 16.6.3.2.2 - Landscaped areas	Support	Support
751.94	FS2037.916	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.95	FS2037.917	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
751.96	FS2037.918	19 - Planning Maps	Support	Support
751.97	FS2037.919	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.98	FS2037.920	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.99	FS2037.921	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
751.100	FS2037.922	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.101	FS2037.923	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
751.102	FS2037.924	19 - Planning Maps	Support	Support
751.103	FS2037.925	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
751.104	FS2037.926	19 - Planning Maps	Support	Support
751.105	FS2037.927	19 - Planning Maps	Support	Support
751.106	FS2037.928	19 - Planning Maps	Support	Support
751.107	FS2037.929	19 - Planning Maps	Support	Support
751.108	FS2037.930	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.109	FS2037.931	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
751.110	FS2037.932	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.111	FS2037.933	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
751.112	FS2037.934	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.113	FS2037.935	19 - Planning Maps	Support	Support
751.114	FS2037.936	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
751.115	FS2037.937	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.116	FS2037.938	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.117	FS2037.939	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.118	FS2037.940	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.119	FS2037.941	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.120	FS2037.942	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.121	FS2037.943	19 - Planning Maps	Support	Support
751.122	FS2037.944	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.123	FS2037.945	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.124	FS2037.946	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support

751.125	FS2037.947	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
751.126	FS2037.948	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.127	FS2037.949	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.128	FS2037.950	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.129	FS2037.951	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
751.130	FS2037.952	19 - Planning Maps	Support	Support
751.131	FS2037.953	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.132	FS2037.954	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.133	FS2037.955	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
751.134	FS2037.956	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.135	FS2037.957	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.136	FS2037.958	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
751.137	FS2037.959	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
751.138	FS2037.960	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.139	FS2037.961	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.140	FS2037.962	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
751.141	FS2037.963	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.142	FS2037.964	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
751.143	FS2037.965	19 - Planning Maps	Support	Support
751.144	FS2037.966	19 - Planning Maps	Support	Support
751.145	FS2037.967	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
751.146	FS2037.968	19 - Planning Maps > 19.10 - Any other zones	Support	Support
752.1	FS2037.819	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
752.2	FS2037.820	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
752.3	FS2037.821	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
752.4	FS2037.822	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
754.1	FS2037.815	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
754.2	FS2037.817	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
754.3	FS2037.818	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support

754.4	FS2037.816	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
760.2	FS2037.813	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	Support
760.19	FS2037.814	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Support	Support
762.1	FS2037.766	20 - All of Plan	Support	Support
762.2	FS2037.767	20 - All of Plan	Support	Support
762.3	FS2037.768	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
762.4	FS2037.769	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
762.5	FS2037.770	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
762.6	FS2037.771	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
762.7	FS2037.764	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
762.7	FS2037.772	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
762.8	FS2037.773	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
762.9	FS2037.774	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
762.10	FS2037.775	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
762.11	FS2037.776	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
762.12	FS2037.777	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Support	Support
762.13	FS2037.778	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Support	Support

762.14	FS2037.779	6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Support	Support
762.15	FS2037.780	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Support	Support
762.16	FS2037.781	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Support
762.17	FS2037.782	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
762.18	FS2037.783	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
762.19	FS2037.784	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
762.20	FS2037.785	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.11 - Windows to street	Support	Support
762.21	FS2037.786	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Support	Support
762.22	FS2037.787	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
762.23	FS2037.788	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support
762.24	FS2037.789	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Support	Support
762.25	FS2037.790	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
762.26	FS2037.791	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
762.27	FS2037.792	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Support	Support
762.28	FS2037.793	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
762.29	FS2037.794	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Support
762.30	FS2037.795	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support

762.31	FS2037.796	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Support	Support
762.32	FS2037.797	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Support	Support
762.33	FS2037.798	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.4 - Minimum numbers of floors	Support	Support
762.34	FS2037.799	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Support	Support
762.35	FS2037.800	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.5 - Flexibility in building design for future uses	Support	Support
762.36	FS2037.801	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.3 - Flexibility in building design for future uses	Support	Support
762.37	FS2037.802	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.2 - Flexibility in building design for future uses	Support	Support
762.38	FS2037.803	20 - All of Plan	Support	Support
762.39	FS2037.804	19 - Planning Maps > 19.10 - Any other zones	Support	Support
762.40	FS2037.805	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
762.41	FS2037.806	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Support	Support
762.42	FS2037.807	20 - All of Plan	Support	Support
762.43	FS2037.808	20 - All of Plan	Support	Support
762.44	FS2037.809	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
762.45	FS2037.810	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
762.46	FS2037.811	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
762.47	FS2037.812	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
764.1	FS2037.765	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Support	Support

773.5	FS2037.763	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Support	Support
780.1	FS2037.739	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Support
780.2	FS2037.740	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Support
780.3	FS2037.741	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Support
780.4	FS2037.742	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
780.5	FS2037.743	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
780.6	FS2037.744	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
780.7	FS2037.745	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Support	Support
780.8	FS2037.746	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Support	Support
780.9	FS2037.747	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Support	Support
780.10	FS2037.748	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Support
780.11	FS2037.749	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Support
780.12	FS2037.750	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Support
780.13	FS2037.751	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Support
780.14	FS2037.752	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Support	Support

780.15	FS2037.753	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	Support
780.16	FS2037.754	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
780.17	FS2037.755	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
780.18	FS2037.756	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	Support
780.19	FS2037.757	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.2 - Policy - Comprehensive approach to development of the North Halswell and Belfast/ Northwood Key Activity Centres	Support	Support
780.20	FS2037.758	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Support
780.21	FS2037.759	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Support
780.22	FS2037.760	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Support
780.23	FS2037.761	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	Support
780.24	FS2037.762	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	Support
790.3	FS2037.738	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Support	Support
793.1	FS2037.732	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
793.2	FS2037.733	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Support	Support
793.3	FS2037.734	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
793.4	FS2037.735	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
793.5	FS2037.736	20 - All of Plan	Support	Support
793.6	FS2037.737	20 - All of Plan	Support	Support
794.1	FS2037.724	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
794.2	FS2037.725	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
794.3	FS2037.726	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.1 - Natural hazards objective > 5.2.1.1 - Objective - Natural hazards	Support	Support

794.4	FS2037.727	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
794.5	FS2037.728	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
794.6	FS2037.729	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.2 - Objective and policies > 9.4.2.2 - Policies > 9.4.2.2.3 - Policy - Tree protection	Support	Support
794.7	FS2037.730	19 - Planning Maps	Support	Support
794.8	FS2037.731	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
799.7	FS2037.718	20 - All of Plan	Support	Support
799.8	FS2037.719	20 - All of Plan	Support	Support
799.9	FS2037.720	20 - All of Plan	Support	Support
799.10	FS2037.721	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	Support
799.11	FS2037.722	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	Support
799.12	FS2037.723	20 - All of Plan	Support	Support
805.7	FS2037.1468	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Oppose
818.5	FS2037.717	15 - Commercial > 15.2 - Objectives and policies	Support	Support
820.8	FS2037.716	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Support
823.1	FS2037.1233	1 - Introduction	Oppose	Oppose
823.2	FS2037.1234	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
823.3	FS2037.1235	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
823.4	FS2037.1236	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose
823.5	FS2037.1237	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose
823.6	FS2037.1238	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose
823.7	FS2037.1239	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose
823.8	FS2037.1240	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose
823.9	FS2037.1241	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose
823.10	FS2037.1242	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose
823.11	FS2037.1243	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
823.12	FS2037.1244	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
823.13	FS2037.1245	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
823.14	FS2037.1246	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose

823.15	FS2037.1247	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.6 - F	Oppose	Oppose
823.16	FS2037.1248	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Oppose	Oppose
823.17	FS2037.1249	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Oppose	Oppose
823.18	FS2037.1250	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.19	FS2037.1251	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.20	FS2037.1252	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.21	FS2037.1253	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.22	FS2037.1254	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.23	FS2037.1255	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Oppose	Oppose
823.24	FS2037.1256	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Oppose	Oppose
823.25	FS2037.1257	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Oppose	Oppose
823.26	FS2037.1258	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
823.27	FS2037.1259	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
823.28	FS2037.1260	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
823.29	FS2037.1261	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
823.30	FS2037.1262	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
823.31	FS2037.1263	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Oppose	Oppose
823.32	FS2037.1264	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Oppose
823.33	FS2037.1265	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Oppose
823.34	FS2037.1266	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Oppose	Oppose
823.35	FS2037.1267	3 - Strategic Directions > 3.1 - Introduction	Oppose	Oppose
823.36	FS2037.1268	3 - Strategic Directions > 3.3 - Objectives > 3.3.2 - Objective - Clarity of language and efficiency	Oppose	Oppose
823.37	FS2037.1269	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Oppose
823.38	FS2037.1270	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Oppose	Oppose
823.39	FS2037.1271	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Oppose
823.40	FS2037.1272	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
823.41	FS2037.1273	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
823.42	FS2037.1274	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose

823.43	FS2037.1275	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose
823.44	FS2037.1276	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose
823.45	FS2037.1277	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Oppose	Oppose
823.46	FS2037.1278	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Oppose	Oppose
823.47	FS2037.1279	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Oppose	Oppose
823.48	FS2037.1280	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Oppose	Oppose
823.49	FS2037.1281	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Oppose	Oppose
823.50	FS2037.1282	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose
823.51	FS2037.1283	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose
823.52	FS2037.1284	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial	Oppose	Oppose

		contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities		
823.53	FS2037.1285	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.2 - 6.10A.4.1.2 Controlled activities	Oppose	Oppose
823.54	FS2037.1286	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Oppose	Oppose
823.55	FS2037.1287	7 - Transport	Oppose	Oppose
823.56	FS2037.1288	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Oppose	Oppose
823.57	FS2037.1289	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Oppose	Oppose
823.58	FS2037.1290	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Oppose	Oppose
823.59	FS2037.1291	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Oppose	Oppose
823.60	FS2037.1292	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Oppose	Oppose
823.61	FS2037.1293	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Oppose	Oppose
823.62	FS2037.1294	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Oppose	Oppose
823.63	FS2037.1295	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Oppose	Oppose
823.64	FS2037.1296	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.28 - Vehicle crossing co-location layout	Oppose	Oppose
823.65	FS2037.1297	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	Oppose
823.66	FS2037.1298	7 - Transport > 7.5 - Appendices > 7.5.3 - Appendix 7.5.3 Loading areas	Oppose	Oppose

823.67	FS2037.1299	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Oppose
823.68	FS2037.1300	8 - Subdivision, Development and Earthworks > 8.1 - Introduction	Oppose	Oppose
823.69	FS2037.1301	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Oppose	Oppose
823.70	FS2037.1302	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Oppose	Oppose
823.71	FS2037.1303	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Oppose	Oppose
823.72	FS2037.1304	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.1 - Policy - Identification of infrastructure constraints	Oppose	Oppose
823.73	FS2037.1305	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Oppose	Oppose
823.74	FS2037.1306	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Oppose	Oppose
823.75	FS2037.1307	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Oppose	Oppose
823.76	FS2037.1308	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Oppose	Oppose
823.77	FS2037.1309	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Oppose	Oppose
823.78	FS2037.1310	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Oppose	Oppose
823.79	FS2037.1311	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Oppose	Oppose
823.80	FS2037.1312	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Oppose	Oppose
823.81	FS2037.1313	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Oppose	Oppose
823.82	FS2037.1314	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Oppose	Oppose
823.83	FS2037.1315	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
823.84	FS2037.1316	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose

823.85	FS2037.1317	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Oppose	Oppose
823.86	FS2037.1318	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Oppose	Oppose
823.87	FS2037.1319	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.2 - Objective and Policies > 13.6.2.1 - Objective - Use of education facilities > 13.6.2.1.2 - Policy - Effects on neighbourhoods	Oppose	Oppose
823.88	FS2037.1320	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Oppose	Oppose
823.89	FS2037.1321	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Oppose	Oppose
823.90	FS2037.1322	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.1 - Maximum site coverage	Oppose	Oppose
823.91	FS2037.1323	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.2 - Height in relation to boundary	Oppose	Oppose
823.92	FS2037.1324	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.3 - Minimum building setback from road boundaries	Oppose	Oppose
823.93	FS2037.1325	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.4 - Minimum building setback from internal boundaries and maximum building length	Oppose	Oppose
823.94	FS2037.1326	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.5 - Maximum building height	Oppose	Oppose
823.95	FS2037.1327	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.6 - Landscaping	Oppose	Oppose
823.96	FS2037.1328	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.5 - Rules - Matters of discretion > 13.6.5.1 - Effects on the neighbourhood	Oppose	Oppose
823.97	FS2037.1329	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Oppose	Oppose
823.98	FS2037.1330	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Oppose	Oppose
823.99	FS2037.1331	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Oppose	Oppose

823.100	FS2037.1332	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Oppose	Oppose
823.101	FS2037.1333	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Oppose	Oppose
823.102	FS2037.1334	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Oppose	Oppose
823.103	FS2037.1335	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Oppose	Oppose
823.104	FS2037.1336	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Oppose	Oppose
823.105	FS2037.1337	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	Oppose
823.106	FS2037.1338	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Oppose	Oppose
823.107	FS2037.1339	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Oppose
823.108	FS2037.1340	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Oppose	Oppose
823.109	FS2037.1341	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Oppose	Oppose
823.110	FS2037.1342	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.6 - Policy - Character of low density areas	Oppose	Oppose
823.111	FS2037.1343	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Oppose	Oppose
823.112	FS2037.1344	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Oppose	Oppose
823.113	FS2037.1345	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Oppose	Oppose
823.114	FS2037.1346	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Oppose	Oppose

823.115	FS2037.1347	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Oppose	Oppose
823.116	FS2037.1348	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Oppose	Oppose
823.117	FS2037.1349	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Oppose	Oppose
823.118	FS2037.1350	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Oppose	Oppose
823.119	FS2037.1351	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Oppose	Oppose
823.120	FS2037.1352	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	Oppose
823.121	FS2037.1353	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Oppose
823.122	FS2037.1354	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Oppose	Oppose
823.123	FS2037.1355	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
823.124	FS2037.1356	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	Oppose
823.125	FS2037.1357	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Oppose	Oppose
823.126	FS2037.1358	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Oppose	Oppose
823.127	FS2037.1359	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Oppose	Oppose
823.128	FS2037.1360	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	Oppose
823.129	FS2037.1361	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Oppose	Oppose
823.130	FS2037.1362	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Oppose	Oppose
823.131	FS2037.1363	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Oppose	Oppose

823.132	FS2037.1364	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Oppose	Oppose
823.133	FS2037.1365	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Oppose	Oppose
823.134	FS2037.1366	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.10 - Outdoor living space per unit	Oppose	Oppose
823.135	FS2037.1367	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Oppose	Oppose
823.136	FS2037.1368	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
823.137	FS2037.1369	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
823.138	FS2037.1370	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
823.139	FS2037.1371	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
823.140	FS2037.1372	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
823.141	FS2037.1373	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Oppose	Oppose
823.142	FS2037.1374	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Oppose	Oppose
823.143	FS2037.1375	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose
823.144	FS2037.1376	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose
823.145	FS2037.1377	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Oppose	Oppose
823.146	FS2037.1378	15 - Commercial	Oppose	Oppose
823.147	FS2037.1379	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose
823.148	FS2037.1380	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Oppose	Oppose

823.149	FS2037.1381	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Oppose	Oppose
823.150	FS2037.1382	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Oppose	Oppose
823.151	FS2037.1383	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Oppose	Oppose
823.152	FS2037.1384	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Oppose	Oppose
823.153	FS2037.1385	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Oppose	Oppose
823.154	FS2037.1386	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Oppose	Oppose
823.155	FS2037.1387	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Oppose	Oppose
823.156	FS2037.1388	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Oppose	Oppose
823.157	FS2037.1389	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Oppose	Oppose
823.158	FS2037.1390	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Oppose	Oppose
823.159	FS2037.1391	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Oppose	Oppose
823.160	FS2037.1392	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	Oppose
823.161	FS2037.1393	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Oppose	Oppose
823.162	FS2037.1394	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Oppose
823.163	FS2037.1395	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Oppose	Oppose
823.164	FS2037.1396	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	Oppose

823.165	FS2037.1397	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Oppose	Oppose
823.166	FS2037.1398	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose
823.167	FS2037.1399	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose
823.168	FS2037.1400	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Oppose	Oppose
823.169	FS2037.1401	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Oppose	Oppose
823.170	FS2037.1402	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.9 - Sunlight and outlook at boundary with a residential zone	Oppose	Oppose
823.171	FS2037.1403	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
823.172	FS2037.1404	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Oppose
823.173	FS2037.1405	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Oppose
823.174	FS2037.1406	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Oppose
823.175	FS2037.1407	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Oppose
823.176	FS2037.1408	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Oppose	Oppose
823.177	FS2037.1409	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Oppose	Oppose
823.178	FS2037.1410	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Oppose	Oppose
823.179	FS2037.1411	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose
823.180	FS2037.1412	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose

823.181	FS2037.1413	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose
823.182	FS2037.1414	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose
823.183	FS2037.1415	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Oppose	Oppose
823.184	FS2037.1416	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Oppose	Oppose
823.185	FS2037.1417	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose
823.186	FS2037.1418	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Oppose	Oppose
823.187	FS2037.1419	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Oppose	Oppose
823.188	FS2037.1420	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Oppose	Oppose
823.189	FS2037.1421	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Oppose	Oppose
823.190	FS2037.1422	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Oppose	Oppose
823.191	FS2037.1423	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Oppose	Oppose
823.192	FS2037.1424	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Oppose	Oppose
823.193	FS2037.1425	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Oppose

823.194	FS2037.1426	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Oppose	Oppose
823.195	FS2037.1427	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Oppose	Oppose
823.196	FS2037.1428	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Oppose	Oppose
823.197	FS2037.1429	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Oppose	Oppose
823.198	FS2037.1430	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Oppose	Oppose
823.199	FS2037.1431	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Oppose	Oppose
823.200	FS2037.1432	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Oppose	Oppose
823.201	FS2037.1433	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Oppose	Oppose
823.202	FS2037.1434	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.2 - Buildings at 136 Barbadoes Street	Oppose	Oppose
823.203	FS2037.1435	15 - Commercial > 15.11 - Rules - City Centre Zone	Oppose	Oppose
823.204	FS2037.1436	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Oppose	Oppose
823.205	FS2037.1437	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
823.206	FS2037.1438	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
823.207	FS2037.1439	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
823.208	FS2037.1440	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
823.209	FS2037.1441	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
823.210	FS2037.1442	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Oppose	Oppose
823.211	FS2037.1443	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Oppose	Oppose
823.212	FS2037.1444	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Oppose

823.213	FS2037.1445	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose
823.214	FS2037.1446	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.215	FS2037.1447	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.216	FS2037.1448	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	Oppose
823.217	FS2037.1449	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	Oppose
823.218	FS2037.1450	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	Oppose
823.219	FS2037.1451	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	Oppose
823.220	FS2037.1452	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
823.221	FS2037.1453	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Oppose	Oppose
823.222	FS2037.1454	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Oppose
823.223	FS2037.1455	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
823.224	FS2037.1456	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
823.225	FS2037.1457	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose
823.226	FS2037.1458	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	Oppose
823.227	FS2037.1459	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Oppose	Oppose

823.228	FS2037.1460	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
823.229	FS2037.1461	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
823.230	FS2037.1462	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Oppose	Oppose
823.231	FS2037.1463	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Oppose	Oppose
823.232	FS2037.1464	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Oppose	Oppose
823.233	FS2037.1465	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Oppose
823.234	FS2037.1466	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
823.235	FS2037.1467	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
825.1	FS2037.1225	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
825.2	FS2037.1226	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
825.3	FS2037.1227	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
825.4	FS2037.1228	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
825.5	FS2037.1229	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
825.6	FS2037.1230	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
825.7	FS2037.1231	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
825.8	FS2037.1232	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Oppose	Oppose
829.1	FS2037.712	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards	Support	Support
829.2	FS2037.713	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	Support

829.10	FS2037.714	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support
829.21	FS2037.715	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.10 - Minimum building setback from the railway corridor	Support	Support
832.1	FS2037.711	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
834.6	FS2037.1	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Oppose
834.8	FS2037.2	6 - General Rules and Procedures	Support	Support
834.26	FS2037.3	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Oppose	Oppose
834.27	FS2037.4	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.2 - Controlled activities	Support	Support
834.28	FS2037.5	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Oppose	Oppose
834.37	FS2037.6	6 - General Rules and Procedures	Oppose	Oppose
834.91	FS2037.7	6 - General Rules and Procedures	Oppose	Oppose
834.92	FS2037.8	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
834.93	FS2037.9	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Oppose
834.105	FS2037.10	6 - General Rules and Procedures	Support	Support
834.106	FS2037.11	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone	Support	Support
834.107	FS2037.12	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Support	Support
834.119	FS2037.13	14 - Residential	Oppose	Oppose
834.123	FS2037.14	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Oppose	Oppose
834.124	FS2037.15	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Oppose	
834.125	FS2037.16	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Oppose	Oppose

834.126	FS2037.17	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Oppose	Oppose
834.145	FS2037.18	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Oppose	Oppose
834.146	FS2037.19	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Oppose	Oppose
834.147	FS2037.20	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Oppose	Oppose
834.150	FS2037.21	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Support
834.152	FS2037.22	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	Support
834.165	FS2037.23	14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.4 - Policy - Existing non-residential activities	Support	Support
834.169	FS2037.24	14 - Residential > 14.3 - How to interpret and apply the rules	Seek Amendment	Oppose proposed deletion of Residential Heritage Area, Residential Heritage Area Interface from sub clause (i). Supports insertion of 'Riccarton Bush Interface Area' as sub-clause ii.
834.171	FS2037.25	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Oppose
834.181	FS2037.26	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
834.185	FS2037.27	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	Support
834.203	FS2037.28	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	Support
834.218	FS2037.29	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
834.229	FS2037.30	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose

834.239	FS2037.31	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose
834.244	FS2037.32	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Support
834.247	FS2037.33	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City	Support	Support
834.284	FS2037.34	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose
834.324	FS2037.35	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Support	Support
835.1	FS2037.588	20 - All of Plan	Support	Support
835.1	FS2037.686	20 - All of Plan	Support	Support
835.2	FS2037.589	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
835.2	FS2037.687	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
835.3	FS2037.590	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
835.3	FS2037.688	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
835.4	FS2037.591	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	Support
835.4	FS2037.689	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	Support
835.5	FS2037.592	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
835.5	FS2037.690	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
835.6	FS2037.593	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
835.6	FS2037.691	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
835.7	FS2037.594	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
835.7	FS2037.692	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
835.8	FS2037.595	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
835.8	FS2037.693	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support

835.9	FS2037.596	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	Support
835.9	FS2037.694	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	Support
835.10	FS2037.597	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
835.10	FS2037.695	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
835.11	FS2037.598	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
835.11	FS2037.696	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
835.12	FS2037.599	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
835.12	FS2037.697	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
835.13	FS2037.600	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
835.13	FS2037.698	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
835.14	FS2037.601	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
835.14	FS2037.699	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
835.15	FS2037.602	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
835.15	FS2037.700	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
835.16	FS2037.603	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
835.16	FS2037.701	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
835.17	FS2037.604	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
835.17	FS2037.702	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
835.18	FS2037.605	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
835.18	FS2037.703	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support

835.19	FS2037.606	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Support
835.19	FS2037.704	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Support
835.20	FS2037.607	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
835.20	FS2037.705	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
835.21	FS2037.608	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
835.21	FS2037.706	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
835.22	FS2037.609	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
835.22	FS2037.707	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
835.23	FS2037.610	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Support	Support
835.23	FS2037.708	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Support	Support
835.24	FS2037.611	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
835.24	FS2037.709	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
835.25	FS2037.612	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
835.25	FS2037.710	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
852.5	FS2037.685	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
859.1	FS2037.1218	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
859.2	FS2037.1219	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose

859.3	FS2037.1220	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
859.4	FS2037.1221	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
859.5	FS2037.1222	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
859.6	FS2037.1223	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
859.7	FS2037.1224	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
874.1	FS2037.613	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
874.2	FS2037.614	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
874.3	FS2037.615	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
874.4	FS2037.616	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
874.5	FS2037.617	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
874.6	FS2037.618	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
874.7	FS2037.619	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
874.8	FS2037.620	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
874.9	FS2037.621	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Oppose	Oppose
874.10	FS2037.622	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	Oppose
874.11	FS2037.623	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
874.12	FS2037.624	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
874.13	FS2037.625	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
874.14	FS2037.626	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
874.15	FS2037.627	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Oppose	Oppose
874.16	FS2037.628	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Oppose
874.17	FS2037.629	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose

874.18	FS2037.630	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose
874.19	FS2037.631	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose
874.20	FS2037.632	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Oppose	Oppose
874.21	FS2037.633	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Oppose	Oppose
874.22	FS2037.634	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Oppose	Oppose
874.23	FS2037.635	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Oppose	Oppose
874.24	FS2037.636	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Oppose	Oppose
874.25	FS2037.637	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Oppose	Oppose
874.26	FS2037.638	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose
874.27	FS2037.639	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Oppose	Oppose

874.28	FS2037.640	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Oppose	Oppose
874.29	FS2037.641	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Oppose	Oppose
874.30	FS2037.642	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.3 - Roads	Oppose	Oppose
874.31	FS2037.643	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees	Oppose	Oppose
878.1	FS2037.684	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Support
896.3	FS2037.683	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
900.2	FS2037.682	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
902.4	FS2037.680	5 - Natural Hazards	Support	Support
902.24	FS2037.681	14 - Residential	Support	Support
903.1	FS2037.679	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Support
903.6	FS2037.678	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Support	Support
908.1	FS2037.670	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
908.2	FS2037.671	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
908.3	FS2037.672	20 - All of Plan	Support	Support
908.4	FS2037.673	20 - All of Plan	Support	Support
908.5	FS2037.674	20 - All of Plan	Support	Support
908.6	FS2037.675	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	Support

908.7	FS2037.676	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Support	Support
908.8	FS2037.677	20 - All of Plan	Support	Support
1066.1	FS2037.669	20 - All of Plan	Support	Support
1075.1	FS2037.668	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1076.3	FS2037.667	6 - General Rules and Procedures > 6.11 - Appendices > 6.11.6 - Appendix - Landscaping and Tree Planting - Rules and Guidance	Support	Support
1077.1	FS2037.664	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1077.2	FS2037.665	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
1077.3	FS2037.666	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1079.1	FS2037.662	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
1079.2	FS2037.663	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
1089.1	FS2037.652	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1089.2	FS2037.653	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1089.3	FS2037.654	1 - Introduction	Support	Support
1089.4	FS2037.655	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1089.5	FS2037.656	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Support	Support
1089.6	FS2037.657	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1089.7	FS2037.658	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1089.8	FS2037.659	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1089.9	FS2037.660	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Support
1089.10	FS2037.661	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Support

1090.3	FS2037.648	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Support
1090.4	FS2037.649	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.1 - Appendix - Criteria for the assessment of significance of heritage values	Support	Support
1090.5	FS2037.650	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1090.6	FS2037.651	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
1092.1	FS2037.644	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
1092.2	FS2037.645	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
1092.3	FS2037.646	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
1092.4	FS2037.647	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose

Nick Bristed

Submitter 2038

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
135.2	FS2038.1	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Deletion of any applicable residential heritage area qualifying matters for the St Albans Church Properties Subdivision Area. Retention of any applicable residential character qualifying matters for the St Albans Malvern area.

Megan Power

Submitter 2039

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
155.4	FS2039.1	19 - Planning Maps > 19.1 - MRZ Zoning	Support	

Malcolm Hollis

Submitter 2040

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
49.1	FS2040.4	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
108.2	FS2040.1	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
108.3	FS2040.2	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	
354.4	FS2040.5	3 - Strategic Directions	Support	
354.6	FS2040.6	20 - All of Plan	Support	
356.2	FS2040.3	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	

Southern Cross Healthcare Limited

Submitter 2041

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
200.11	FS2041.1	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	<p>The relief sought by Southern Cross is:</p> <p>(a) The parts of XXX and XXX submissions which seek to reduce the height limits in the Specific Purpose: Hospital zone; and</p> <p>(b) All necessary amendments be made to Plan Change 14 to give effect to each of the submission points set out above.</p>

200.12	FS2041.2	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	The relief sought by Southern Cross is: (a) The parts of XXX and XXX submissions which seek to reduce the height limits in the Specific Purpose: Hospital zone; and (b) All necessary amendments be made to Plan Change 14 to give effect to each of the submission points set out above.
870.1	FS2041.3	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	The relief sought by Southern Cross is: (a) The parts of XXX and XXX submissions which seek to reduce the height limits in the Specific Purpose: Hospital zone; and (b) All necessary amendments be made to Plan Change 14 to give effect to each of the submission points set out above.
870.2	FS2041.4	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	The relief sought by Southern Cross is: (a) The parts of XXX and XXX submissions which seek to reduce the height limits in the Specific Purpose: Hospital zone; and (b) All necessary amendments be made to Plan Change 14 to give effect to each of the submission points set out above.

Wynn Williams

Submitter 2042

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
26.1	FS2042.1	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Disallow submission point.

26.2	FS2042.2	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Disallow submission point.
26.3	FS2042.3	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Disallow submission point.
26.4	FS2042.4	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Disallow submission point.
26.5	FS2042.5	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	Disallow submission point.
26.6	FS2042.6	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Disallow submission point.
26.7	FS2042.7	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Disallow submission point.
26.8	FS2042.8	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Disallow submission point.
26.9	FS2042.9	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Disallow submission point.
61.3	FS2042.10	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Disallow submission point.
61.8	FS2042.11	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Disallow submission point.
61.9	FS2042.12	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Disallow submission point.
61.10	FS2042.13	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Disallow submission point.
61.13	FS2042.14	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Disallow submission point.
61.15	FS2042.15	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Disallow submission point.
61.19	FS2042.16	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	Disallow submission point.
61.21	FS2042.17	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 - 6.10A.5 Matters of discretion > 6.10.4.5.1 - 6.10A.5.1 Tree canopy cover and financial contributions	Oppose	Disallow submission point.
61.22	FS2042.18	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 -	Oppose	Disallow submission point.

		6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations		
61.29	FS2042.19	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Oppose	Disallow submission point.
61.32	FS2042.20	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Oppose	Disallow submission point.
61.33	FS2042.21	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	Disallow submission point.
61.35	FS2042.22	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Oppose	Disallow submission point.
61.38	FS2042.23	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Disallow submission point.
61.39	FS2042.24	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	Disallow submission point.
61.41	FS2042.25	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Disallow submission point.
61.43	FS2042.26	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Disallow submission point.
61.46	FS2042.27	20 - All of Plan	Oppose	Disallow submission point.
61.51	FS2042.28	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Disallow submission point.
61.52	FS2042.29	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Disallow submission point.
242.2	FS2042.30	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Allow submission point re walkable catchments

242.3	FS2042.31	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Allow submission point re walkable catchments
242.4	FS2042.32	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Allow submission point re walkable catchments
242.5	FS2042.33	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Support	Allow submission point re walkable catchments
288.1	FS2042.34	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Disallow submission point
288.2	FS2042.35	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Disallow submission point
288.3	FS2042.36	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Disallow submission point
288.4	FS2042.37	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.3 - Minimum number of loading spaces required	Oppose	Disallow submission point
288.5	FS2042.38	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Oppose	Disallow submission point
288.6	FS2042.39	18 - Open Space > 18.2 - Objectives and Policies > 18.2.1 - Objectives > 18.2.1.1 - Objective - Provision of open spaces and recreation facilities	Support	Disallow submission point
317.1	FS2042.40	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Disallow submission point
338.11	FS2042.41	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Disallow submission point
338.12	FS2042.42	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Disallow submission point
339.11	FS2042.43	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Disallow submission point
339.12	FS2042.44	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Disallow submission point
429.1	FS2042.45	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Not Stated	Neutral
670.1	FS2042.46	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Oppose	Disallow submission point
670.2	FS2042.47	15 - Commercial > 15.11 - Rules - City Centre Zone	Oppose	Disallow submission point

670.3	FS2042.50	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Allow submission point
670.4	FS2042.51	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Allow submission point
670.4	FS2042.52	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Allow submission point
670.5	FS2042.53	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Support	Allow submission point
670.6	FS2042.54	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Allow submission point
670.7	FS2042.55	20 - All of Plan	Support	Allow submission point
685.79	FS2042.48	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Disallow submission point Disallow submission point
685.80	FS2042.49	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Disallow submission point
762.29	FS2042.56	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Oppose	Disallow submission point
762.30	FS2042.57	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Disallow submission point
762.47	FS2042.58	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Disallow submission point
814.100	FS2042.62	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Support	Allow submission point
814.205	FS2042.59	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Allow submission point
814.206	FS2042.60	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Support	Allow submission point
814.207	FS2042.61	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Support	Allow submission point
814.223	FS2042.63	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Support	Allow submission point
814.224	FS2042.64	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Support	Allow submission point

Chapman Tripp

Submitter 2043

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.16	FS2043.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Adopt submission point.
150.17	FS2043.6	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Support	Adopt submission point
150.18	FS2043.7	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Adopt submission point
150.19	FS2043.8	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Adopt submission point
150.20	FS2043.9	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion	Support	Adopt submission point
150.21	FS2043.10	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point
150.22	FS2043.11	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point
150.23	FS2043.12	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point

150.24	FS2043.13	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point.
193.11	FS2043.1	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Reject submission point.
193.12	FS2043.2	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Reject submission point.
193.13	FS2043.3	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	Reject submission point.
835.19	FS2043.4	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Reject submission point.
1089.9	FS2043.14	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Reject submission point.
1089.9	FS2043.15	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Reject Submission point re Our summary of original submission: Undue emphasis is placed by decision makers on Policy 9.3.2.2.8(a)(iii) 'whether the cost to retain the heritage item (particularly as a result of damage) would be unreasonable'.

Chapman Tripp

Submitter 2044

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.16	FS2044.140	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Adopt submission point re 9.3 – Historic Heritage

150.17	FS2044.141	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Support	Adopt submission point re 9.3 – Historic Heritage
150.18	FS2044.142	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Adopt submission point re 9.3 – Historic Heritage
150.19	FS2044.143	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Adopt submission point re 9.3 – Historic Heritage Adopt submission point re 9.3 – Historic Heritage
150.20	FS2044.144	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion	Support	Adopt submission point re 9.3 – Historic Heritage
150.21	FS2044.145	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point re 9.3 – Historic Heritage
150.22	FS2044.146	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point re 9.3 – Historic Heritage
150.23	FS2044.147	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point re 9.3 – Historic Heritage
150.24	FS2044.148	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	Adopt submission point re 9.3 – Historic Heritage
193.11	FS2044.136	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Reject submission point re 9.3.2 –HistoricHeritage
193.12	FS2044.137	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Reject submission point re 9.3.2 –HistoricHeritage
193.13	FS2044.138	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1	Oppose	Reject submission point re 9.3.2 – Historic Heritage

		- Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities		
205.26	FS2044.149	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Reject submission point re Qualifying matters
248.1	FS2044.155	15 - Commercial	Support	Adopt submission point re Brownfield Overlay
751.10	FS2044.14	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Reject submission point re Planning maps – Tsunami Management Area qualifying matter
751.18	FS2044.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Adopt submission point.
751.26	FS2044.2	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	Reject submission point re 7.5.2 – Cycle parking facilities.
751.34	FS2044.3	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Oppose	Oppose submission point re 8.5.3 and 8.8.12 – Subdivision activity standards and activity standards
751.35	FS2044.4	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.12 - Natural and cultural heritage	Oppose	Reject submission point re 8.5.3 and 8.8.12 – Subdivision activity standards and activity standards.
751.47	FS2044.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	Reject submission point re 9.3.4.1.3 RD1 – Historic Heritage Rules
751.54	FS2044.6	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards	Support	Reject submission point re 13.6.4.2.a – Specific Purpose (School) Zone Rules
751.66	FS2044.7	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Support	Reject submission point re 14.4.1.1 - Residential Suburban Zone and Residential Suburban Density Transition Zone Rules
751.70	FS2044.8	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.1 - Permitted activities	Oppose	Reject submission point re 13.6 – Specific Purpose (School) Zone Rules
751.71	FS2044.9	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices >	Oppose	Reject submission point re 13.6 – Specific Purpose (School) Zone Rules

		13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools		
751.83	FS2044.10	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Seek Amendment	Adopt submission point (subject to relief in original submission).
751.84	FS2044.11	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Seek Amendment	Adopt submission point (subject to relief in original submission).
751.108	FS2044.12	19 - Planning Maps > 19.10 - Any other zones	Oppose	Reject submission point re Planning maps – Tsunami Management Area qualifying matter
751.109	FS2044.13	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Reject submission point re Planning maps – Tsunami Management Area qualifying matter
814.1	FS2044.160	1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents > 1.3.4.2 - Long Term Plan, the 3 Year Plan and Annual Plan	Oppose	Adopt entire 814 submission
818.1	FS2044.156	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Reject submission point re 9.3 – Historic Heritage
818.3	FS2044.157	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Reject submission point re 9.3 – Historic Heritage Building Height
818.4	FS2044.158	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.5 - Non-complying activities	Oppose	Reject submission point re 9.3 – Historic Heritage Building Height
818.5	FS2044.159	15 - Commercial > 15.2 - Objectives and policies	Oppose	Reject submission point re 9.3 – Historic Heritage Building Height
834.3	FS2044.15	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Adopt submission point Strategic direction – 3.3.7
834.5	FS2044.16	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Adopt submission point re Strategic direction – 3.3.8
834.6	FS2044.17	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Adopt submission point re Strategic directions – 3.3.10
834.20	FS2044.18	6 - General Rules and Procedures	Seek Amendment	Adopt submission point re Qualifying matters – Tsunami Management Area
834.21	FS2044.19	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.5 - Activities and earthworks in the Flood Ponding Management Area	Seek Amendment	Adopt submission point re Qualifying matters – Tsunami Management Area

834.22	FS2044.20	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Seek Amendment	Adopt submission point re Qualifying matters – Tsunami Management Area
834.23	FS2044.21	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Seek Amendment	Adopt submission point re Qualifying matters – Tsunami Management Area
834.24	FS2044.22	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	Adopt submission point re Qualifying matters – Tsunami Management Area
834.26	FS2044.23	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Support	Adopt submission point re Significantand othertrees – 9.4
834.30	FS2044.24	6 - General Rules and Procedures	Support	Adopt submission point re Qualifyingmatters -Waterways Adopt submission point re Qualifyingmatters -Waterways
834.31	FS2044.25	6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.4 - Rules - Activity status tables - City and Settlement Water Body Setbacks	Support	Adopt submission point re Qualifyingmatters -Waterways
834.32	FS2044.26	6 - General Rules and Procedures	Support	Adopt submission point Qualifyingmatters –Open Space Adopt submission point Qualifyingmatters –Open Space
834.33	FS2044.27	18 - Open Space	Support	Adopt submission point re Qualifyingmatters –Open Space
834.34	FS2044.28	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone	Support	Adopt submission point re Qualifying matters – Open Space
834.35	FS2044.29	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.3 - Area specific rules - Town Centre Zone (Belfast/Northwood) Outline Development Plan area > 15.4.3.2 - Area-specific built form standards - Town Centre Zone (Belfast/ Northwood) Outline Development Plan area > 15.4.3.2.1 - Maximum building height	Support	Adopt submission point re Qualifying matters – Open Space
834.36	FS2044.30	15 - Commercial > 15.15 - Appendices > 15.15.1 - Appendix - Town Centre Zone (Belfast/Northwood) Outline Development Plan	Support	Adopt submission point re Qualifying matters – Open Space
834.37	FS2044.31	6 - General Rules and Procedures	Support	Adopt submission point re Qualifyingmatters – Residentialcharacterareas

834.38	FS2044.32	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.1 - Area-specific permitted activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.39	FS2044.33	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.2 - Area-specific controlled activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.40	FS2044.34	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.41	FS2044.35	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Support	Adopt submission point re Qualifying matters – Residential character areas
834.42	FS2044.36	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Support	Adopt submission point re Qualifying matters – Residential character areas
834.43	FS2044.37	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	Adopt submission point re Qualifying matters – Residential character areas
834.44	FS2044.38	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.45	FS2044.39	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.1 - Area-specific permitted activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.46	FS2044.40	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.2 - Area-specific controlled activities	Support	Adopt submission point re Qualifying matters – Residential character areas

834.47	FS2044.41	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.48	FS2044.42	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.49	FS2044.43	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	Adopt submission point re Qualifying matters – Residential character areas
834.50	FS2044.44	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Support	Adopt submission point re Qualifying matters – Residential character areas
834.51	FS2044.45	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Support	Adopt submission point re Qualifying matters – Residential character areas
834.74	FS2044.46	8 - Subdivision, Development and Earthworks	Support	Adopt submission point re Subdivision, Development and Earthworks – 8.9
834.75	FS2044.47	6 - General Rules and Procedures	Support	Adopt submission point re Qualifying matter – Sunlight access Adopt submission point re Qualifying matter – Sunlight access
834.76	FS2044.48	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Adopt submission point re Qualifying matter – Sunlight access
834.77	FS2044.49	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Adopt submission point re Qualifying matter – Sunlight access
834.78	FS2044.50	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	Adopt submission point re Qualifying matter – Sunlight access
834.79	FS2044.51	14 - Residential > 14.1 - Introduction	Support	Adopt submission point re Qualifying matter – Low public transport accessibility

834.79	FS2044.52	14 - Residential > 14.1 - Introduction	Support	Adopt submission point re Qualifyingmatter –Low publictransportaccessibility
834.80	FS2044.53	14 - Residential > 14.2 - Objectives and Policies	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.81	FS2044.54	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.82	FS2044.55	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.83	FS2044.56	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.84	FS2044.57	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.85	FS2044.58	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.86	FS2044.59	14 - Residential > 14.16 - Appendices	Support	Adopt submission point re Qualifying matter – Low public transport accessibility
834.87	FS2044.60	6 - General Rules and Procedures	Support	Adopt submission point re Qualifyingmatters – Industrialinterface
834.88	FS2044.61	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.15 - North Halswell	Support	Adopt submission point re Qualifying matters – Industrial interface
834.89	FS2044.62	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High Density Residential Zones in North Halswell	Support	Adopt submission point re Qualifying matters – Industrial interface
834.90	FS2044.63	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.17 - Additional matters - Subdivision in the Medium and High Density Residential Zones at North Halswell	Support	Adopt submission point re Qualifying matters – Industrial interface
834.95	FS2044.64	6 - General Rules and Procedures	Support	Adopt submission point re Qualifyingmatter –City SpineTransportCorridor Adopt submission point re Qualifyingmatter –City SpineTransportCorridor
834.96	FS2044.65	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifyingmatter –City SpineTransportCorridor
834.97	FS2044.66	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards >	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor

		14.5.2.17 - Location of outdoor mechanical ventilation		
834.98	FS2044.67	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.99	FS2044.68	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.10 - Minimum boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.100	FS2044.69	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.11 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.101	FS2044.70	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.102	FS2044.71	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.103	FS2044.72	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.104	FS2044.73	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Support	Adopt submission point re Qualifying matter – City Spine Transport Corridor
834.105	FS2044.74	6 - General Rules and Procedures	Oppose	Adopt submission point re Heritage in commercial zones
834.106	FS2044.75	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone	Oppose	Reject submission point re Heritage in commercial zones

834.107	FS2044.76	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Oppose	Reject submission point re Heritage in commercial zones
834.110	FS2044.77	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	Support submission point re Natural hazards
834.111	FS2044.78	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	Adopt submission point re Natural Hazards
834.114	FS2044.79	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	Adopt submission point re Natural hazards
834.115	FS2044.80	6 - General Rules and Procedures	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.116	FS2044.81	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.117	FS2044.82	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.118	FS2044.83	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.119	FS2044.84	14 - Residential	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.120	FS2044.85	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.121	FS2044.86	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.122	FS2044.91	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.1 - Policy - Design and amenity / Tohungatanga	Support	Adopt submission point re Subdivision, Development and Earthworks
834.123	FS2044.87	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.124	FS2044.88	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.125	FS2044.89	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A

834.126	FS2044.90	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Adopt submission point re Tree Canopy Cover and Financial Contributions – 6.10A
834.127	FS2044.92	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	Adopt submission point re Subdivision, Development and Earthworks
834.132	FS2044.93	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Adopt submission point re Subdivision, Development and Earthworks
834.136	FS2044.94	14 - Residential > 14.1 - Introduction	Support	Adopt submission point
834.237	FS2044.95	14 - Residential > 14.14 - DELETE Rules - Community Housing Redevelopment Mechanism	Support	Adopt submission point
834.238	FS2044.96	15 - Commercial	Oppose	Reject submission point
834.239	FS2044.97	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Reject submission point
834.244	FS2044.99	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Adopt submission point re Commercial zones – 15.2
834.245	FS2044.100	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Adopt submission point
834.247	FS2044.101	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City	Support	Adopt submission point
834.248	FS2044.102	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Support	Adopt submission point
834.249	FS2044.103	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Support	Adopt submission point
834.250	FS2044.104	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Support	Adopt submission point

834.251	FS2044.105	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone	Support	Adopt submission point
834.257	FS2044.106	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.3 - 15.4.1.3 Restricted discretionary activities	Support	Adopt submission point
834.258	FS2044.107	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Support	Adopt submission point
834.259	FS2044.108	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.3 - Restricted discretionary activities	Support	Adopt submission point
834.260	FS2044.109	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.1 - Activity status tables - Large Format Retail Zone > 15.8.1.3 - Restricted discretionary activities	Support	Adopt submission point
834.261	FS2044.110	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt submission point
834.290	FS2044.111	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Adopt submission point
834.291	FS2044.112	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Support	Adopt submission point
834.292	FS2044.113	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Adopt submission point
834.293	FS2044.114	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Support	Adopt submission point
834.294	FS2044.115	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Support	Adopt submission point

834.295	FS2044.116	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	Adopt submission point
834.296	FS2044.117	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	Adopt submission point
834.297	FS2044.118	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Support	Adopt submission point
834.298	FS2044.119	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Support	Adopt submission point
834.299	FS2044.120	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	Adopt submission point Adopt submission point
834.300	FS2044.121	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Support	Adopt submission point
834.301	FS2044.122	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Support	Adopt submission point
834.324	FS2044.123	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Support	Adopt submission point
834.325	FS2044.124	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Support	Adopt submission point
834.326	FS2044.125	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Support	Adopt submission point

834.327	FS2044.126	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Support	Adopt submission point
834.328	FS2044.127	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Support	Adopt submission point
834.329	FS2044.128	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Support	Adopt submission point
834.330	FS2044.129	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Support	Adopt submission point
834.331	FS2044.130	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Support	Adopt submission point
834.332	FS2044.98	19 - Planning Maps	Oppose	Reject submission point
834.333	FS2044.131	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Adopt submission point
834.334	FS2044.132	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Support	Adopt submission point
834.335	FS2044.133	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Adopt submission point
834.336	FS2044.134	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Adopt submission point
834.337	FS2044.135	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.1 - Appendix -	Support	Adopt submission point

		Criteria for the assessment of significance of heritage values		
835.19	FS2044.139	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Reject submission point re 9.3 –HistoricHeritage
914.24	FS2044.152	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Reject submission point re Qualifying matters
914.25	FS2044.153	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Reject submission point re Qualifying matters
914.26	FS2044.154	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Reject submission point re Qualifying matters
1089.9	FS2044.150	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Reject submission point re 9.3 –HistoricHeritage
1089.9	FS2044.151	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Reject submission point re 9.3 –HistoricHeritage

Chapman Tripp

Submitter 2045

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.16	FS2045.146	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	
150.17	FS2045.147	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Support	
150.18	FS2045.148	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	
150.19	FS2045.149	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	
150.20	FS2045.150	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion	Support	
150.21	FS2045.151	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
150.22	FS2045.152	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
150.23	FS2045.153	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	

150.24	FS2045.154	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
193.11	FS2045.142	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
193.12	FS2045.143	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
193.13	FS2045.144	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	
205.26	FS2045.155	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	
556.9	FS2045.172	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
556.14	FS2045.173	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	
751.10	FS2045.12	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	
751.18	FS2045.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
751.26	FS2045.2	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	
751.34	FS2045.3	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables > 8.5.1.3 - Restricted discretionary activities	Oppose	
751.35	FS2045.4	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.12 - Natural and cultural heritage	Oppose	
751.47	FS2045.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	
751.54	FS2045.6	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards	Oppose	
751.66	FS2045.7	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Oppose	
751.83	FS2045.8	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	
751.84	FS2045.9	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Support	
751.108	FS2045.10	19 - Planning Maps > 19.10 - Any other zones	Oppose	
751.109	FS2045.11	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
818.1	FS2045.168	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
818.3	FS2045.169	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	
818.4	FS2045.170	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.5 - Non-complying activities	Oppose	

818.5	FS2045.171	15 - Commercial > 15.2 - Objectives and policies	Oppose	
823.1	FS2045.174	1 - Introduction	Support	Adopt
823.2	FS2045.175	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Support	Adopt
823.3	FS2045.176	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Support	Adopt
823.4	FS2045.177	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Adopt
823.5	FS2045.178	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Adopt
823.6	FS2045.179	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Adopt
823.7	FS2045.180	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Adopt
823.8	FS2045.181	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Support	Adopt
823.9	FS2045.182	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Adopt
823.10	FS2045.183	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Adopt
823.11	FS2045.184	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Adopt
823.12	FS2045.185	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Adopt
823.13	FS2045.186	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Adopt
823.14	FS2045.187	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Adopt
823.15	FS2045.188	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.6 - F	Support	Adopt
823.16	FS2045.189	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Support	Adopt
823.17	FS2045.190	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Support	Adopt
823.18	FS2045.191	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.19	FS2045.192	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.20	FS2045.193	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.21	FS2045.194	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.22	FS2045.195	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.23	FS2045.196	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Support	Adopt
823.24	FS2045.197	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Support	Adopt
823.25	FS2045.198	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Support	Adopt
823.26	FS2045.199	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Adopt
823.27	FS2045.200	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Adopt
823.28	FS2045.201	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Adopt
823.29	FS2045.202	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Adopt
823.30	FS2045.203	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Adopt
823.31	FS2045.204	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Support	Adopt
823.32	FS2045.205	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Support	Adopt
823.33	FS2045.206	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Support	Adopt
823.34	FS2045.207	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Support	Adopt
823.35	FS2045.208	3 - Strategic Directions > 3.1 - Introduction	Support	Adopt
823.36	FS2045.209	3 - Strategic Directions > 3.3 - Objectives > 3.3.2 - Objective - Clarity of language and efficiency	Support	Adopt

823.37	FS2045.210	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Adopt
823.38	FS2045.211	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Adopt
823.39	FS2045.212	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Adopt
823.40	FS2045.213	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Adopt
823.41	FS2045.214	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Adopt
823.42	FS2045.215	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Adopt
823.43	FS2045.216	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Adopt
823.44	FS2045.217	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Adopt
823.45	FS2045.218	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Adopt
823.46	FS2045.219	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Adopt
823.47	FS2045.220	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Support	Adopt
823.48	FS2045.221	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Support	Adopt
823.49	FS2045.222	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Support	Adopt
823.50	FS2045.223	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Adopt
823.51	FS2045.224	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Adopt

823.52	FS2045.225	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Adopt
823.53	FS2045.226	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.2 - 6.10A.4.1.2 Controlled activities	Support	Adopt
823.54	FS2045.227	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Adopt
823.55	FS2045.228	7 - Transport	Support	Adopt
823.56	FS2045.229	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	Adopt
823.57	FS2045.230	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Support	Adopt
823.58	FS2045.231	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Support	Adopt
823.59	FS2045.232	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Support	Adopt
823.60	FS2045.233	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Support	Adopt
823.61	FS2045.234	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Support	Adopt
823.62	FS2045.235	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Support	Adopt
823.63	FS2045.236	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Support	Adopt
823.64	FS2045.237	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.28 - Vehicle crossing co-location layout	Support	Adopt
823.65	FS2045.238	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Support	Adopt
823.66	FS2045.239	7 - Transport > 7.5 - Appendices > 7.5.3 - Appendix 7.5.3 Loading areas	Support	Adopt
823.67	FS2045.240	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Support	Adopt
823.68	FS2045.241	8 - Subdivision, Development and Earthworks > 8.1 - Introduction	Support	Adopt
823.69	FS2045.242	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Support	Adopt
823.70	FS2045.243	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Support	Adopt

823.71	FS2045.244	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Support	Adopt
823.72	FS2045.245	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.1 - Policy - Identification of infrastructure constraints	Support	Adopt
823.73	FS2045.246	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Support	Adopt
823.74	FS2045.247	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Support	Adopt
823.75	FS2045.248	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Support	Adopt
823.76	FS2045.249	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Support	Adopt
823.77	FS2045.250	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Support	Adopt
823.78	FS2045.251	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	Adopt
823.79	FS2045.252	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	Adopt
823.80	FS2045.253	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Adopt
823.81	FS2045.254	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	Adopt
823.82	FS2045.255	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Support	Adopt
823.83	FS2045.256	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Adopt
823.84	FS2045.257	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Adopt
823.85	FS2045.258	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Adopt
823.86	FS2045.259	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Support	Adopt
823.87	FS2045.260	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.2 - Objective and Policies > 13.6.2.1 - Objective - Use of education facilities > 13.6.2.1.2 - Policy - Effects on neighbourhoods	Support	Adopt
823.88	FS2045.261	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Support	Adopt

823.89	FS2045.262	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Support	Adopt
823.90	FS2045.263	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.1 - Maximum site coverage	Support	Adopt
823.91	FS2045.264	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.2 - Height in relation to boundary	Support	Adopt
823.92	FS2045.265	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.3 - Minimum building setback from road boundaries	Support	Adopt
823.93	FS2045.266	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.4 - Minimum building setback from internal boundaries and maximum building length	Support	Adopt
823.94	FS2045.267	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.5 - Maximum building height	Support	Adopt
823.95	FS2045.268	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.6 - Landscaping	Support	Adopt
823.96	FS2045.269	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.5 - Rules - Matters of discretion > 13.6.5.1 - Effects on the neighbourhood	Support	Adopt
823.97	FS2045.270	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Support	Adopt
823.98	FS2045.271	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	Adopt
823.99	FS2045.272	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Adopt
823.100	FS2045.273	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Support	Adopt
823.101	FS2045.274	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Support	Adopt
823.102	FS2045.275	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	Adopt
823.103	FS2045.276	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Adopt
823.104	FS2045.277	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	Adopt
823.105	FS2045.278	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Adopt
823.106	FS2045.279	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Adopt

823.107	FS2045.280	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Adopt
823.108	FS2045.281	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Support	Adopt
823.109	FS2045.282	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	Adopt
823.110	FS2045.283	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.6 - Policy - Character of low density areas	Support	Adopt
823.111	FS2045.284	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Adopt
823.112	FS2045.285	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Support	Adopt
823.113	FS2045.286	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Adopt
823.114	FS2045.287	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Adopt
823.115	FS2045.288	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	Adopt
823.116	FS2045.289	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Support	Adopt
823.117	FS2045.290	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Support	Adopt
823.118	FS2045.291	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Support	Adopt
823.119	FS2045.292	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Support	Adopt
823.120	FS2045.293	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Adopt
823.121	FS2045.294	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Adopt
823.122	FS2045.295	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	Adopt
823.123	FS2045.296	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Adopt
823.124	FS2045.297	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Adopt
823.125	FS2045.298	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Support	Adopt
823.126	FS2045.299	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Support	Adopt

823.127	FS2045.300	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Support	Adopt
823.128	FS2045.301	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Support	Adopt
823.129	FS2045.302	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	Adopt
823.130	FS2045.303	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	Adopt
823.131	FS2045.304	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Support	Adopt
823.132	FS2045.305	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Support	Adopt
823.133	FS2045.306	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Support	Adopt
823.134	FS2045.307	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.10 - Outdoor living space per unit	Support	Adopt
823.135	FS2045.308	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Support	Adopt
823.136	FS2045.309	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Adopt
823.137	FS2045.310	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Adopt
823.138	FS2045.311	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Adopt
823.139	FS2045.312	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Adopt
823.140	FS2045.313	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Adopt
823.141	FS2045.314	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Support	Adopt
823.142	FS2045.315	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Support	Adopt
823.143	FS2045.316	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Adopt
823.144	FS2045.317	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	Adopt

823.145	FS2045.318	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Support	Adopt
823.146	FS2045.319	15 - Commercial	Support	Adopt
823.147	FS2045.320	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Adopt
823.148	FS2045.321	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	Adopt
823.149	FS2045.322	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	Adopt
823.150	FS2045.323	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Adopt
823.151	FS2045.324	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Adopt
823.152	FS2045.325	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	Adopt
823.153	FS2045.326	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Support	Adopt
823.154	FS2045.327	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Support	Adopt
823.155	FS2045.328	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Support	Adopt
823.156	FS2045.329	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Support	Adopt
823.157	FS2045.330	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Support	Adopt
823.158	FS2045.331	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Support	Adopt
823.159	FS2045.332	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Support	Adopt
823.160	FS2045.333	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Adopt
823.161	FS2045.334	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Support	Adopt
823.162	FS2045.335	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Support	Adopt
823.163	FS2045.336	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Support	Adopt
823.164	FS2045.337	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	Adopt

823.165	FS2045.338	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Support	Adopt
823.166	FS2045.339	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Support	Adopt
823.167	FS2045.340	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Support	Adopt
823.168	FS2045.341	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Support	Adopt
823.169	FS2045.342	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	Adopt
823.170	FS2045.343	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.9 - Sunlight and outlook at boundary with a residential zone	Support	Adopt
823.171	FS2045.344	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Adopt
823.172	FS2045.345	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Support	Adopt
823.173	FS2045.346	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Support	Adopt
823.174	FS2045.347	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	Adopt
823.175	FS2045.348	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Support	Adopt
823.176	FS2045.349	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Support	Adopt
823.177	FS2045.350	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Support	Adopt
823.178	FS2045.351	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Support	Adopt
823.179	FS2045.352	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	Adopt
823.180	FS2045.353	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	Adopt
823.181	FS2045.354	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	Adopt
823.182	FS2045.355	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	Adopt
823.183	FS2045.356	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Support	Adopt

823.184	FS2045.357	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Support	Adopt
823.185	FS2045.358	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Support	Adopt
823.186	FS2045.359	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Support	Adopt
823.187	FS2045.360	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Support	Adopt
823.188	FS2045.361	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Support	Adopt
823.189	FS2045.362	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Support	Adopt
823.190	FS2045.363	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Support	Adopt
823.191	FS2045.364	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Support	Adopt
823.192	FS2045.365	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Support	Adopt
823.193	FS2045.366	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Support	Adopt
823.194	FS2045.367	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Support	Adopt
823.195	FS2045.368	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Support	Adopt
823.196	FS2045.369	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Support	Adopt
823.197	FS2045.370	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Support	Adopt
823.198	FS2045.371	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Support	Adopt
823.199	FS2045.372	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Support	Adopt

823.200	FS2045.373	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Support	Adopt
823.201	FS2045.374	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Support	Adopt
823.202	FS2045.375	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.2 - Buildings at 136 Barbadoes Street	Support	Adopt
823.203	FS2045.376	15 - Commercial > 15.11 - Rules - City Centre Zone	Support	Adopt
823.204	FS2045.377	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Support	Adopt
823.205	FS2045.378	19 - Planning Maps > 19.10 - Any other zones	Support	Adopt
823.206	FS2045.379	19 - Planning Maps > 19.10 - Any other zones	Support	Adopt
823.207	FS2045.380	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Adopt
823.208	FS2045.381	19 - Planning Maps > 19.10 - Any other zones	Support	Adopt
823.209	FS2045.382	19 - Planning Maps > 19.10 - Any other zones	Support	Adopt
823.210	FS2045.383	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Support	Adopt
823.211	FS2045.384	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Support	Adopt
823.212	FS2045.385	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Support	Adopt
823.213	FS2045.386	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Support	Adopt
823.214	FS2045.387	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.215	FS2045.388	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Adopt
823.216	FS2045.389	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Support	Adopt
823.217	FS2045.390	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Support	Adopt
823.218	FS2045.391	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Support	Adopt
823.219	FS2045.392	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Support	Adopt
823.220	FS2045.393	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	Adopt
823.221	FS2045.394	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Support	Adopt
823.222	FS2045.395	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Adopt

823.223	FS2045.396	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Support	Adopt
823.224	FS2045.397	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Support	Adopt
823.225	FS2045.398	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Support	Adopt
823.226	FS2045.399	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Support	Adopt
823.227	FS2045.400	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Support	Adopt
823.228	FS2045.401	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Adopt
823.229	FS2045.402	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	Adopt
823.230	FS2045.403	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Support	Adopt
823.231	FS2045.404	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Support	Adopt
823.232	FS2045.405	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Support	Adopt
823.233	FS2045.406	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Adopt
823.234	FS2045.407	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Adopt
823.235	FS2045.408	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Adopt
834.3	FS2045.13	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	
834.5	FS2045.14	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	
834.6	FS2045.15	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	
834.20	FS2045.16	6 - General Rules and Procedures	Support	
834.20	FS2045.89	6 - General Rules and Procedures	Support	
834.21	FS2045.17	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.5 - Activities and earthworks in the Flood Ponding Management Area	Support	
834.21	FS2045.90	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.5 - Activities and earthworks in the Flood Ponding Management Area	Support	

834.22	FS2045.18	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Support	
834.22	FS2045.19	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Support	
834.23	FS2045.20	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	
834.24	FS2045.21	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	
834.26	FS2045.22	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Support	
834.30	FS2045.23	6 - General Rules and Procedures	Support	
834.31	FS2045.24	6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.4 - Rules - Activity status tables - City and Settlement Water Body Setbacks	Support	
834.32	FS2045.25	6 - General Rules and Procedures	Support	
834.33	FS2045.26	18 - Open Space	Support	
834.34	FS2045.27	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone	Support	
834.35	FS2045.28	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.3 - Area specific rules - Town Centre Zone (Belfast/Northwood) Outline Development Plan area > 15.4.3.2 - Area-specific built form standards - Town Centre Zone (Belfast/ Northwood) Outline Development Plan area > 15.4.3.2.1 - Maximum building height	Support	
834.36	FS2045.29	15 - Commercial > 15.15 - Appendices > 15.15.1 - Appendix - Town Centre Zone (Belfast/Northwood) Outline Development Plan	Support	
834.37	FS2045.30	6 - General Rules and Procedures	Support	
834.38	FS2045.31	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.1 - Area-specific permitted activities	Support	
834.39	FS2045.32	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.2 - Area-specific controlled activities	Support	
834.40	FS2045.33	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Support	
834.41	FS2045.34	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Support	
834.42	FS2045.35	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Support	

834.43	FS2045.36	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	
834.43	FS2045.37	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.27 - Character Area Overlay	Support	
834.44	FS2045.38	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Support	
834.44	FS2045.39	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Support	
834.45	FS2045.40	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.1 - Area-specific permitted activities	Support	
834.45	FS2045.41	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.1 - Area-specific permitted activities	Support	
834.46	FS2045.42	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.2 - Area-specific controlled activities	Support	
834.47	FS2045.43	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	
834.48	FS2045.44	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	
834.49	FS2045.45	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	
834.50	FS2045.46	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Support	
834.51	FS2045.47	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards	Support	
834.74	FS2045.48	8 - Subdivision, Development and Earthworks	Support	
834.75	FS2045.49	6 - General Rules and Procedures	Support	
834.76	FS2045.50	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	
834.76	FS2045.51	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	
834.77	FS2045.52	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	

834.78	FS2045.53	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	
834.79	FS2045.54	14 - Residential > 14.1 - Introduction	Support	
834.80	FS2045.55	14 - Residential > 14.2 - Objectives and Policies	Support	
834.81	FS2045.56	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
834.82	FS2045.57	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	
834.83	FS2045.58	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	
834.84	FS2045.60	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	
834.85	FS2045.59	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	
834.85	FS2045.61	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	
834.86	FS2045.62	14 - Residential > 14.16 - Appendices	Support	
834.87	FS2045.63	6 - General Rules and Procedures	Support	
834.88	FS2045.64	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.15 - North Halswell	Support	
834.89	FS2045.65	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High Density Residential Zones in North Halswell	Support	
834.89	FS2045.66	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High Density Residential Zones in North Halswell	Support	
834.90	FS2045.67	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.17 - Additional matters - Subdivision in the Medium and High Density Residential Zones at North Halswell	Support	
834.95	FS2045.68	6 - General Rules and Procedures	Support	
834.96	FS2045.69	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.97	FS2045.70	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Support	
834.98	FS2045.71	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.99	FS2045.72	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.10 - Minimum boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.100	FS2045.73	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.11 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.101	FS2045.74	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	

834.102	FS2045.75	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.103	FS2045.76	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.13 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.104	FS2045.77	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Support	
834.105	FS2045.78	6 - General Rules and Procedures	Oppose	
834.106	FS2045.79	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone	Oppose	
834.107	FS2045.80	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Oppose	
834.110	FS2045.81	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	
834.111	FS2045.82	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	
834.114	FS2045.83	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	
834.115	FS2045.84	6 - General Rules and Procedures	Support	
834.116	FS2045.85	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Support	
834.117	FS2045.86	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Support	
834.118	FS2045.87	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	
834.119	FS2045.88	14 - Residential	Support	
834.122	FS2045.95	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.1 - Policy - Design and amenity / Tohungatanga	Support	
834.123	FS2045.91	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	
834.124	FS2045.92	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	
834.126	FS2045.94	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	
834.127	FS2045.96	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	
834.132	FS2045.97	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	
834.136	FS2045.98	14 - Residential > 14.1 - Introduction	Support	

834.137	FS2045.99	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	
834.238	FS2045.100	15 - Commercial	Oppose	
834.239	FS2045.101	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	
834.244	FS2045.103	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	
834.245	FS2045.104	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	
834.247	FS2045.105	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City	Support	
834.248	FS2045.106	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Support	
834.249	FS2045.107	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Support	
834.250	FS2045.108	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Support	
834.251	FS2045.109	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone	Support	
834.257	FS2045.110	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.3 - 15.4.1.3 Restricted discretionary activities	Support	
834.258	FS2045.111	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Support	
834.259	FS2045.112	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone > 15.6.1.3 - Restricted discretionary activities	Support	
834.260	FS2045.113	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.1 - Activity status tables - Large Format Retail Zone > 15.8.1.3 - Restricted discretionary activities	Support	
834.261	FS2045.114	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.10 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.290	FS2045.115	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	
834.291	FS2045.116	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Support	
834.292	FS2045.117	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Support	
834.293	FS2045.118	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Support	

834.294	FS2045.119	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Support	
834.295	FS2045.120	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Support	
834.296	FS2045.121	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	
834.298	FS2045.122	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Support	
834.299	FS2045.123	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	
834.299	FS2045.124	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Support	
834.300	FS2045.125	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Support	
834.301	FS2045.126	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Support	
834.324	FS2045.127	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Support	
834.325	FS2045.128	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Support	
834.325	FS2045.130	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Support	
834.326	FS2045.129	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Support	
834.326	FS2045.131	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Support	
834.327	FS2045.132	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Support	
834.328	FS2045.133	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Support	
834.329	FS2045.134	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Support	
834.330	FS2045.135	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Support	

834.331	FS2045.136	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.3 - City Spine Transport Corridor	Support	
834.332	FS2045.102	19 - Planning Maps	Oppose	
834.333	FS2045.137	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	
834.334	FS2045.138	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Support	
834.335	FS2045.139	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	
834.336	FS2045.140	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	
834.337	FS2045.141	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.1 - Appendix - Criteria for the assessment of significance of heritage values	Support	
835.19	FS2045.145	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	
914.24	FS2045.165	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	
914.25	FS2045.166	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	
914.26	FS2045.167	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
1089.2	FS2045.157	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1089.3	FS2045.158	1 - Introduction	Oppose	
1089.4	FS2045.159	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1089.5	FS2045.160	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Oppose	
1089.6	FS2045.161	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1089.7	FS2045.162	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1089.8	FS2045.163	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	
1089.9	FS2045.156	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	
1089.10	FS2045.164	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	
2045.93		6 - General Rules and Procedures	Support	

Helen Broughton

Submitter 2046

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
253.1	FS2046.1	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Support	
834.83	FS2046.3	14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	
834.235	FS2046.2	14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	

Ivan Thomson

Submitter 2047

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
121.2	FS2047.5	19 - Planning Maps	Oppose	
121.5	FS2047.6	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
121.27	FS2047.7	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
121.28	FS2047.8	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
121.29	FS2047.9	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
287.2	FS2047.10	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
751.99	FS2047.11	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	RemoveLTPPA overmost siteswithin 800mfrom Orbiterbus stops,includingwhere theroute isplanned to bechanged, andchange theunderlyingzoning of thenowunimpactedparcels toMRZ.in areas currentlyzonedResidentialHills, also addtheResidentialHills Precinctwhenchanging toMRZ. [Maps32, 46, 45,30, 24, 25][Refer toATTACHMENT 3 andupdatedplanningmaps].

804.6	FS2047.4	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
805.17	FS2047.2	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
805.37	FS2047.3	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Oppose	
834.82	FS2047.1	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	

ChristchurchNZ

Submitter 2048

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
248.1	FS2048.3	15 - Commercial	Oppose	
444.2	FS2048.13	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.4 - Sunlight and outlook at boundary with a residential zone	Oppose	
751.2	FS2048.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	

751.86	FS2048.19	15 - Commercial > 15.15 - Appendices > 15.15.12 - Appendix - Comprehensive Housing Development Plan - Sydenham	Support	
751.87	FS2048.20	15 - Commercial > 15.15 - Appendices > 15.15.13 - Appendix - Comprehensive Housing Precinct Development Plan – Lancaster Park	Support	
751.114	FS2048.21	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
751.145	FS2048.22	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
762.32	FS2048.14	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Support	
814.184	FS2048.5	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	
814.186	FS2048.7	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Oppose	
823.150	FS2048.6	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	
823.152	FS2048.8	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Oppose	
834.241	FS2048.2	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Oppose	
834.242	FS2048.4	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Oppose	
834.245	FS2048.9	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Oppose	
834.282	FS2048.10	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	
834.282	FS2048.23	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Seek Amendment	Amend as there is not a strong need for further enablement of community activities in this zone.

834.283	FS2048.24	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Seek Amendment	Amend so general height of development to complement and be consistent with the strategic approach to heights in and around centres.
834.284	FS2048.11	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	
834.286	FS2048.15	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Oppose	
834.287	FS2048.17	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Oppose	
834.288	FS2048.12	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Oppose	
834.289	FS2048.16	15 - Commercial > 15.15 - Appendices	Oppose	
834.330	FS2048.18	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.40 - Comprehensive residential development in the Mixed Use Zone	Oppose	
842.65	FS2048.25	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Seek Amendment	Amend to consider the inter-relationship between this rule and the rule in Appendix 7.5.7 (also proposed to be amended by FENZ submission)

Chapman Tripp

Submitter 2049

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
205.26	FS2049.158	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	

751.18	FS2049.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
751.26	FS2049.2	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	
751.66	FS2049.3	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Oppose	
751.108	FS2049.4	19 - Planning Maps > 19.10 - Any other zones	Oppose	
751.109	FS2049.5	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
751.110	FS2049.6	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
834.3	FS2049.7	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	
834.6	FS2049.8	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	
834.20	FS2049.9	6 - General Rules and Procedures	Support	
834.21	FS2049.10	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.5 - Activities and earthworks in the Flood Ponding Management Area	Support	
834.22	FS2049.11	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Support	
834.23	FS2049.12	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	
834.24	FS2049.13	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	
834.26	FS2049.14	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Support	
834.30	FS2049.15	6 - General Rules and Procedures	Support	
834.31	FS2049.16	6 - General Rules and Procedures > 6.6 - Water Body Setbacks > 6.6.4 - Rules - Activity status tables - City and Settlement Water Body Setbacks	Support	
834.32	FS2049.17	6 - General Rules and Procedures	Support	
834.33	FS2049.18	18 - Open Space	Support	
834.34	FS2049.19	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone	Support	
834.35	FS2049.20	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.3 - Area specific rules - Town Centre Zone (Belfast/Northwood) Outline Development Plan area > 15.4.3.2 - Area-specific built form standards - Town Centre Zone (Belfast/ Northwood) Outline Development Plan area > 15.4.3.2.1 - Maximum building height	Support	
834.36	FS2049.21	15 - Commercial > 15.15 - Appendices > 15.15.1 - Appendix - Town Centre Zone (Belfast/Northwood) Outline Development Plan	Support	
834.74	FS2049.22	8 - Subdivision, Development and Earthworks	Support	
834.75	FS2049.23	6 - General Rules and Procedures	Support	

834.76	FS2049.24	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	
834.77	FS2049.25	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
834.78	FS2049.26	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	
834.79	FS2049.27	14 - Residential > 14.1 - Introduction	Support	
834.80	FS2049.28	14 - Residential > 14.2 - Objectives and Policies	Support	
834.81	FS2049.29	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
834.82	FS2049.30	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	
834.83	FS2049.31	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	
834.84	FS2049.32	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	
834.85	FS2049.33	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	
834.86	FS2049.34	14 - Residential > 14.16 - Appendices	Support	
834.110	FS2049.35	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	
834.111	FS2049.36	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Support	
834.114	FS2049.37	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	
834.115	FS2049.38	6 - General Rules and Procedures	Support	
834.116	FS2049.39	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Support	
834.117	FS2049.40	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Support	
834.118	FS2049.41	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	
834.119	FS2049.42	14 - Residential	Support	
834.120	FS2049.43	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.120	FS2049.139	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.121	FS2049.44	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	
834.122	FS2049.45	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.1 - Policy - Design and amenity / Tohungatanga	Support	
834.123	FS2049.46	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	

834.124	FS2049.47	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	
834.125	FS2049.48	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	
834.126	FS2049.49	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	
834.132	FS2049.50	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	
834.136	FS2049.51	14 - Residential > 14.1 - Introduction	Support	
834.137	FS2049.52	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Support	
834.138	FS2049.53	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	
834.139	FS2049.54	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	
834.140	FS2049.55	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Support	
834.141	FS2049.56	14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs	Support	
834.142	FS2049.57	14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs	Support	
834.143	FS2049.58	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	
834.144	FS2049.59	14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs > 14.2.2.2 - Policy - Recovery housing - higher density comprehensive redevelopment	Support	
834.145	FS2049.60	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	
834.146	FS2049.61	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	
834.147	FS2049.62	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	
834.148	FS2049.63	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	
834.149	FS2049.64	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	
834.150	FS2049.65	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	
834.151	FS2049.66	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Support	

834.152	FS2049.67	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Support	
834.153	FS2049.68	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	
834.154	FS2049.70	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	
834.155	FS2049.71	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Support	
834.156	FS2049.72	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	
834.157	FS2049.73	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	
834.158	FS2049.74	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Support	
834.159	FS2049.75	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Support	
834.160	FS2049.76	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Support	
834.161	FS2049.77	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	
834.162	FS2049.78	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	
834.163	FS2049.79	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	
834.164	FS2049.80	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	
834.165	FS2049.81	14 - Residential > 14.2 - Objectives and Policies > 14.2.9 - Objective - Non-residential activities > 14.2.9.4 - Policy - Existing non-residential activities	Support	
834.166	FS2049.82	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Support	
834.167	FS2049.83	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Support	
834.168	FS2049.84	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
834.169	FS2049.85	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
834.170	FS2049.86	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Support	
834.171	FS2049.87	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	
834.172	FS2049.88	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	
834.173	FS2049.89	14 - Residential	Support	
834.174	FS2049.90	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Support	
834.175	FS2049.91	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Support	

834.176	FS2049.92	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.2 - Controlled activities	Support	
834.177	FS2049.93	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	
834.178	FS2049.94	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	
834.179	FS2049.95	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.4 - Discretionary activities	Support	
834.180	FS2049.96	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Support	
834.181	FS2049.97	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	
834.182	FS2049.98	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	
834.183	FS2049.99	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	
834.184	FS2049.101	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	
834.185	FS2049.103	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Support	
834.186	FS2049.105	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.5 - Outdoor living space	Support	
834.187	FS2049.106	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	
834.188	FS2049.107	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	
834.189	FS2049.108	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Support	
834.190	FS2049.109	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Support	
834.191	FS2049.110	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	
834.192	FS2049.111	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.11 - Minimum unit size	Support	
834.193	FS2049.112	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Support	
834.194	FS2049.113	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	

834.195	FS2049.114	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.14 - Water supply for fire fighting	Support	
834.196	FS2049.115	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Support	
834.197	FS2049.116	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Support	
834.198	FS2049.117	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Support	
834.199	FS2049.118	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	
834.200	FS2049.119	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.201	FS2049.120	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	
834.202	FS2049.121	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.203	FS2049.122	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	
834.204	FS2049.123	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Support	
834.205	FS2049.124	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Support	
834.206	FS2049.125	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	
834.207	FS2049.126	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.14 - Residential fencing	Support	
834.208	FS2049.127	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.20 - Service, storage and waste management spaces	Support	
834.209	FS2049.128	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.21 - Outdoor living space	Support	
834.210	FS2049.129	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.23 - Street-facing glazing	Support	
834.211	FS2049.130	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.24 - Residential landscaping	Support	
834.212	FS2049.131	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.213	FS2049.132	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	

834.214	FS2049.133	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.215	FS2049.134	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.4 - Discretionary activities	Support	
834.216	FS2049.135	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Support	
834.217	FS2049.136	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Support	
834.218	FS2049.137	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	
834.219	FS2049.138	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	
834.221	FS2049.140	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Support	
834.222	FS2049.142	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Support	
834.223	FS2049.143	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Support	
834.224	FS2049.144	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	
834.225	FS2049.145	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	
834.226	FS2049.146	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.9 - Ground floor habitable room	Support	
834.227	FS2049.147	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.10 - Outdoor living space	Support	
834.228	FS2049.148	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	
834.229	FS2049.149	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Support	
834.230	FS2049.150	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.13 - Water supply for firefighting	Support	
834.231	FS2049.151	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Support	
834.232	FS2049.152	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Support	
834.233	FS2049.153	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.16 - Minimum unit size	Support	
834.234	FS2049.154	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.17 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Support	

834.235	FS2049.155	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	
834.236	FS2049.156	14 - Residential > 14.12 - Rules - Future Urban Zone	Support	
834.237	FS2049.157	14 - Residential > 14.14 - DELETE Rules - Community Housing Redevelopment Mechanism	Support	
914.24	FS2049.159	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	
914.25	FS2049.160	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	
914.26	FS2049.161	19 - Planning Maps > 19.9 - Any other QMs	Oppose	

Miles Premises Ltd

Submitter 2050

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
121.8	FS2050.25	19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Delete Airport Noise QM. Requirements for indoor design sound levels for sensitive activities are provided as permitted activity standards.
121.9	FS2050.26	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Seek Amendment	Delete Airport Noise QM. Requirements for indoor design sound levels for sensitive activities are provided as permitted activity standards.
121.14	FS2050.27	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone	Seek Amendment	Delete Airport Noise QM. Requirements for indoor design sound levels for sensitive activities are provided as permitted activity standards.
183.2	FS2050.33	19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Delete Airport Noise QM, enable rezoning of land for urban development including sensitive activities within the 50-57dBA Ldn contour to MDRZ
210.2	FS2050.34	19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Delete Airport Noise QM, enable rezoning of land for urban development including sensitive activities within at least the 57dBA contour
676.15	FS2050.13	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Seek Amendment	Delete the Airport Noise QM. Rely on requirements for indoor design sound levels for sensitive activities.

689.78	FS2050.36	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Adopt amendments sought if the LPTA QM is retained with amendments.
689.79	FS2050.35	19 - Planning Maps > 19.5 - QM - Airport Noise	Seek Amendment	Delete Airport Noise QM. Update noise contours to the revised Annual Average contour. Include additional contours as necessary (eg 57dBA contour) to enable implementation of relief sought by Miles Premises Ltd
805.17	FS2050.7	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission Delete LPTA as a QM
805.18	FS2050.8	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept submission Delete LPTA as a QM
805.19	FS2050.9	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Accept submission Delete LPTA as a QM
805.23	FS2050.14	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.24	FS2050.15	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.25	FS2050.16	19 - Planning Maps > 19.10 - Any other zones	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.26	FS2050.17	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.26	FS2050.28	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	Delete Airport Noise QM
805.27	FS2050.18	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.28	FS2050.19	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.28	FS2050.29	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Support	Delete Airport Noise QM
805.29	FS2050.12	6 - General Rules and Procedures > 6.1 - Noise > 6.1.6 - Activity Specific Noise Rules > 6.1.6.2 -	Support	Support submission point. Delete the Airport Noise QM.

		Activity standards > 6.1.6.2.7 - Additional activity standards for aircraft operations and on-aircraft engine testing at Christchurch International Airport > 6.1.6.2.7.2 - Acoustic treatment and advice		
805.30	FS2050.20	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.1 - Activity status tables > 6.1.7.1.3 - Restricted Discretionary Activities	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.31	FS2050.21	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Support	Support submission point. Delete the Airport Noise QM and apply the MR zoning to land within the Airport Noise Influence Area.
805.36	FS2050.22	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Support	Support noise provisions as per PC5E
814.41	FS2050.10	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Accept the submission.
834.1	FS2050.6	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Support	Accept submission Delete LPTA and Airport Noise as QMs.
834.22	FS2050.32	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.6 - Activities in the High Flood Hazard Management Area	Support	Delete Airport Noise QM Delete the LPTA QM
834.57	FS2050.11	6 - General Rules and Procedures	Support	Delete the Airport Noise QM.
834.86	FS2050.30	14 - Residential > 14.16 - Appendices	Support	Delete the LPTA QM and rezone areas as appropriate to give effect to the MDRS
834.163	FS2050.24	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Support	Accept submission
834.246	FS2050.31	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.6 - Policy – Strategic infrastructure	Support	Delete Airport Noise QM
852.1	FS2050.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Reject submission in its entirety.
852.1	FS2050.2	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Reject submission.
852.2	FS2050.3	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose the inclusion of an Airport Noise QM, and the position that constraints on development are required within the 50dBA Ldn contour to protect amenity

				and quality of life for residents, or Christchurch Airport operations.
852.3	FS2050.4	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose the inclusion of an Airport Noise QM, and the position that constraints on development are required within the 50dBA Ldn contour to protect amenity and quality of life for residents, or Christchurch Airport operations.
852.4	FS2050.5	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Reject submission.
859.5	FS2050.37	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Delete Airport Noise QM
859.7	FS2050.23	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Accept submission Delete LPTA and Airport Noise as Qualifying Matters
887.4	FS2050.39	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	If retained the Airport Noise QM should be based on a maximum 30 year assessment period having regard to matters such as future growth projections, predicted flight paths and expected fleet mix; and an assessment of the annual average noise
902.14	FS2050.38	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Reject the submission.

Heritage New Zealand Pouhere Taonga

Submitter 2051

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.21	FS2051.74	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
150.23	FS2051.75	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
150.24	FS2051.76	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
189.1	FS2051.124	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Support
191.2	FS2051.113	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
225.5	FS2051.118	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support

242.21	FS2051.68	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Support
402.5	FS2051.95	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
404.1	FS2051.40	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
428.3	FS2051.41	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
699.4	FS2051.61	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	Support
699.5	FS2051.62	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	Support
700.1	FS2051.42	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
737.9	FS2051.43	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
737.10	FS2051.44	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
751.35	FS2051.37	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.12 - Natural and cultural heritage	Support	Support
751.38	FS2051.38	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.3 - Exemptions	Support	Support
810.6	FS2051.101	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
812.12	FS2051.102	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
814.3	FS2051.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
814.9	FS2051.6	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose
814.11	FS2051.9	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Oppose
814.22	FS2051.12	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
814.25	FS2051.23	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose
814.26	FS2051.27	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Oppose
814.90	FS2051.34	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
814.94	FS2051.51	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Oppose	Oppose
814.95	FS2051.55	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	Oppose
814.96	FS2051.58	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	Oppose
814.97	FS2051.63	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
814.99	FS2051.69	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Oppose
814.100	FS2051.81	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
814.101	FS2051.82	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose

814.102	FS2051.88	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose
814.103	FS2051.91	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	Oppose
814.153	FS2051.103	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
814.201	FS2051.111	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose
818.5	FS2051.110	15 - Commercial > 15.2 - Objectives and policies	Support	Support
823.3	FS2051.2	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
823.9	FS2051.7	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose
823.11	FS2051.10	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
823.83	FS2051.35	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
823.123	FS2051.104	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
823.132	FS2051.108	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Oppose	Oppose
823.135	FS2051.109	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Oppose	Oppose
823.167	FS2051.112	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose
823.212	FS2051.28	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Oppose
823.213	FS2051.24	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose
823.215	FS2051.13	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
823.217	FS2051.52	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	Oppose
823.218	FS2051.56	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	Oppose
823.219	FS2051.59	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	Oppose
823.220	FS2051.64	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
823.222	FS2051.70	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	Oppose

823.223	FS2051.83	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
823.224	FS2051.84	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
823.225	FS2051.89	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose
823.226	FS2051.92	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Oppose	Oppose
825.1	FS2051.3	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
825.3	FS2051.14	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
825.4	FS2051.65	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
825.5	FS2051.85	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
834.169	FS2051.99	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Oppose
834.333	FS2051.114	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
834.334	FS2051.90	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Oppose	Oppose
835.19	FS2051.71	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	Support
835.20	FS2051.120	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
855.7	FS2051.72	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
874.1	FS2051.4	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
874.3	FS2051.15	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
874.10	FS2051.57	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Oppose	Oppose
874.11	FS2051.66	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
874.12	FS2051.77	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
874.13	FS2051.86	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose
874.14	FS2051.96	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
877.7	FS2051.105	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Oppose	Oppose

877.24	FS2051.100	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Oppose
885.3	FS2051.119	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1003.4	FS2051.16	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1003.6	FS2051.79	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	Oppose
1003.12	FS2051.60	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Oppose	Oppose
1003.13	FS2051.67	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	Oppose
1019.2	FS2051.121	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1020.2	FS2051.45	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
1020.3	FS2051.122	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1026.1	FS2051.123	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
1033.1	FS2051.115	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
1036.1	FS2051.80	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	Oppose
1038.1	FS2051.116	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
1043.2	FS2051.97	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
1048.1	FS2051.17	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1048.2	FS2051.18	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1048.3	FS2051.19	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1048.4	FS2051.20	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1048.6	FS2051.21	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1048.7	FS2051.25	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose
1048.8	FS2051.26	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.13 - M	Oppose	Oppose
1048.9	FS2051.29	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Oppose	Oppose
1048.10	FS2051.30	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
1048.11	FS2051.31	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
1048.12	FS2051.32	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
1048.13	FS2051.33	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Oppose	Oppose
1048.15	FS2051.36	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
1048.17	FS2051.8	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Oppose	Oppose
1048.18	FS2051.11	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Oppose	Oppose
1048.19	FS2051.5	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
1048.21	FS2051.22	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	Oppose
1048.22	FS2051.46	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose

1048.23	FS2051.53	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	Oppose
1048.24	FS2051.73	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables	Oppose	Oppose
1048.26	FS2051.106	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Oppose	Oppose
1048.27	FS2051.107	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Oppose	Oppose
1048.29	FS2051.117	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
1048.30	FS2051.93	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
1048.34	FS2051.94	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
1069.2	FS2051.54	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2 - Policy - Identification, assessment and scheduling of heritage areas	Oppose	Oppose
1070.2	FS2051.47	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose
1071.1	FS2051.39	9 - Natural and Cultural Heritage	Oppose	Oppose
1072.3	FS2051.48	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose
1073.2	FS2051.49	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose
1085.3	FS2051.50	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Oppose	Oppose
1092.2	FS2051.98	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
1092.3	FS2051.78	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose
1092.4	FS2051.87	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Oppose	Oppose

Christchurch International Airport Limited

Submitter 2052

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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32.1	FS2052.122	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
32.2	FS2052.123	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
50.1	FS2052.314	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
50.2	FS2052.94	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
50.2	FS2052.315	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
50.3	FS2052.316	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
50.4	FS2052.317	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
55.1	FS2052.164	10 - Designations and Heritage Orders	Oppose	Oppose
55.2	FS2052.165	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
55.3	FS2052.166	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
55.4	FS2052.167	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose
55.5	FS2052.168	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
55.6	FS2052.169	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
55.7	FS2052.170	15 - Commercial	Oppose	Oppose
55.8	FS2052.171	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
55.9	FS2052.172	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
55.10	FS2052.173	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
55.11	FS2052.174	14 - Residential	Oppose	Oppose
55.12	FS2052.175	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
55.13	FS2052.176	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose

55.13	FS2052.243	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
55.14	FS2052.177	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
55.15	FS2052.178	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
55.16	FS2052.179	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
55.17	FS2052.180	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose
55.18	FS2052.181	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
60.1	FS2052.285	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
69.1	FS2052.132	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
69.1	FS2052.182	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
69.2	FS2052.77	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
69.2	FS2052.133	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
69.2	FS2052.183	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
69.3	FS2052.134	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
69.3	FS2052.184	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
69.6	FS2052.135	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
69.6	FS2052.185	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
110.1	FS2052.136	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
110.1	FS2052.186	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
110.2	FS2052.58	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
110.2	FS2052.137	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
110.2	FS2052.187	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
110.3	FS2052.59	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
110.3	FS2052.138	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
110.3	FS2052.188	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
110.4	FS2052.189	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
110.5	FS2052.190	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
121.1	FS2052.68	15 - Commercial	Oppose	Oppose

121.1	FS2052.191	15 - Commercial	Oppose	Oppose
121.2	FS2052.69	19 - Planning Maps	Oppose	Oppose
121.2	FS2052.192	19 - Planning Maps	Oppose	Oppose
121.3	FS2052.193	13 - Specific Purpose Zones	Oppose	Oppose
121.4	FS2052.194	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
121.5	FS2052.195	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
121.6	FS2052.196	19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Oppose
121.7	FS2052.197	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Oppose	Oppose
121.8	FS2052.70	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
121.8	FS2052.198	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
121.9	FS2052.71	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Oppose	Oppose
121.9	FS2052.199	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Oppose	Oppose
121.10	FS2052.72	14 - Residential > 14.13 - Rules - Enhanced Development Mechanism	Oppose	Oppose
121.10	FS2052.200	14 - Residential > 14.13 - Rules - Enhanced Development Mechanism	Oppose	Oppose
121.11	FS2052.73	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Oppose	Oppose
121.11	FS2052.201	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Oppose	Oppose
121.12	FS2052.74	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone	Oppose	Oppose
121.12	FS2052.202	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone	Oppose	Oppose

121.13	FS2052.75	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone	Oppose	Oppose
121.13	FS2052.203	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.1 - Activity status tables - Neighbourhood Centre Zone	Oppose	Oppose
121.14	FS2052.76	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone	Oppose	Oppose
121.14	FS2052.204	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone	Oppose	Oppose
121.15	FS2052.205	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
121.16	FS2052.206	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
121.17	FS2052.207	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
121.18	FS2052.208	14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	Oppose
121.19	FS2052.209	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
121.20	FS2052.210	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
121.21	FS2052.211	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Oppose	Oppose
121.22	FS2052.212	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
121.23	FS2052.213	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	Oppose
121.24	FS2052.214	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.25	FS2052.215	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.26	FS2052.216	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Oppose
121.27	FS2052.217	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.28	FS2052.218	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.29	FS2052.219	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
121.30	FS2052.220	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.31	FS2052.221	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose

121.32	FS2052.222	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.33	FS2052.223	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.34	FS2052.224	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.35	FS2052.225	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.36	FS2052.226	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.36	FS2052.253	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.37	FS2052.227	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
121.37	FS2052.254	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
121.38	FS2052.228	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.39	FS2052.229	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
121.40	FS2052.230	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.41	FS2052.231	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.42	FS2052.232	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.43	FS2052.233	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
121.44	FS2052.234	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.45	FS2052.235	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
121.46	FS2052.236	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
121.47	FS2052.237	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
147.5	FS2052.67	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Oppose
183.1	FS2052.80	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
183.2	FS2052.81	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
183.3	FS2052.82	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Oppose
183.4	FS2052.83	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
183.5	FS2052.84	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
187.6	FS2052.238	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
187.7	FS2052.239	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
188.1	FS2052.286	20 - All of Plan	Support	Support
188.2	FS2052.287	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
188.3	FS2052.288	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support

188.4	FS2052.289	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
188.5	FS2052.290	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
188.6	FS2052.291	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
188.7	FS2052.292	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
188.8	FS2052.279	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
188.8	FS2052.293	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
188.9	FS2052.280	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.9	FS2052.294	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.10	FS2052.295	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
188.11	FS2052.296	15 - Commercial	Support	Support
188.12	FS2052.97	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
188.12	FS2052.297	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
188.13	FS2052.298	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
188.14	FS2052.299	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
188.15	FS2052.300	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.16	FS2052.301	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
188.17	FS2052.302	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
188.18	FS2052.303	19 - Planning Maps > 19.10 - Any other zones	Support	Support
188.19	FS2052.304	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
188.20	FS2052.305	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
188.21	FS2052.306	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
188.22	FS2052.307	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
188.23	FS2052.308	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
188.24	FS2052.309	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
188.25	FS2052.310	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support

188.26	FS2052.311	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
189.6	FS2052.244	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
189.7	FS2052.245	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
189.8	FS2052.246	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Oppose
190.1	FS2052.139	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
191.17	FS2052.247	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
199.3	FS2052.248	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
205.26	FS2052.45	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
210.1	FS2052.114	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
210.2	FS2052.115	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
210.3	FS2052.116	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
212.7	FS2052.46	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Support
212.9	FS2052.47	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Support
212.12	FS2052.48	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	Support
212.13	FS2052.49	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	Support
222.2	FS2052.277	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
222.3	FS2052.278	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
226.1	FS2052.140	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
226.2	FS2052.141	20 - All of Plan	Oppose	Oppose
226.3	FS2052.142	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
226.4	FS2052.143	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
248.1	FS2052.50	15 - Commercial	Oppose	Oppose
260.1	FS2052.145	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose

260.2	FS2052.146	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.4 - Policy - Accommodating growth	Oppose	Oppose
260.3	FS2052.147	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose
260.4	FS2052.148	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.1 - 15.4.1.1 Permitted activities	Oppose	Oppose
260.5	FS2052.149	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
260.6	FS2052.150	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
260.7	FS2052.151	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
260.8	FS2052.152	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
272.11	FS2052.281	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
272.12	FS2052.282	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
307.3	FS2052.78	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
307.5	FS2052.79	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
351.1	FS2052.240	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
351.2	FS2052.241	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
351.4	FS2052.124	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
351.5	FS2052.85	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
430.1	FS2052.60	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
430.2	FS2052.61	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
439.1	FS2052.125	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
439.2	FS2052.126	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
439.3	FS2052.127	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
443.13	FS2052.86	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose

445.7	FS2052.52	19 - Planning Maps	Support	Support
479.2	FS2052.95	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
543.1	FS2052.131	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
580.8	FS2052.318	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
580.9	FS2052.319	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
636.1	FS2052.268	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
636.1	FS2052.312	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
636.2	FS2052.269	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
636.2	FS2052.313	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
636.3	FS2052.270	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	Support
676.11	FS2052.62	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
676.12	FS2052.63	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
676.13	FS2052.64	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
676.14	FS2052.65	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
676.15	FS2052.66	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Oppose	Oppose
678.6	FS2052.144	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
689.79	FS2052.32	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept the submission.
691.1	FS2052.252	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
701.1	FS2052.255	20 - All of Plan	Support	Support
701.2	FS2052.256	14 - Residential	Support	Support
701.3	FS2052.257	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Support	Support

701.4	FS2052.258	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
701.5	FS2052.259	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.6	FS2052.260	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.7	FS2052.261	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
701.8	FS2052.262	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Support
701.9	FS2052.263	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Support	Support
701.10	FS2052.264	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
701.11	FS2052.265	20 - All of Plan	Support	Support
701.12	FS2052.266	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
701.13	FS2052.267	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
725.1	FS2052.153	15 - Commercial > 15.5 - Rules – Local Centre Zone	Oppose	Oppose
725.2	FS2052.154	15 - Commercial > 15.10 - Rules - Mixed Use Zone	Oppose	Oppose
725.3	FS2052.155	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
725.4	FS2052.156	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
725.5	FS2052.157	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
729.1	FS2052.117	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
729.2	FS2052.118	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
729.3	FS2052.119	14 - Residential > 14.12 - Rules - Future Urban Zone	Oppose	Oppose
737.3	FS2052.54	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
737.4	FS2052.55	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
743.2	FS2052.120	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
743.3	FS2052.121	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
751.23	FS2052.26	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch	Support	Accept the submission.

		District > 7.2.1.6 - Policy - Promote public transport and active transport		
751.27	FS2052.27	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Reject the submission to the extent that it does not align with the CIAL original submission on the same topic.
751.28	FS2052.28	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Reject the submission to the extent that it does not align with the CIAL original submission on the same topic.
751.67	FS2052.29	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Accept the submission.
751.68	FS2052.30	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Accept the submission.
751.69	FS2052.31	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Accept the submission.
760.24	FS2052.158	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
805.23	FS2052.39	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Reject the submission.
805.24	FS2052.40	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Reject the submission.
805.25	FS2052.41	19 - Planning Maps > 19.10 - Any other zones	Support	Reject the submission.
805.26	FS2052.36	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Reject the submission.
805.27	FS2052.37	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Reject the submission.
805.28	FS2052.38	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	Reject the submission.
805.29	FS2052.33	6 - General Rules and Procedures > 6.1 - Noise > 6.1.6 - Activity Specific Noise Rules > 6.1.6.2 - Activity standards > 6.1.6.2.7 - Additional activity standards for aircraft operations and on-aircraft engine testing at Christchurch International Airport > 6.1.6.2.7.2 - Acoustic treatment and advice	Oppose	Reject the submission.
805.30	FS2052.34	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.1 - Activity status tables > 6.1.7.1.3 - Restricted Discretionary Activities	Oppose	Reject the submission.

805.31	FS2052.35	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Oppose	Reject the submission.
805.32	FS2052.42	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Accept the submission.
810.1	FS2052.128	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
810.2	FS2052.129	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
810.3	FS2052.51	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
821.1	FS2052.159	16 - Industrial > 16.4 - Rules - Industrial General Zone	Oppose	Oppose
821.2	FS2052.160	20 - All of Plan	Oppose	Oppose
821.3	FS2052.161	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
821.4	FS2052.162	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
821.5	FS2052.163	20 - All of Plan	Oppose	Oppose
833.1	FS2052.88	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
833.2	FS2052.89	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
834.1	FS2052.7	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Oppose	Reject the submission.
834.1	FS2052.8	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Oppose	Reject the submission.
834.1	FS2052.9	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Oppose	Reject the submission Reject the submission
834.1	FS2052.10	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Oppose	Reject the submission Reject the submission
834.7	FS2052.11	3 - Strategic Directions > 3.3 - Objectives > 3.3.13 - Objective - Infrastructure	Oppose	Reject the submission
834.17	FS2052.12	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.3 - Restricted discretionary activities	Oppose	The submitter seeks that the Airport Noise Influence Area qualifying matter be deleted, allowing all existing residential zoned land within the Airport Noise Influence Area be zoned MDZ.
834.49	FS2052.13	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.1 - Area-specific activities > 14.8.3.1.3 - Area-specific restricted discretionary activities	Support	Accept the submission.

834.54	FS2052.14	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.5 - Non-complying activities	Oppose	Reject the submission.
834.55	FS2052.15	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.5 - Non-complying activities	Oppose	Reject the submission.
834.72	FS2052.16	6 - General Rules and Procedures > 6.12 - Radiocommunication Pathway Protection Corridors	Oppose	Reject the submission.
834.76	FS2052.17	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Reject the submission.
834.82	FS2052.18	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Reject the submission.
834.90	FS2052.19	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.17 - Additional matters - Subdivision in the Medium and High Density Residential Zones at North Halswell	Oppose	Reject the submission
834.116	FS2052.20	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Oppose	Reject the submission.
834.127	FS2052.21	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Oppose	Reject the submission.
834.134	FS2052.22	12 - Papakainga/Kainga Nohoanga Zone > 12.5 - Rules - Matters of discretion - Maori Land > 12.5.1 - Internal boundary setback	Oppose	Reject the submission
834.144	FS2052.23	14 - Residential > 14.2 - Objectives and Policies > 14.2.2 - Objective - Short term residential recovery needs > 14.2.2.2 - Policy - Recovery housing - higher density comprehensive redevelopment	Support	Reject the submission.
834.169	FS2052.24	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	Reject the submission.
834.238	FS2052.25	15 - Commercial	Oppose	Reject the submission.
851.7	FS2052.98	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
852.12	FS2052.43	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Seek Amendment	Accept the submission with modifications to achieve the original intent.
852.15	FS2052.44	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Seek Amendment	Accept the submission with modifications to achieve the original intent.

859.5	FS2052.92	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
859.7	FS2052.93	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
859.8	FS2052.249	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
859.9	FS2052.250	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Oppose
859.10	FS2052.251	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
860.3	FS2052.113	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
873.1	FS2052.56	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
873.2	FS2052.57	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
876.11	FS2052.96	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Support	Support
878.1	FS2052.2	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Accept the submission.
878.2	FS2052.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.17 - Q	Support	Accept the submission.
878.11	FS2052.3	14 - Residential > 14.1 - Introduction	Support	Accept the submission
878.13	FS2052.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Support	Accept the submission.
878.16	FS2052.5	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	Accept the submission.
878.17	FS2052.6	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Accept the submission.
883.1	FS2052.87	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
883.1	FS2052.106	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
883.4	FS2052.107	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
883.5	FS2052.108	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
884.1	FS2052.90	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
884.1	FS2052.109	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose

884.2	FS2052.110	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
884.3	FS2052.111	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
884.6	FS2052.91	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
884.6	FS2052.112	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
886.1	FS2052.271	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
886.2	FS2052.272	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
886.3	FS2052.273	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
886.4	FS2052.99	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
886.4	FS2052.274	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
886.5	FS2052.275	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.4 - Minimum building setback from the internal boundary with a residential zone	Support	Support
886.6	FS2052.276	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Support	Support
887.1	FS2052.101	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
887.2	FS2052.102	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
887.3	FS2052.103	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
887.4	FS2052.104	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
887.7	FS2052.105	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
902.14	FS2052.100	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
902.27	FS2052.283	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
902.28	FS2052.284	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
905.1	FS2052.242	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
905.4	FS2052.130	14 - Residential	Oppose	Oppose
914.12	FS2052.53	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Oppose	Oppose

Chapman Tripp

Submitter 2053

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
150.16	FS2053.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Support	
150.17	FS2053.6	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Support	
150.18	FS2053.7	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	
150.19	FS2053.8	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	
150.20	FS2053.9	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion	Support	
150.21	FS2053.10	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
150.22	FS2053.11	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
150.23	FS2053.12	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
150.24	FS2053.13	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Support	
193.11	FS2053.1	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Oppose	
193.12	FS2053.2	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	
193.13	FS2053.3	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	
205.26	FS2053.14	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	
835.19	FS2053.4	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	

1089.9	FS2053.15	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Oppose	
1089.10	FS2053.16	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Seek Amendment	

Lyttelton Port Company Limited

Submitter 2054

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
369.2	FS2054.20	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Oppose in part
369.3	FS2054.21	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Support	Oppose in part
663.1	FS2054.22	14 - Residential > 14.2 - Objectives and Policies > 14.2.10 - Objective - Redevelopment of brownfield sites > 14.2.10.1 - Policy - Redevelopment of brownfield sites	Oppose	Oppose in part
695.1	FS2054.19	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.5 - Policy - Banks Peninsula commercial centres	Oppose	Oppose in part
695.28	FS2054.18	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Support	Oppose in part
751.1	FS2054.2	1 - Introduction	Oppose	Oppose in part
751.3	FS2054.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Oppose	Oppose in part
834.87	FS2054.10	6 - General Rules and Procedures	Oppose	Oppose in part
834.88	FS2054.11	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.15 - North Halswell	Oppose	Oppose in part
834.89	FS2054.12	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.13 - Additional matters - Medium and High Density Residential Zones in North Halswell	Oppose	Oppose in part

834.90	FS2054.13	8 - Subdivision, Development and Earthworks > 8.8 - Rules as to matters of discretion - subdivision > 8.8.17 - Additional matters - Subdivision in the Medium and High Density Residential Zones at North Halswell	Oppose	Oppose in part
834.166	FS2054.14	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Oppose	Oppose in part
834.167	FS2054.15	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities > 14.2.12.1 - Policy - Managing effects on industrial activities	Oppose	Oppose in part
834.179	FS2054.16	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.4 - Discretionary activities	Oppose	Oppose in part
834.235	FS2054.17	14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	Oppose in part
878.1	FS2054.3	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Support
878.2	FS2054.4	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.17 - Q	Support	Support
878.3	FS2054.5	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	Support
878.11	FS2054.6	14 - Residential > 14.1 - Introduction	Support	Support
878.12	FS2054.7	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2	Support	Support
878.13	FS2054.8	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Support	Support
878.17	FS2054.9	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Support

KiwiRail

Submitter 2055

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
30.1	FS2055.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Seek Amendment	Amend 6.1.7.2.1 as alternative method to achieving compliance may be appropriate provided it is clear and robust. KiwiRail seeks involvement in the preparation of any such method.

89.1	FS2055.2	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Oppose	
212.7	FS2055.3	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	
212.9	FS2055.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	
212.14	FS2055.5	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Support	
212.16	FS2055.6	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	
762.13	FS2055.7	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Seek Amendment	Amend Rule 6.1.7.2.1 to include the vibration standard sought in KiwiRail's submission.
805.36	FS2055.8	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Support	
834.18	FS2055.9	6 - General Rules and Procedures	Oppose	
834.62	FS2055.10	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure	Oppose	
834.63	FS2055.11	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	
834.64	FS2055.12	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.7 - Minimum building setbacks from internal boundaries	Oppose	
834.65	FS2055.13	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	
834.66	FS2055.14	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	

834.67	FS2055.15	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Oppose	
834.68	FS2055.16	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.4 - Minimum building setback from side and rear internal boundaries and railway lines	Oppose	
834.148	FS2055.17	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Oppose	
834.169	FS2055.18	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
852.8	FS2055.19	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure	Support	
852.9	FS2055.20	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure > 14.2.4.1 - Policy - Avoidance of adverse effects on strategic infrastructure	Support	
853.3	FS2055.21	6 - General Rules and Procedures	Support	
853.6	FS2055.22	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	
853.7	FS2055.23	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
878.1	FS2055.24	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	
878.13	FS2055.25	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Support	
878.16	FS2055.26	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	

Orion New Zealand Limited

Submitter 2056

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
205.24	FS2056.21	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Orion supports recognition that Council may need to assess and implement additional Qualifying Matters in the future. It is important that PC14 does not create a rigid framework.
212.7	FS2056.23	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Support	Orion supports explicit recognition of reverse sensitivity effects.
212.9	FS2056.24	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Orion supports explicit recognition of reverse sensitivity effects.
212.12	FS2056.25	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Support	Orion supports explicit recognition of reverse sensitivity effects.
212.13	FS2056.26	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	Orion supports explicit recognition of reverse sensitivity effects.
212.14	FS2056.27	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Support	Orion supports explicit recognition of reverse sensitivity effects.
212.15	FS2056.28	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Support	Orion supports explicit recognition of reverse sensitivity effects.
593.3	FS2056.31	14 - Residential > 14.12 - Rules - Future Urban Zone	Support	Orion supports the request to rezone the site to residential provided any potential stormwater issues can be addressed.
689.73	FS2056.22	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Orion supports the submission.
810.9	FS2056.30	15 - Commercial > 15.4 - Rules - Town Centre Zone	Support	For the reasons set out in Orion's original submission, a Qualifying Matter is required to protect its significant electricity distribution infrastructure in Christchurch. Orion do not oppose the submission, provided this qualifying matter is not removed.
834.26	FS2056.18	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Oppose	Orion opposes this submission. It is important that network utility operators are able to conduct certain works

				as a permitted activity in order to maintain, repair and upgrade electricity distribution infrastructure.
834.52	FS2056.17	6 - General Rules and Procedures	Oppose	Orion opposes this submission. For the reasons set out in its original submission, Orion's electricity distribution network assets must be recognised as a qualifying matter in PC14.
834.130	FS2056.20	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Orion supports clarification that the minimum net site area does not apply to infrastructure, for example that required for electricity distribution.
834.138	FS2056.19	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Orion does not oppose the submission, provided the explicit reference to qualifying matters is retained.
842.32	FS2056.29	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Support	Orion supports the use of advice notes to clarify where other regulations also apply to certain activities. There are some instances where explicit reference to NZECP may also be appropriate to ensure it is brought to plan users' attention at an early stage.
878.1	FS2056.2	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Orion supports the proposed addition as it appropriately recognises the importance of qualifying matters in achieving a well-functioning urban environment.
878.2	FS2056.1	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.17 - Q	Support	Orion supports the definition proposed and considers it provides additional clarity in the plan.
878.3	FS2056.3	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Support	Orion supports additional clarity in the Policy that it applies only to residential activity. Orion is similarly concerned to ensure the Policy does not apply to infrastructure activities.
878.4	FS2056.4	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Support	Orion supports additional clarity in the Policy that it applies only to residential activity. Orion is similarly concerned to ensure the Policy does not apply to infrastructure activities.
878.5	FS2056.5	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Support	Orion supports the amendment. It is important that utilities, including those operated by Orion, are permitted in hazard areas.
878.7	FS2056.6	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 -	Support	Orion supports explicit reference to the need to avoid adverse effects on strategic infrastructure. It is important that tree planting does not compromise Orion's electricity distribution network assets.

		6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure		
878.8	FS2056.8	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Orion supports the inclusion of an advice note to ensure vegetation does not compromise electricity distribution infrastructure. It considers that the Advice Note should be reworded to take into account all significant electricity distribution infrastructure and not just the National Grid.
878.9	FS2056.7	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Support	Orion supports explicit reference to the need to avoid adverse effects on strategic infrastructure. It is important that tree planting does not compromise Orion's electricity distribution network assets.
878.11	FS2056.9	14 - Residential > 14.1 - Introduction	Support	Orion supports stronger recognition of the fact that qualifying matters, including in relation to its electricity distribution network, may mean that any residential intensification is inappropriate in a particular area.
878.14	FS2056.10	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Orion also supports this Objective.
878.15	FS2056.11	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.3 - Policy - MDRS Policy 5	Support	Orion also supports this Objective.
878.16	FS2056.12	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Support	Orion supports explicit reference to qualifying matter areas in the Policies.
878.17	FS2056.13	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Support	Orion supports explicit reference to qualifying matter areas in the Policies.
878.20	FS2056.14	19 - Planning Maps	Support	Orion supports this submission and seeks the same relief with respect to its significant electricity distribution infrastructure assets.
878.23	FS2056.15	19 - Planning Maps > 19.9 - Any other QMs	Support	Orion does not oppose the submission and accepts that different provisions apply to the National Grid and SEDLs. However, for the reasons outlined in Orion's

				original submission, it is important that SEDLs are given appropriate recognition and provision in the Plan.
878.26	FS2056.16	19 - Planning Maps > 19.9 - Any other QMs	Support	Orion supports the submission and considers the same approach should be taken to the significant electricity distribution lines qualifying matter.

Foodstuffs (South Island) Properties Limited

Submitter 2057

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
121.1	FS2057.1	15 - Commercial	Seek Amendment	Allow in part –relating to the promotion of the Sydenham South LCZ. Any relief further and/or consequential to the above. Should different sized centres be included for Local Centres (which is not supported), Foodstuffs would support promoting Sydenham South to a Local Centre (Large)

Kauri Lodge Rest Home 2008 Limited

Submitter 2059

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
52.6	FS2059.13	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Kauri Lodge supports high density around commercial centres, specifically in Riccarton, therefore opposes this submission point. Kauri Lodge supports high density around commercial centres, specifically in Riccarton, therefore opposes this submission point.
55.9	FS2059.7	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
69.1	FS2059.23	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Kauri Lodge supports the deletion or a reduction in size of the Riccarton Bush Interface qualifying matter, therefore opposes submissions supporting the qualifying matter and related restrictions.

69.2	FS2059.30	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch. Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.
103.2	FS2059.8	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
104.2	FS2059.9	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
121.8	FS2059.31	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch. Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.
121.30	FS2059.5	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
187.6	FS2059.14	19 - Planning Maps > 19.9 - Any other QMs	Support	Kauri Lodge supports the deletion or a reduction in size of the Riccarton Bush Interface qualifying matter, therefore supports these submission points
188.1	FS2059.24	20 - All of Plan	Oppose	Kauri Lodge supports the deletion or a reduction in size of the Riccarton Bush Interface qualifying matter, therefore opposes submissions supporting the qualifying matter and related restrictions.
189.6	FS2059.15	19 - Planning Maps > 19.9 - Any other QMs	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
191.17	FS2059.16	19 - Planning Maps > 19.9 - Any other QMs	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
261.11	FS2059.11	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
271.12	FS2059.12	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.

372.14	FS2059.6	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
562.12	FS2059.2	19 - Planning Maps	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
567.11	FS2059.3	19 - Planning Maps	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
615.25	FS2059.4	19 - Planning Maps	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
689.79	FS2059.33	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch. Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.
751.107	FS2059.1	19 - Planning Maps	Support	Kauri Lodge supports the retention of the Accommodation and Community Facilities Overlay and the clarification sought in this submission point.
805.24	FS2059.26	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch. Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.
814.1	FS2059.34	1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents > 1.3.4.2 - Long Term Plan, the 3 Year Plan and Annual Plan	Support	Kauri Lodge supports the relief sought in this submission insofar as it relates to general amendments to the provisions
834.1	FS2059.35	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Support	Kauri Lodge supports the relief sought in this submission insofar as it relates to general amendments to the provisions.
834.57	FS2059.28	6 - General Rules and Procedures	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.

834.58	FS2059.29	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.
834.91	FS2059.17	6 - General Rules and Procedures	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
834.92	FS2059.18	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
834.93	FS2059.19	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
834.169	FS2059.20	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
834.171	FS2059.21	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
834.184	FS2059.22	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically.
834.332	FS2059.10	19 - Planning Maps	Support	Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically Kauri Lodge supports greater density, heights and/or the High Density Residential Zone in the vicinity of commercial centres generally or Riccarton specifically
851.5	FS2059.25	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Kauri Lodge supports the deletion or a reduction in size of the Riccarton Bush Interface qualifying matter, therefore opposes submissions supporting the qualifying matter and related restrictions.

852.2	FS2059.32	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.
859.5	FS2059.27	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Kauri Lodge supports the deletion of the Airport Noise Influence Area qualifying matter to the extent it affects its property at 148 Riccarton Road, Riccarton, Christchurch.

Transpower New Zealand Limited

Submitter 2060

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
834.52	FS2060.1	6 - General Rules and Procedures	Support	Transpower supports the submission made by Kāinga Ora and similarly, amongst other matters, seeks the retention of the National Grid Yard provisions as a qualifying matter. Transpower notes that the rule framework for the management of activities in the National Grid Yard that is included in the District Plan reflects Transpower's nationally consistent approach to giving effect to the NPSET. These provisions were introduced to the District Plan through the Christchurch Replacement Plan process in response to submissions and subsequent expert evidence that confirmed the National Grid Corridor and Yard provision are necessary and appropriate to give effect to the NPSET and Policy 16.3.4 of the CRPS.
834.53	FS2060.2	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.5 - Non-complying activities	Support	Transpower supports the submission made by Kāinga Ora and similarly, amongst other matters, seeks the retention of the National Grid Yard provisions as a qualifying matter. Transpower notes that the rule framework for the management of activities in the National Grid Yard that is included in the District Plan reflects Transpower's nationally consistent approach to giving effect to the NPSET. These provisions were introduced to the District Plan through the Christchurch Replacement Plan process in response to submissions and subsequent expert evidence that confirmed the National Grid Corridor and Yard provision are necessary and appropriate to give effect to the NPSET and Policy 16.3.4 of the CRPS.

834.54	FS2060.3	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.5 - Non-complying activities	Support	Transpower supports the submission made by Kāinga Ora and similarly, amongst other matters, seeks the retention of the National Grid Yard provisions as a qualifying matter. Transpower notes that the rule framework for the management of activities in the National Grid Yard that is included in the District Plan reflects Transpower's nationally consistent approach to giving effect to the NPSET. These provisions were introduced to the District Plan through the Christchurch Replacement Plan process in response to submissions and subsequent expert evidence that confirmed the National Grid Corridor and Yard provision are necessary and appropriate to give effect to the NPSET and Policy 16.3.4 of the CRPS.
834.55	FS2060.4	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.1 - Activity status tables > 14.7.1.5 - Non-complying activities	Support	Transpower supports the submission made by Kāinga Ora and similarly, amongst other matters, seeks the retention of the National Grid Yard provisions as a qualifying matter. Transpower notes that the rule framework for the management of activities in the National Grid Yard that is included in the District Plan reflects Transpower's nationally consistent approach to giving effect to the NPSET. These provisions were introduced to the District Plan through the Christchurch Replacement Plan process in response to submissions and subsequent expert evidence that confirmed the National Grid Corridor and Yard provision are necessary and appropriate to give effect to the NPSET and Policy 16.3.4 of the CRPS.
834.56	FS2060.5	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.5 - Non-complying activities	Support	Transpower supports the submission made by Kāinga Ora and similarly, amongst other matters, seeks the retention of the National Grid Yard provisions as a qualifying matter. Transpower notes that the rule framework for the management of activities in the National Grid Yard that is included in the District Plan reflects Transpower's nationally consistent approach to giving effect to the NPSET. These provisions were introduced to the District Plan through the Christchurch Replacement Plan process in response to submissions and subsequent expert evidence that confirmed the National Grid Corridor and Yard provision are necessary and appropriate to give effect to the NPSET and Policy 16.3.4 of the CRPS.
852.4	FS2060.6	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	<p>Allow the submission subject to the following further amendment:</p> <p><u>a. A well-functioning urban environment that enables all people and communities to provide for their social, economic, and cultural wellbeing.</u></p>

				<p>and for their health and safety, now and into the future; including by recognising and providing for;...</p> <p>v. <u>constraints on reduced density of development for sensitive activities where a Qualifying Matter applies.</u></p>
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Karyn Spencer

Submitter 2061

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.130	FS2061.1	19 - Planning Maps	Oppose	Disallow submission point.

Riccarton Bush Kilmarnock Residents Association .

Submitter 2062

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
44.1	FS2062.21	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
50.1	FS2062.6	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
50.3	FS2062.7	19 - Planning Maps > 19.9 - Any other QMs	Support	
55.13	FS2062.63	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
69.1	FS2062.54	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
69.2	FS2062.61	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	
69.3	FS2062.64	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
69.6	FS2062.72	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
110.1	FS2062.55	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	

110.4	FS2062.48	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
110.5	FS2062.65	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
121.15	FS2062.66	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
142.1	FS2062.33	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
182.1	FS2062.14	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
187.6	FS2062.67	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
187.7	FS2062.49	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
189.6	FS2062.68	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
190.1	FS2062.30	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
191.17	FS2062.69	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
193.21	FS2062.25	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
225.2	FS2062.39	19 - Planning Maps > 19.9 - Any other QMs	Support	
260.1	FS2062.52	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	
260.8	FS2062.60	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
351.1	FS2062.50	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
351.2	FS2062.70	19 - Planning Maps > 19.9 - Any other QMs	Oppose	
351.3	FS2062.51	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
351.4	FS2062.56	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
351.5	FS2062.62	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	
351.9	FS2062.57	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
580.2	FS2062.22	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
580.8	FS2062.11	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	

636.1	FS2062.34	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
638.1	FS2062.26	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
638.2	FS2062.36	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
678.6	FS2062.58	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
679.5	FS2062.40	19 - Planning Maps > 19.9 - Any other QMs	Support	
679.6	FS2062.15	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
679.8	FS2062.37	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
679.10	FS2062.41	19 - Planning Maps > 19.9 - Any other QMs	Support	
686.1	FS2062.27	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
686.6	FS2062.42	19 - Planning Maps > 19.9 - Any other QMs	Support	
751.67	FS2062.1	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Seek Amendment	Amend the zoning Riccarton Bush Interface (RBIA) to residential suburban
751.68	FS2062.2	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Amend the zoning Riccarton Bush Interface (RBIA) to residential suburban
751.69	FS2062.3	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Amend the zoning Riccarton Bush Interface (RBIA) to residential suburban
751.70	FS2062.4	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.1 - Permitted activities	Seek Amendment	Amend the zoning Riccarton Bush Interface (RBIA) to residential suburban
751.71	FS2062.5	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Seek Amendment	Amend the zoning Riccarton Bush Interface (RBIA) to residential suburban
834.239	FS2062.53	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	
851.5	FS2062.31	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
851.6	FS2062.19	19 - Planning Maps > 19.9 - Any other QMs	Support	
851.8	FS2062.16	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
851.13	FS2062.43	19 - Planning Maps > 19.9 - Any other QMs	Support	
851.14	FS2062.17	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
852.2	FS2062.32	19 - Planning Maps > 19.1 - MRZ Zoning	Support	

852.3	FS2062.35	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
859.12	FS2062.47	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
860.2	FS2062.46	19 - Planning Maps > 19.10 - Any other zones	Support	
876.2	FS2062.28	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
876.3	FS2062.38	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
876.9	FS2062.8	19 - Planning Maps > 19.10 - Any other zones	Support	
876.28	FS2062.44	19 - Planning Maps > 19.9 - Any other QMs	Support	
876.29	FS2062.20	19 - Planning Maps > 19.9 - Any other QMs	Support	
885.6	FS2062.23	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
886.1	FS2062.24	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
902.15	FS2062.29	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
902.29	FS2062.45	19 - Planning Maps > 19.9 - Any other QMs	Support	
902.31	FS2062.9	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
902.31	FS2062.10	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
902.32	FS2062.12	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
902.34	FS2062.13	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
905.2	FS2062.59	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
905.2	FS2062.71	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
914.1	FS2062.18	19 - Planning Maps > 19.2 - HRZ Zoning	Support	

Ryman Healthcare Limited .

Submitter 2063

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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44.4	FS2063.1	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Oppose	
44.6	FS2063.2	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.6 - Rules - Matters of discretion	Oppose	
61.13	FS2063.3	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	
61.19	FS2063.4	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	
61.21	FS2063.5	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 - 6.10A.5 Matters of discretion > 6.10.4.5.1 - 6.10A.5.1 Tree canopy cover and financial contributions	Oppose	
61.22	FS2063.6	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Oppose	
61.37	FS2063.7	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Amend 14.6.1.3 so that Limited notification is only be available where an application breaches boundary standards and the magnitude of effects justifies notification to neighbours
61.49	FS2063.8	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	
61.50	FS2063.9	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	
61.51	FS2063.10	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	

61.52	FS2063.11	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
105.1	FS2063.12	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
105.3	FS2063.13	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	
145.10	FS2063.14	14 - Residential > 14.15 - Rules - Matters of control and discretion	Oppose	
145.11	FS2063.15	7 - Transport	Oppose	
145.24	FS2063.16	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	
151.1	FS2063.17	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
151.2	FS2063.18	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	
152.2	FS2063.20	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	
152.5	FS2063.21	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
181.1	FS2063.23	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
188.2	FS2063.24	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	
188.4	FS2063.25	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	
188.5	FS2063.26	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
205.1	FS2063.27	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Oppose	
205.2	FS2063.28	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	
205.6	FS2063.29	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Oppose	
205.7	FS2063.30	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	

205.8	FS2063.31	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	
205.9	FS2063.32	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.24 - Minimum setback from the boundary with a residential zone or from an internal boundary	Oppose	
205.10	FS2063.33	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Oppose	
205.19	FS2063.34	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	
205.25	FS2063.35	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	
222.12	FS2063.36	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	amend rule 14.6.1.3 as Limited notification should not be required where there is a breach of a standard, but the magnitude of effects does not justify notification
258.6	FS2063.37	14 - Residential	Oppose	
260.1	FS2063.38	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
343.1	FS2063.39	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
367.8	FS2063.41	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
367.9	FS2063.42	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	
367.10	FS2063.43	15 - Commercial > 15.4 - Rules - Town Centre Zone	Oppose	
367.11	FS2063.44	15 - Commercial > 15.5 - Rules – Local Centre Zone	Oppose	
367.12	FS2063.45	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Oppose	

367.13	FS2063.46	15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone	Oppose	
367.14	FS2063.47	15 - Commercial > 15.10 - Rules - Mixed Use Zone	Oppose	
367.15	FS2063.48	15 - Commercial > 15.11 - Rules - City Centre Zone	Oppose	
367.16	FS2063.49	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Oppose	
367.17	FS2063.50	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Oppose	
403.1	FS2063.51	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	
467.4	FS2063.40	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	
592.1	FS2063.52	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
592.3	FS2063.53	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	
638.1	FS2063.54	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	
638.2	FS2063.55	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	
638.2	FS2063.56	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	
638.4	FS2063.57	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
638.5	FS2063.58	19 - Planning Maps > 19.10 - Any other zones	Oppose	
638.12	FS2063.59	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	
663.1	FS2063.60	14 - Residential > 14.2 - Objectives and Policies > 14.2.10 - Objective - Redevelopment of brownfield sites > 14.2.10.1 - Policy - Redevelopment of brownfield sites	Support	
682.1	FS2063.61	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	
682.1	FS2063.62	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	

685.4	FS2063.63	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Oppose	
685.5	FS2063.64	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	
685.6	FS2063.65	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	
685.12	FS2063.66	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Oppose	
685.13	FS2063.67	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Oppose	
685.14	FS2063.68	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Oppose	
685.15	FS2063.69	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Oppose	
685.19	FS2063.70	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Oppose	
685.20	FS2063.71	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Oppose	
685.21	FS2063.72	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Oppose	
685.29	FS2063.73	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	
685.30	FS2063.75	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	
685.32	FS2063.77	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	
685.53	FS2063.74	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	
685.54	FS2063.76	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	
685.55	FS2063.78	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	

685.65	FS2063.79	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Oppose	
705.12	FS2063.80	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	
705.13	FS2063.81	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Support	
720.9	FS2063.82	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	
720.24	FS2063.83	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
720.25	FS2063.84	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	
720.49	FS2063.85	14 - Residential	Oppose	
723.3	FS2063.86	19 - Planning Maps > 19.4 - QM - Low PT	Support	
723.4	FS2063.87	19 - Planning Maps > 19.9 - Any other QMs	Support	
740.8	FS2063.88	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Support	amend policy 15.2.4.2(a) as set out in RVA submission: [S]eeks to amend Policy 15.2.4.2 to reflect the NPSUD and to remove provisions that unduly restrict the development of a diversity of housing typologies, including retirement villages
741.1	FS2063.89	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Oppose	
741.2	FS2063.90	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	
760.2	FS2063.91	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Seek Amendment	Amend Policy 15.2.3.2 to remove limiting new high trip generating activities;

762.16	FS2063.92	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	
798.3	FS2063.93	19 - Planning Maps > 19.4 - QM - Low PT	Support	
798.7	FS2063.94	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	
798.8	FS2063.95	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	
798.9	FS2063.96	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	
798.10	FS2063.97	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	
804.6	FS2063.98	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
805.1	FS2063.99	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
805.2	FS2063.100	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Support	
805.3	FS2063.101	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Support	
805.17	FS2063.102	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
805.18	FS2063.103	19 - Planning Maps > 19.4 - QM - Low PT	Support	
805.19	FS2063.104	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
805.19	FS2063.105	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
805.33	FS2063.106	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	

814.48	FS2063.108	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	
814.49	FS2063.109	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	
814.50	FS2063.110	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	
814.51	FS2063.111	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	
814.52	FS2063.112	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	
814.53	FS2063.113	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	
814.54	FS2063.114	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Support	
814.55	FS2063.115	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1	Support	

		Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure		
814.56	FS2063.116	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Support	
814.57	FS2063.117	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	
814.58	FS2063.118	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	
814.59	FS2063.119	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Support	
814.60	FS2063.120	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Support	
814.61	FS2063.121	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	
814.63	FS2063.122	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	
829.1	FS2063.123	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards	Oppose	

834.79	FS2063.124	14 - Residential > 14.1 - Introduction	Support	
834.80	FS2063.125	14 - Residential > 14.2 - Objectives and Policies	Support	
834.81	FS2063.126	14 - Residential > 14.3 - How to interpret and apply the rules	Support	
834.82	FS2063.127	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	
834.83	FS2063.128	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	
834.84	FS2063.129	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	
834.85	FS2063.130	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	
834.86	FS2063.131	14 - Residential > 14.16 - Appendices	Support	
834.115	FS2063.132	6 - General Rules and Procedures	Support	
834.116	FS2063.133	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Support	
834.117	FS2063.134	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Support	
834.118	FS2063.135	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	
834.119	FS2063.136	14 - Residential	Support	
834.120	FS2063.137	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
834.121	FS2063.138	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	
834.123	FS2063.139	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	
834.124	FS2063.140	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	
834.125	FS2063.141	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	
834.126	FS2063.142	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	
834.172	FS2063.143	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Amend 14.5 rules to preclude public notification for applications for the

				construction of a retirement village in the medium density zone
834.200	FS2063.144	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Amend 14.6.1.3 to preclude public notification for applications for the construction of a retirement village in the high density zone
834.201	FS2063.145	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	amend 14.6.2 to preclude public notification for applications for the construction of a retirement village in the high density residential zone
834.204	FS2063.146	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Amend 14.15.3 to exclude retirement villages from any general or additional matters of discretion.
834.205	FS2063.147	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Seek Amendment	Amend 14.15.4 to exclude retirement villages from any general or additional matters of discretion.
834.206	FS2063.148	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Seek Amendment	Amend 14.15.2 to exclude retirement villages from any general or additional matters of discretion.
834.218	FS2063.149	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	
834.238	FS2063.150	15 - Commercial	Support	
834.239	FS2063.151	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	
834.240	FS2063.152	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.7 - Residential activity in Town and Local centres	Support	
834.280	FS2063.153	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Support	
834.281	FS2063.154	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Support	
834.308	FS2063.155	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Support	

834.319	FS2063.156	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Support	
834.336	FS2063.157	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	
835.12	FS2063.158	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	
835.13	FS2063.159	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	
835.14	FS2063.160	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
835.15	FS2063.161	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	
842.16	FS2063.162	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	
842.45	FS2063.163	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Seek Amendment	amend 14.15.1 so it does not duplicate matters relating to fire-fightingservicing that are already addressed under theBuilding Act.
842.46	FS2063.164	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Amend 14.15.3 to remove duplication of matters relating to fire-fightingservicing that are already addressed under theBuilding Act.
842.65	FS2063.165	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Oppose	
855.7	FS2063.166	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
855.10	FS2063.167	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	
855.15	FS2063.168	2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	amend definition of local centre as it does not include or provide for residentialactivities, such as retirement villages, within theLocal Centre Zone
859.1	FS2063.169	19 - Planning Maps > 19.4 - QM - Low PT	Support	
859.11	FS2063.170	19 - Planning Maps > 19.3 - Commercial Zoning	Support	
859.12	FS2063.171	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
877.3	FS2063.172	19 - Planning Maps > 19.4 - QM - Low PT	Support	

877.16	FS2063.173	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	
877.17	FS2063.174	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	
877.18	FS2063.175	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	
877.19	FS2063.176	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	
880.1	FS2063.177	19 - Planning Maps > 19.4 - QM - Low PT	Support	
880.2	FS2063.178	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
882.1	FS2063.179	19 - Planning Maps > 19.10 - Any other zones	Oppose	
902.2	FS2063.180	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
902.3	FS2063.181	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
902.4	FS2063.182	5 - Natural Hazards	Support	
902.12	FS2063.183	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Oppose	
902.16	FS2063.184	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	
902.17	FS2063.185	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	
902.18	FS2063.186	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	
902.19	FS2063.187	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	
902.23	FS2063.188	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	

908.3	FS2063.189	20 - All of Plan	Oppose	
1090.1	FS2063.191	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	
1090.3	FS2063.192	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	

Retirement Village Association of New Zealand Incorporated .

Submitter 2064

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
44.4	FS2064.1	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Oppose	Disallow submission point.
44.6	FS2064.2	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.6 - Rules - Matters of discretion	Oppose	Disallow submission point.
61.13	FS2064.3	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Disallow submission point.
61.19	FS2064.4	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	Disallow submission point.
61.21	FS2064.5	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.5 - 6.10A.5 Matters of discretion > 6.10.4.5.1 - 6.10A.5.1 Tree canopy cover and financial contributions	Oppose	Disallow submission point.
61.22	FS2064.6	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4	Oppose	Disallow submission point.

		- 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations		
61.37	FS2064.7	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Disallow submission point.
61.49	FS2064.8	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Disallow submission point.
61.50	FS2064.9	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Disallow submission point.
61.51	FS2064.10	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Disallow submission point.
61.52	FS2064.11	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Disallow submission point.
105.1	FS2064.12	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Disallow submission point.
105.3	FS2064.13	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Disallow submission point.
145.10	FS2064.14	14 - Residential > 14.15 - Rules - Matters of control and discretion	Seek Amendment	Disallow submission point, or exclude retirement villages from the application of any Healthy Streets Approach.
145.11	FS2064.15	7 - Transport	Seek Amendment	Disallow submission point, or exclude retirement villages from the application of any Healthy Streets Approach.
145.24	FS2064.16	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Allow submission point, subject to excluding retirement villages from the application of any accessibility plans.
151.1	FS2064.17	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.

151.2	FS2064.18	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
151.5	FS2064.21	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
152.2	FS2064.19	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
152.5	FS2064.20	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
181.1	FS2064.22	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Allow submission point.
188.2	FS2064.23	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, in particular that it seeks to reduce intensification in non-residential zones. The relief sought also has the potential to slow down the provision of housing in response to demand.
188.4	FS2064.24	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
188.5	FS2064.25	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.1	FS2064.26	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Oppose	Disallow submission point. The RVA oppose the blanket restriction of intensification based on infrastructure requirements as it is inconsistent with the Enabling Housing Act and the NPS-UD. The infrastructure requirements for individual sites can be provided for on a case-by-case basis.

205.2	FS2064.27	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Disallow submission point. Retirement villages do not rely on public greenspaces to the same extent as other residential developments due to the age and frailty of many residents and the on-site provision of a range of communal open spaces for residents.
205.6	FS2064.28	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.7	FS2064.29	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.8	FS2064.30	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.9	FS2064.31	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.24 - Minimum setback from the boundary with a residential zone or from an internal boundary	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.10	FS2064.32	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.19	FS2064.33	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.
205.25	FS2064.34	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD. The submitter also appears to seek a blanket tree rule, inconsistent with s76 RMA.
222.12	FS2064.35	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Disallow submission point. The RVA oppose the request for limited notification to be required where recession plane and boundary setback standards are breached as it is inconsistent with the RVA's primary submission and the

				Enabling Housing Act. Limited notification should not be required where there is a breach of a standard, but the magnitude of effects does not justify notification.
258.6	FS2064.36	14 - Residential	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the Enabling Housing Act and the NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not provide for the benefits of retirement villages or recognise their functional and operational needs.
260.1	FS2064.37	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Allow submission point.
343.1	FS2064.38	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand. As set out in the RVA's primary submission, retirement villages need to be enabled in all residential zones.
367.8	FS2064.40	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Disallow submission point.
367.9	FS2064.41	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Disallow submission point.
367.10	FS2064.42	15 - Commercial > 15.4 - Rules - Town Centre Zone	Oppose	Disallow submission point.
367.11	FS2064.43	15 - Commercial > 15.5 - Rules – Local Centre Zone	Oppose	Disallow submission point.
367.12	FS2064.44	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Oppose	Disallow submission point.
367.13	FS2064.45	15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone	Oppose	Disallow submission point.
367.14	FS2064.46	15 - Commercial > 15.10 - Rules - Mixed Use Zone	Oppose	Disallow submission point.
367.15	FS2064.47	15 - Commercial > 15.11 - Rules - City Centre Zone	Oppose	Disallow submission point.
367.16	FS2064.48	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Oppose	Disallow submission point.
367.17	FS2064.49	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Oppose	Disallow submission point.

403.1	FS2064.50	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
467.4	FS2064.39	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.</p> <p>Furthermore, the RVA's primary submission contains specific matters of discretion to appropriately manage any external effects from retirement villages, and applications will generally be supported by urban design assessment. Accordingly, mandatory urban design panels (or similar) are unnecessary and may not provide for the unique functional and operational needs of retirement villages.</p>
592.1	FS2064.51	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
592.3	FS2064.52	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.</p> <p>Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.</p>
638.1	FS2064.53	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD (i.e. it seeks to reduce intensification of urban nonresidential zones), and has the potential to slow down the provision of housing in response to demand.

638.2	FS2064.54	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD (i.e. it seeks to reduce intensification of urban nonresidential zones), and has the potential to slow down the provision of housing in response to demand.
638.4	FS2064.55	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
638.5	FS2064.56	19 - Planning Maps > 19.10 - Any other zones	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
638.12	FS2064.57	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Disallow submission point. The RVA oppose Chapter 6.10A and seeks the deletion of the chapter as the policy and rules suite is not aligned with the intent of the Enabling Housing Act and the NPS-UD (which is to enable intensification and remove overly restrictive planning provisions), and has the potential to slow down the provision of housing in response to demand.
658.5	FS2064.71	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not provide for the benefits of retirement villages or recognise their functional and operational needs.
663.1	FS2064.58	14 - Residential > 14.2 - Objectives and Policies > 14.2.10 - Objective - Redevelopment of brownfield sites > 14.2.10.1 - Policy - Redevelopment of brownfield sites	Support	Allow submission point.
682.1	FS2064.59	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD.

685.4	FS2064.60	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.5	FS2064.61	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.6	FS2064.62	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.12	FS2064.63	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.13	FS2064.64	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.14	FS2064.65	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.15	FS2064.66	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.19	FS2064.67	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the

				potential to slow down the provision of housing in response to demand.
685.20	FS2064.68	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.21	FS2064.69	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, and has the potential to slow down the provision of housing in response to demand.
685.29	FS2064.70	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not provide for the benefits of retirement villages or recognise their functional and operational needs.
685.30	FS2064.72	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Disallow submission. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not provide for the benefits of retirement villages or recognise their functional and operational needs.
685.32	FS2064.74	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, noting that design principles/ guides do not necessarily provide for the benefits of retirement villages or recognise their functional and operational needs.
685.54	FS2064.73	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not provide for the benefits of retirement villages or recognise their functional and operational needs.

685.55	FS2064.75	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, noting that design principles / guides do not necessarily provide for the benefits of retirement villages or recognise their functional and operational needs.
685.65	FS2064.76	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Support	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and the NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not provide for the benefits of retirement villages or recognise their functional and operational needs.
705.12	FS2064.77	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Support	Allow submission point.
705.13	FS2064.78	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Support	Allow submission point.
720.9	FS2064.79	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, noting that design principles / guides do not necessarily provide for the benefits of retirement villages or recognise their functional and operational needs.
720.24	FS2064.80	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, noting that design principles / guides do not necessarily provide for the benefits of retirement villages or recognise their functional and operational needs.
720.25	FS2064.81	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, noting that design principles / guides do not necessarily provide for the benefits of retirement villages or recognise their functional and operational needs.

720.49	FS2064.82	14 - Residential	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, noting that design principles/ guides do not necessarily provide for the benefits of retirement villages or recognise their functional and operational needs.
723.3	FS2064.83	19 - Planning Maps > 19.4 - QM - Low PT	Support	Allow submission point. The RVA support the relief sought in this submission as it is consistent with the direction of the Enabling Housing Act and the NPS-UD, and will provide for greater intensification in urban non-residential areas.
723.4	FS2064.84	19 - Planning Maps > 19.9 - Any other QMs	Support	Allow submission point
740.8	FS2064.85	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	Amend policy as set out in RVA submission. The RVA support the intent of the relief sought in this submission point as it reflects the RVA's primary submission that these building design requirements over-regulate development by going beyond the policy directives of the Enabling Housing Act and the NPS-UD.
741.1	FS2064.86	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it does not align with the intent of the Enabling Housing Act or the NPSUD (which is to enable intensification and remove overly restrictive planning provisions). In addition, the relief sought has the potential to slow down the provision of housing in response to demand. The submitter also appears to seek a blanket tree rule, which is inconsistent with s76 RMA.
741.2	FS2064.87	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it does not align with the intent of the Enabling Housing Act or the NPSUD (which is to enable intensification and remove overly restrictive planning provisions). In addition, the relief sought has the potential to slow down the provision of housing in response to demand. The submitter also appears to seek a blanket tree rule, which is inconsistent with s76 RMA.
760.2	FS2064.88	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Oppose	Disallow submission point. The RVA considers that, while retirement village developments are often of a nature and scale that is considered a high trip generating activity, retirement villages often do not result in the same level of effects as other high trip generating activities (e.g. due to the age and frequency of mobility constraints amongst

				retirement villageresidents). As such, the RVA oppose provisionswhich seek to discourage all high trip generatingactivities.
762.16	FS2064.89	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Allow submission point.
798.3	FS2064.90	19 - Planning Maps > 19.4 - QM - Low PT	Support	Allow submission point.
798.7	FS2064.91	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Allow submission point.
798.8	FS2064.92	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Allow submission point.
798.9	FS2064.93	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Allow submission point.
798.10	FS2064.94	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Allow submission point.
804.6	FS2064.95	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Disallow submission point. The RVA oppose this submission point as it isinconsistent with the RVA’s primary submission(which sought the deletion of the qualifyingmatter as it is beyond the scope of the EnablingHousing Act).
805.1	FS2064.96	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Allow submission point.
805.2	FS2064.97	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Support	Allow submission point.
805.3	FS2064.98	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Support	Allow submission point.
805.17	FS2064.99	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Allow submission point.
805.18	FS2064.100	19 - Planning Maps > 19.4 - QM - Low PT	Support	Allow submission point.

805.19	FS2064.101	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Allow submission point.
805.33	FS2064.102	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	Allow submission point,subject to excludingretirement villages fromthe policy.
814.48	FS2064.103	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point
814.49	FS2064.104	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point Allow submission point
814.50	FS2064.105	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point Allow submission point
814.51	FS2064.106	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point Allow submission point
814.52	FS2064.107	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Allow submission point
814.53	FS2064.108	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Allow submission point
814.54	FS2064.109	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and	Support	Allow submission point

		Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions		
814.55	FS2064.110	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Support	Allow submission point
814.56	FS2064.111	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Support	Allow submission point
814.57	FS2064.112	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Allow submission point
814.58	FS2064.113	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Allow submission point
814.59	FS2064.114	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Support	Allow submission point
814.60	FS2064.115	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Support	Allow submission point

814.61	FS2064.116	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Allow submission point
814.63	FS2064.117	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	<p>Allow submission point, subject to excluding retirement villages from the policy.</p> <p>The RVA support the relief sought in this submission point as due to the age and frequency of mobility constraints amongst retirement village residents active modes / public transport are less applicable options for retirement villages.</p>
829.1	FS2064.118	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards	Seek Amendment	Disallow submission point. The RVA acknowledge that acoustic insulation may be appropriate in some areas located within or adjacent to high noise areas with a purpose of providing protection / amenity to residents in such areas. The RVA considers however that such requirements need to be determined on a case-by-case basis, with consideration given to the distance of noise sensitive activities from high noise areas.
834.79	FS2064.119	14 - Residential > 14.1 - Introduction	Support	Allow submission point.
834.80	FS2064.120	14 - Residential > 14.2 - Objectives and Policies	Support	Allow submission point.
834.81	FS2064.121	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Allow submission point.
834.82	FS2064.122	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Allow submission point.
834.83	FS2064.123	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Allow submission point.
834.84	FS2064.124	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Allow submission point.
834.85	FS2064.125	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	Allow submission point.
834.86	FS2064.126	14 - Residential > 14.16 - Appendices	Support	Allow submission point.
834.115	FS2064.127	6 - General Rules and Procedures	Support	Allow submission point.

834.116	FS2064.128	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Support	Allow submission point.
834.117	FS2064.129	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Support	Allow submission point.
834.118	FS2064.130	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Allow submission point.
834.119	FS2064.131	14 - Residential	Support	Allow submission point.
834.120	FS2064.132	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Allow submission point.
834.121	FS2064.133	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Allow submission point.
834.123	FS2064.134	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	Allow submission point.
834.124	FS2064.135	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	Allow submission point.
834.125	FS2064.136	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Allow submission point.
834.126	FS2064.137	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Allow submission point.
834.172	FS2064.138	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Allow submission point to the extent it precludes the construction of retirement villages being publicly notified.
834.201	FS2064.139	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	Allow submission point to the extent it precludes the construction of retirement villages being publicly notified.
834.204	FS2064.140	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Oppose	Disallow submission point.

834.205	FS2064.141	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Support	Disallow submission point.
834.206	FS2064.142	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	Disallow submission point.
834.218	FS2064.143	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Allow submission point.
834.238	FS2064.144	15 - Commercial	Support	Allow submission point.
834.239	FS2064.145	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Allow submission point.
834.240	FS2064.146	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.7 - Residential activity in Town and Local centres	Support	Allow submission point.
834.280	FS2064.147	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Support	Allow submission point.
834.281	FS2064.148	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Support	Allow submission point.
834.308	FS2064.149	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Support	Allow submission point.
834.319	FS2064.150	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Support	Allow submission point.
834.336	FS2064.151	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	Allow submission point.

835.12	FS2064.152	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Disallow submission point. The RVA opposes the consideration of qualifying matters being extended beyond the boundary of the heritage area sites. Qualifying matters are defined by certain areas and should not be extended to capture other sites beyond the heritage area itself.
835.13	FS2064.153	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Disallow submission point. The RVA opposes the consideration of qualifying matters being extended beyond the boundary of the heritage area sites. Qualifying matters are defined by certain areas and should not be extended to capture other sites beyond the heritage area itself.
835.14	FS2064.154	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Disallow submission point. The RVA opposes the consideration of qualifying matters being extended beyond the boundary of the heritage area sites. Qualifying matters are defined by certain areas and should not be extended to capture other sites beyond the heritage area itself.
835.15	FS2064.155	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Disallow submission point. The RVA opposes the consideration of qualifying matters being extended beyond the boundary of the heritage area sites. Qualifying matters are defined by certain areas and should not be extended to capture other sites beyond the heritage area itself.
842.16	FS2064.156	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Disallow submission point. The RVA opposes this relief as it duplicates matters relating to fire-fighting servicing that are already addressed under the Building Act.
842.45	FS2064.157	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Oppose	Disallow submission point. The RVA opposes this relief to the extent it duplicates matters relating to fire-fighting servicing that are already addressed under the Building Act.
842.46	FS2064.158	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Oppose	Disallow submission point. The RVA opposes this relief to the extent it duplicates matters relating to fire-fighting servicing that are already addressed under the Building Act.
842.65	FS2064.159	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Support	Disallow submission point. The RVA opposes this relief as it duplicates matters relating to fire-fighting servicing that are already addressed under the Building Act.
855.7	FS2064.160	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Allow submission point. Allow submission point.
855.10	FS2064.161	2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Allow submission point (subject to the RVA's primary submission). The RVA supports the relief sought in this submission point as it aligns with the intent of the

				Enabling Housing Act or the NPS-UD(subject to its primary submission point seekingthe removal of this term in Policy 15.2.4.2).
855.15	FS2064.162	2 - Abbreviations and Definitions > 2.2 - Definitions List	Seek Amendment	Disallow submission pointto the extent it does notprovide for residentialactivities within thedefinition of the LocalCentre Zone.
859.1	FS2064.163	19 - Planning Maps > 19.4 - QM - Low PT	Support	Allow submission point. The RVA support the relief sought in thissubmission point as it aligns with the intent ofthe Enabling Housing Act or the NPS-UD.
859.11	FS2064.164	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Allow submission point. Allow submission point.
859.12	FS2064.165	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Allow submission point.
877.3	FS2064.166	19 - Planning Maps > 19.4 - QM - Low PT	Support	Allow submission point.
877.16	FS2064.167	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Allow submission point.
877.17	FS2064.168	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Allow submission point.
877.18	FS2064.169	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Allow submission point.
877.19	FS2064.170	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Allow submission point.
880.1	FS2064.171	19 - Planning Maps > 19.4 - QM - Low PT	Support	Allow submission point.
880.2	FS2064.172	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Allow submission point.
882.1	FS2064.173	19 - Planning Maps > 19.10 - Any other zones	Oppose	<p>Disallow submission point.</p> <p>The RVA oppose the relief sought in thissubmission point as it seeks to impose afinancial/regulatory obstacle to new housingdevelopments, which will inevitably result infewer developments, and less housing beingavailable. The relief sought is thereforeinconsistent with the Enabling Housing Act andthe NPS-UD.In addition, the relief sought would notconstitute a ‘qualifying matter’ under theEnabling</p>

				Housing Act and is therefore outside the scope of the plan change.
902.2	FS2064.174	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	<p>Disallow submission point.</p> <p>The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand.</p>
902.3	FS2064.175	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand.</p>
902.4	FS2064.176	5 - Natural Hazards	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand.</p>
902.12	FS2064.177	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the Enabling Housing Act / MDRS, and it may not be possible for a private person to undertake roadside tree planting.</p>
902.16	FS2064.178	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand and does not recognise the functional and operational needs of retirement villages.</p>
902.17	FS2064.179	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	<p>Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand and does not recognise the functional and operational needs of retirement villages</p>

902.18	FS2064.180	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand and does not recognise the functional and operational needs of retirement villages
902.19	FS2064.181	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand and does not recognise the functional and operational needs of retirement villages
902.23	FS2064.182	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is inconsistent with the RVA's primary submission, the NPS-UD and the Enabling Housing Act / MDRS. In addition, the relief sought has the potential to slow down the provision of housing in response to demand and does not recognise the functional and operational needs of retirement villages
908.3	FS2064.183	20 - All of Plan	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission as it is not relevant to the purpose and intent of the Enabling Housing Act, the MDRS and the NPS-UD (which is to enable intensification and remove overly restrictive planning provisions). In addition, it has the potential to slow down the provision of housing in response to demand.
1090.1	FS2064.184	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Disallow submission point. The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and NPS-UD, has the potential to slow down the provision of housing in response to demand, and does not recognise the functional and operational needs of retirement villages.
1090.2	FS2064.185	19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Disallow submission point.

				The RVA oppose the relief sought in this submission point as it is inconsistent with the Enabling Housing Act and NPS-UD, and has the potential to slow down the provision of housing in response to demand.
1090.3	FS2064.186	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Oppose	Disallow submission point The RVA oppose the consideration of qualifying matters being extended beyond the boundary of the site containing the qualifying matter.

Davie Lovell-Smith Limited

Submitter 2065

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.41	FS2065.1	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Support	I seek that the whole submission is allowed
814.96	FS2065.2	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Support	I seek that these submissions are allowed
814.97	FS2065.3	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Support	I seek that these submissions are allowed
814.98	FS2065.4	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Support	I seek that these submissions are allowed
814.99	FS2065.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Support	I seek that these submissions are allowed
814.102	FS2065.6	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Support	I seek that these submissions are allowed

814.103	FS2065.7	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Support	I seek that thesesubmissions are allowed
814.107	FS2065.8	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Support	I seek that thesesubmissions are allowed
814.108	FS2065.9	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Support	I seek that thesesubmissions are allowed
814.109	FS2065.10	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Support	I seek that thesesubmissions are allowed
814.110	FS2065.11	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Support	I seek that thesesubmissions are allowed
1048.36	FS2065.12	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Support	I seek that the wholesubmission is allowed

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Submitter 2066

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
689.76	FS2066.8	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	We seek that thissubmission is disallowed
689.77	FS2066.9	19 - Planning Maps > 19.9 - Any other QMs	Oppose	We seek that thissubmission is disallowed
751.4	FS2066.1	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	We seek that the wholesubmission is allowed
751.39	FS2066.10	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 -	Support	Add the following statement at the end of the Historical and Social Significancessection of the Heritage Assessment- Statement of

		Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items		Significance: In June 2023 consent was granted for the full use of Spreydon Lodge as an office. At the same time the property was subdivided into two lots, one of which provides for the official setting of the Lodge with an area of 3293m2 on the corner of Halswell Road and Monsaraz Boulevard.
751.117	FS2066.2	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	We seek that the whole submission is disallowed.
751.118	FS2066.3	19 - Planning Maps > 19.10 - Any other zones	Oppose	We seek that the whole submission is disallowed.
834.161	FS2066.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.163	FS2066.5	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.164	FS2066.6	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.236	FS2066.7	14 - Residential > 14.12 - Rules - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.

Davie Lovell-Smith Limited

Submitter 2067

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
689.79	FS2067.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	We support the update of the contours to the extent that they no longer fall on our property
834.57	FS2067.2	6 - General Rules and Procedures	Support	We seek that this submission is allowed to the extent that the updated contours no longer fall on our property.
834.161	FS2067.3	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.163	FS2067.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.

834.164	FS2067.5	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.236	FS2067.6	14 - Residential > 14.12 - Rules - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.

Red Spur Ltd

Submitter 2068

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
121.17	FS2068.41	19 - Planning Maps > 19.10 - Any other zones	Support	Accept in part – apply the relief as set out in the Red Spur Ltd submission to Redmund Spur and ensure that Redmund Spur retains the same development rights as other Port Hills suburbs, and in addition a maximum of 15% of vacant lots for the entire Redmund Spur Precinct shall have a minimum lot size of 400m ² .
121.18	FS2068.42	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Accept in part – apply the relief as set out in the Red Spur Ltd submission to Redmund Spur and ensure that Redmund Spur retains the same development rights as other Port Hills suburbs, and in addition a maximum of 15% of vacant lots for the entire Redmund Spur Precinct shall have a minimum lot size of 400m ² .
681.1	FS2068.43	19 - Planning Maps > 19.10 - Any other zones	Support	Accept in part – apply the relief for Redmund Spur as set out in the Red Spur Ltd submission to Redmund Spur (which includes two alternative reliefs depending on whether the Low Public Transport Accessibility Qualifying Matter is retained (or retained in an amended form)), but reduce minimum lot size to 575m ² (not 650m ²), except that a maximum of 15% of vacant lots for the entire Redmund Spur Precinct shall have a minimum lot size of 400m ² .
681.2	FS2068.45	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Accept in part to the extent that the notified LPTA QM is amended or replaced with more suitable method(s) for achieving its intent as specified under 'Reasons for Oppose/Support' or otherwise reject if alternative

				<p>more suitable methods are not adopted. If the QM-Low PT is retained, the amendments sought by the submission under Options 2-4 (under '5. Outcomes sought') including increasing the walkable catchment to within 1600m of an existing or proposed bus route is supported in principle. Reject exclusion of Redmund Spur from hill suburbs where the submission seeks removal of the QM-Low PT (noting that this part of the submission is incorrectly summarized and should be deleted).</p>
681.4	FS2068.44	19 - Planning Maps > 19.1 - MRZ Zoning	Support	<p>Accept in part – apply the relief for Redmund Spur as set out in the Red Spur Ltd submission to Redmund Spur (which includes two alternative reliefs depending on whether the Low Public Transport Accessibility Qualifying Matter is retained (or retained in an amended form)), but reduce minimum lot size to 575m² (not 650m²), except that a maximum of 15% of vacant lots for the entire Redmund Spur Precinct shall have a minimum lot size of 400m².</p>
681.5	FS2068.46	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	<p>Accept in part – Support reduced minimum lot size of 575m² including for Redmund Spur, except that as per the Red Spur Ltd submission, a maximum of 15% of vacant lots for the entire Redmund Spur Precinct shall have a minimum lot size of 400m².</p>
681.6	FS2068.47	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Reject
681.7	FS2068.48	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Reject
689.78	FS2068.54	19 - Planning Maps > 19.4 - QM - Low PT	Support	<p>Accept in part i.e. if the LPTA-QM is retained, accept the amendments (and potentially amendments) sought by the submission.</p>
805.17	FS2068.14	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	<p>Accept in part to the extent that the notified LPTA QM is amended or replaced with more suitable method(s) for achieving its intent as specified under 'Reasons for Oppose/Support' or otherwise reject LPTA QM if alternative more suitable methods are not adopted.</p>
814.48	FS2068.15	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A	Support	Accept submission points.

		Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction		
814.49	FS2068.16	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Accept submission points.
814.50	FS2068.17	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Accept submission points.
814.51	FS2068.18	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Accept submission points.
814.52	FS2068.19	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Accept submission points.
814.53	FS2068.20	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Accept submission points.
814.54	FS2068.21	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Support	Accept submission points.
814.55	FS2068.22	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover >	Support	Accept submission points.

		6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure		
814.56	FS2068.23	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Support	Accept submission points.
814.57	FS2068.24	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Accept submission points.
814.58	FS2068.25	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Accept submission points.
814.59	FS2068.26	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Support	Accept submission points.
814.60	FS2068.27	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Support	Accept submission points.
814.61	FS2068.28	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Accept submission points.
814.81	FS2068.29	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Support	Accept submission points.

814.82	FS2068.30	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Support	Accept submission points.
814.83	FS2068.31	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Support	Accept submission points.
814.84	FS2068.32	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Support	Accept submission points.
814.85	FS2068.33	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	Accept submission points.
814.86	FS2068.34	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	Accept submission points.
814.87	FS2068.35	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Accept submission points.
814.88	FS2068.36	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Support	Accept submission points.
814.89	FS2068.37	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Support	Accept submission points.
814.90	FS2068.39	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Accept in part with respect to provisions affecting Red Spur Ltd, and as necessary to ensure consistency in District Plan provisions; and to extent that the relief sought is consistent with the Red Spur submission and the interests of Red Spur Ltd.
814.92	FS2068.38	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Accept submission points
814.153	FS2068.40	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Accept in part to the extent that the relief sought is consistent with the Red Spur submission and the interests of Red Spur Ltd.
834.5	FS2068.2	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Oppose	Accept in part to the extent that the notified LPTA QM is amended or replaced with more suitable method(s) for

				achieving its intent as specified under 'Reasons for Oppose/Support' or otherwise reject if alternative more suitable methods are not adopted.
834.6	FS2068.3	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Accept in part to the extent that the notified LPTA QM is amended or replaced with more suitable method(s) for achieving its intent as specified under 'Reasons for Oppose/Support' or otherwise reject if alternative more suitable methods are not adopted.
834.83	FS2068.1	14 - Residential > 14.7 - Rules - Residential Hills Zone	Oppose	Accept in part to the extent that the notified LPTA QM is amended or replaced with more suitable method(s) for achieving its intent as specified under 'Reasons for Oppose/Support' or otherwise reject if alternative more suitable methods are not adopted.
834.115	FS2068.4	6 - General Rules and Procedures	Support	Accept
834.116	FS2068.5	8 - Subdivision, Development and Earthworks > 8.3 - Administration	Support	Accept
834.117	FS2068.6	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision > 8.5.1 - Activity Status Tables	Support	Accept
834.118	FS2068.7	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Accept
834.119	FS2068.8	14 - Residential	Support	Accept
834.123	FS2068.9	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Support	Accept Accept
834.124	FS2068.10	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Support	Accept
834.125	FS2068.11	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Support	Accept
834.126	FS2068.12	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Accept
834.130	FS2068.13	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
903.1	FS2068.49	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions >	Oppose	Reject

		6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities		
903.2	FS2068.50	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	If the tree canopy rules are retained,accept this submission point to the extent it is consistent with relief sought by, and the interests of RedSpur Ltd
903.3	FS2068.51	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.3 - 6.10A.4.1.3 Restricted discretionary activities	Support	If the tree canopy rules are retained,accept submission.
903.4	FS2068.52	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.2 - 6.10A.4.2.2 Financial contribution standards and calculations	Support	If tree canopy rules are retained,accept submission
903.5	FS2068.53	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	If the tree canopy rules are retained,accept submission.

Patricia Harte On Behalf Of Hilton Smith

Submitter 2069

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
119.2	FS2069.1	19 - Planning Maps > 19.2 - HRZ Zoning	Support	I seek that the wholesubmission is allowed
376.1	FS2069.2	19 - Planning Maps > 19.8 - QM - Character Areas	Support	I seek that thesesubmissions are allowed
376.2	FS2069.3	19 - Planning Maps > 19.2 - HRZ Zoning	Support	I seek that thesesubmissions are allowed
376.3	FS2069.4	19 - Planning Maps > 19.1 - MRZ Zoning	Support	I seek that thesesubmissions are allowed
376.4	FS2069.5	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	I seek that thesesubmissions are allowed
376.5	FS2069.6	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Support	I seek that thesesubmissions are allowed
376.6	FS2069.7	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	I seek that thesesubmissions are allowed
758.1	FS2069.8	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	I seek that the wholesubmission is allowed

Mountfort Planning Limited

Submitter 2070

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
54.2	FS2070.5	5 - Natural Hazards > 5.5 - Rules - Liquefaction hazard	Oppose	<p>Disallow submission point.</p> <p>(a) It is not necessary or appropriate to preventhousing intensification in such a broad brushmanner as the submitter proposes. Theserisks can be managed by standard buildingcontrol techniques such as TechnicalCategory (TC) Land Classification andconsequential foundation and constructionrequirements. The costs of such anapproach would far outweigh any potentialbenefits and would not meet the purpose ofthe Act.</p>

54.8	FS2070.6	19 - Planning Maps > 19.10 - Any other zones	Oppose	<p>Disallow submission point.</p> <p>(a) It is not necessary or appropriate to prevent housing intensification in such a broad brush manner as the submitter proposes. These risks can be managed by standard building control techniques such as Technical Category (TC) Land Classification and consequential foundation and construction requirements. The costs of such an approach would far outweigh any potential benefits and would not meet the purpose of the Act.</p>
685.80	FS2070.9	19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	<p>I seek that the submission point 685.80 be disallowed in part to the extent that</p> <p>(a) The height limits for permitted activity buildings under P23 of Appendix 13.14.6.2 for the Edge Housing Overlay be retained at 8 metres as set out in Rule 14.4.2.3 Building Height</p> <p>(b) The height limits for permitted activity buildings under The height limits for permitted activity buildings under P33 of Appendix 13.14.6.2 be retained at 11 metres as set out in Rule 14.5.2.3 Building height</p>
720.45	FS2070.10	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	<p>I seek that the submission point 720.25 be disallowed in part to the extent that</p> <p>(a) The height limits for permitted activity buildings under P23 of Appendix 13.14.6.2 for the Edge Housing Overlay be retained at 8 metres as set out in Rule 14.4.2.3 Building Height</p> <p>(b) The height limits for permitted activity buildings under P33 of Appendix 13.14.6.2 be retained at 11 metres as set out in Rule 14.5.2.3 Building height</p>
751.51	FS2070.8	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone > 13.14.6 - Appendices > 13.14.6.1 - Appendix 13.14.6.1 Development Plan and Stopbank Cross-section	Support	<p>the whole of submission 751.51 be allowed.</p> <p>As noted, the Glenara Family Trust owns the property at 254 Fitzgerald Avenue, together with the properties at 256 Fitzgerald Avenue and 5 Harvey Terrace, Richmond. It had sought, pursuant to Plan Change 11, the inclusion of 254 Fitzgerald Avenue and 5 Harvey Terrace and seeks to develop it for Edge Housing Purposes in accordance with the provisions of the zone. To enable this the overlay needs to be shown on the diagram in Appendix 13.14.6.1</p>

755.6	FS2070.11	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Submission Point 755.6 be disallowed.
794.1	FS2070.1	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	<p>Disallow submission point.</p> <p>(a) It is not necessary or appropriate to prevent housing intensification in such a broad brush manner as the submitter proposes. These risks can be managed by standard building control techniques such as Technical Category (TC) Land Classification and consequential foundation and construction requirements. The costs of such an approach would far outweigh any potential benefits and would not meet the purpose of the Act.</p> <p>(b) If South Richmond were to be restricted from housing intensification for the reasons identified by the submitter, such restrictions could potentially be applied on a much wider basis in Christchurch, and would undermine the intensification objective.</p>
794.3	FS2070.2	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.1 - Natural hazards objective > 5.2.1.1 - Objective - Natural hazards	Oppose	<p>Disallow submission point.</p> <p>(a) It is not necessary or appropriate to prevent housing intensification in such a broad brush manner as the submitter proposes. These risks can be managed by standard building control techniques such as Technical Category (TC) Land Classification and consequential foundation and construction requirements. The costs of such an approach would far outweigh any potential benefits and would not meet the purpose of the Act.</p> <p>(b) If South Richmond were to be restricted from housing intensification for the reasons identified by the submitter, such restrictions could potentially be applied on a much wider basis in Christchurch, and would undermine the intensification objective.</p>
794.7	FS2070.3	19 - Planning Maps	Oppose	Disallow submission point.

				<p>(a) It is not necessary or appropriate to prevent housing intensification in such a broad brush manner as the submitter proposes. These risks can be managed by standard building control techniques such as Technical Category (TC) Land Classification and consequential foundation and construction requirements. The costs of such an approach would far outweigh any potential benefits and would not meet the purpose of the Act.</p> <p>(b) If South Richmond were to be restricted from housing intensification for the reasons identified by the submitter, such restrictions could potentially be applied on a much wider basis in Christchurch, and would undermine the intensification objective.</p>
794.8	FS2070.4	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	<p>Disallow submission point.</p> <p>(a) It is not necessary or appropriate to prevent housing intensification in such a broad brush manner as the submitter proposes. These risks can be managed by standard building control techniques such as Technical Category (TC) Land Classification and consequential foundation and construction requirements. The costs of such an approach would far outweigh any potential benefits and would not meet the purpose of the Act.</p> <p>(b) If South Richmond were to be restricted from housing intensification for the reasons identified by the submitter, such restrictions could potentially be applied on a much wider basis in Christchurch, and would undermine the intensification objective.</p>
834.34	FS2070.7	13 - Specific Purpose Zones > 13.14 - Specific Purpose (Otakaro Avon River Corridor) Zone	Oppose	<p>Disallow submission point.</p> <p>The Glenara Family Trust owns properties at 254 and 256 Fitzgerald Avenue and 6 Harvey Terrace, which are within the zone and listed in Appendix 13.14.6.2. The Trust proposes to redevelop 254 Fitzgerald Avenue and 5 Harvey Terrace and relies on Appendix 13.14.6.2 and its provisions. The SPOARCZ is not a Residential zone so deletion of the qualifying matter would be irrelevant and achieve nothing. Nor is it an Open Space or Recreation zone Open Space or Recreation zone as</p>

				<p>asserted by the submission. The zone does provide for open space and recreation, among other purposes which also include housing in specified locations. Those locations include Trial Housing and Edge Housing Overlays which are mapped on Appendix 13.14.6.1, and a small number of existing privately owned residential properties listed in Appendix 13.14.6.2. Not all of the land, including the properties owned by the Glenara Family Trust, is owned by the Christchurch City Council or held in reserves under the Reserves Act 1977. Some of the land in the zone is specifically identified for medium density residential development. Because of that it is incorrect that the submission asserts that residential development is unlikely to occur or that such development would be contrary to the purposes of the zone. Nor is it correct to imply that all the land in the zone can be managed through Council ownership or under the Reserves Act 1977.</p>
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New Zealand Airports Association

Submitter 2071

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
805.23	FS2071.1	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
805.24	FS2071.2	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	
805.25	FS2071.3	19 - Planning Maps > 19.10 - Any other zones	Oppose	
805.26	FS2071.4	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	
805.27	FS2071.5	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
805.27	FS2071.6	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	
805.27	FS2071.7	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	
805.28	FS2071.8	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	

805.31	FS2071.9	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.2 - Activities near Christchurch Airport	Oppose	
834.57	FS2071.10	6 - General Rules and Procedures	Oppose	
834.58	FS2071.11	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	
834.169	FS2071.12	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
834.332	FS2071.13	19 - Planning Maps	Oppose	
852.1	FS2071.14	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	
852.2	FS2071.15	19 - Planning Maps > 19.1 - MRZ Zoning	Support	
852.3	FS2071.16	19 - Planning Maps > 19.2 - HRZ Zoning	Support	
852.4	FS2071.17	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	
852.5	FS2071.18	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	
852.6	FS2071.19	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	
852.7	FS2071.20	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	
852.8	FS2071.21	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure	Support	
852.9	FS2071.22	14 - Residential > 14.2 - Objectives and Policies > 14.2.4 - Objective - Strategic infrastructure > 14.2.4.1 - Policy - Avoidance of adverse effects on strategic infrastructure	Support	
852.10	FS2071.23	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.11 - Policy - Managing site-specific Residential Large Lot development	Support	
852.11	FS2071.24	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	
852.12	FS2071.25	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Support	
852.14	FS2071.26	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Support	
852.15	FS2071.27	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Support	
852.16	FS2071.28	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.1 - Site and precinct density	Support	

852.17	FS2071.29	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Support	
852.18	FS2071.30	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Support	
852.19	FS2071.31	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.5 - 15.4.1.5 Non-complying activities	Support	
852.20	FS2071.32	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.5 - Non-complying activities	Support	
852.21	FS2071.33	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables - Commercial Office Zone > 15.9.1.1 - Permitted activities	Support	
852.22	FS2071.34	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Support	
852.23	FS2071.35	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Support	
852.24	FS2071.36	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.1 - Appendix 13.6.6.1 State Schools	Support	
852.25	FS2071.37	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Support	
852.26	FS2071.38	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.3 - Appendix 13.6.6.3 Private Schools	Support	
859.5	FS2071.39	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	
859.7	FS2071.40	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	

Davie Lovell-Smith Limited

Submitter 2073

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.137	FS2073.1	19 - Planning Maps > 19.9 - Any other QMs	Support	We seek that this submission is allowed only if the operative North Halswell ODP Appendix 8.10.4 is amended.
834.161	FS2073.2	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.

834.163	FS2073.3	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.164	FS2073.4	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.
834.236	FS2073.5	14 - Residential > 14.12 - Rules - Future Urban Zone	Oppose	We seek that the whole submissions are disallowed, and the Future Urban Zone is retained as notified.

Group of Neighbours

Submitter 2074

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
114.1	FS2074.106	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
233.6	FS2074.9	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
233.6	FS2074.107	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
254.2	FS2074.10	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
261.6	FS2074.11	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
261.6	FS2074.108	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
264.6	FS2074.12	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
265.6	FS2074.13	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
266.6	FS2074.14	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
267.6	FS2074.15	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
268.6	FS2074.16	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	

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590.6	FS2074.73	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
591.6	FS2074.74	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
594.1	FS2074.75	14 - Residential	Oppose	
611.7	FS2074.76	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
612.5	FS2074.77	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
613.5	FS2074.78	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
615.22	FS2074.79	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
624.6	FS2074.80	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
635.5	FS2074.81	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
637.4	FS2074.82	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
639.3	FS2074.83	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
643.5	FS2074.84	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
646.5	FS2074.85	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
652.8	FS2074.86	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
655.6	FS2074.87	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
656.6	FS2074.88	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
658.2	FS2074.89	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
661.2	FS2074.90	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
662.2	FS2074.91	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
681.1	FS2074.1	19 - Planning Maps > 19.10 - Any other zones	Oppose	
681.2	FS2074.2	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	

681.3	FS2074.3	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
681.3	FS2074.112	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
681.4	FS2074.4	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	
681.5	FS2074.5	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
681.6	FS2074.6	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
681.7	FS2074.7	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	
721.2	FS2074.92	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
724.2	FS2074.93	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
727.2	FS2074.94	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
733.7	FS2074.95	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
738.6	FS2074.96	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
743.1	FS2074.113	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
805.17	FS2074.114	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
805.19	FS2074.115	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
832.6	FS2074.97	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
834.79	FS2074.116	14 - Residential > 14.1 - Introduction	Oppose	
834.80	FS2074.117	14 - Residential > 14.2 - Objectives and Policies	Oppose	
834.81	FS2074.118	14 - Residential > 14.3 - How to interpret and apply the rules	Oppose	
834.82	FS2074.119	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	
837.6	FS2074.98	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
839.6	FS2074.99	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	

840.10	FS2074.100	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
841.6	FS2074.101	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
843.6	FS2074.102	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
844.6	FS2074.103	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
847.6	FS2074.104	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
859.7	FS2074.120	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
918.6	FS2074.105	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	
1049.6	FS2074.8	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	

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Submitter 2075

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
53.3	FS2075.30	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the submission be disallowed
145.3	FS2075.28	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Support	I seek the submission be allowed
145.4	FS2075.27	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Support	I seek the submission be allowed
175.6	FS2075.23	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	I seek the submission be disallowed

369.3	FS2075.24	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Oppose	I seek the submission be disallowed
380.3	FS2075.11	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	I seek the submission be disallowed
380.4	FS2075.12	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	I seek the submission be disallowed
380.8	FS2075.13	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Oppose	I seek the submission be disallowed
380.9	FS2075.14	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the submission be disallowed
380.10	FS2075.15	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Oppose	I seek the submission be disallowed
689.73	FS2075.16	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	I seek the submission be allowed
689.74	FS2075.17	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Support	I seek the submission be allowed
689.75	FS2075.18	5 - Natural Hazards > 5.6 - Rules - Slope instability	Support	I seek the submission be allowed
689.76	FS2075.19	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	I seek the submission be allowed
689.77	FS2075.20	19 - Planning Maps > 19.9 - Any other QMs	Support	I seek the submission be allowed
739.2	FS2075.31	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the submission be disallowed
739.3	FS2075.32	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the submission be disallowed

814.46	FS2075.29	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Oppose	I seek the submission be disallowed
834.18	FS2075.5	6 - General Rules and Procedures	Support	I seek the submission be allowed
834.19	FS2075.6	5 - Natural Hazards > 5.6 - Rules - Slope instability > 5.6.1 - Activity status for Slope Instability Management Areas	Support	I seek the submission be allowed
834.20	FS2075.7	6 - General Rules and Procedures	Oppose	I seek the submission be disallowed
834.21	FS2075.8	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.5 - Activities and earthworks in the Flood Ponding Management Area	Oppose	I seek the submission be disallowed
834.23	FS2075.9	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Oppose	I seek the submission be disallowed
834.24	FS2075.10	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	I seek the submission be disallowed
834.110	FS2075.1	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Oppose	I seek the submission be disallowed.
834.111	FS2075.2	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK	Oppose	I seek the submission be disallowed.
834.112	FS2075.3	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Oppose	I seek the submission be disallowed
834.114	FS2075.4	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Oppose	I seek the submission be disallowed
877.14	FS2075.25	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	I seek the submission be disallowed
877.15	FS2075.26	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Oppose	I seek the submission be disallowed

878.3	FS2075.21	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Oppose	I seek the submission be disallowed
878.5	FS2075.22	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.1 - 5.4A.1 Permitted activities	Oppose	I seek the submission be disallowed

Ian Cumberpatch Architects Ltd

Submitter 2076

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2076.1		8 - Subdivision, Development and Earthworks	Seek Amendment	Implement a requirement to have all residential units which are attached (touching in some way) to be subdivided under Unit Title (or some memorandum of agreement) and not Fee Simple.
2076.2		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Seeks further clarification on Subclause (f) [to clarify if (f) is referring to area in plan or vertical surface area of a retaining wall].
2076.3		2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Seeks further clarification on Subclause (o) [to clearly define 'roofed']
2076.4		5 - Natural Hazards	Seek Amendment	[Seeks] that the Christchurch City Council take this opportunity when the District Plan is being rewritten to require buildings to have their lifetime carbon footprint calculated and be required to not exceed a sinking lid maximum.
2076.5		6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Seek Amendment	Increase the maximum heights in clause 6.5.4.2.1 to match the surrounding zone
2076.6		7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Amend Table 7.5.7.1(a) back to 3m for minimum legal width, and 2.7m for minimum formed width.
2076.7		8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	Seeks to increase the [earthworks volume] limits to a much higher level, or at least streamlining the process for these simple Resource Consents.

2076.8		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Add a rule requiring that at least every 'X'm width of a street facing façade there is a minimum 400mm step in the building line.
2076.9		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Within each street facing frontage, a minimum area of the façade is to protrude or intrude by a at least 200mm for 'Y'% of the façade.
2076.10		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	If a garage is provided, it should be of a size that allows for an 85th percentile car to be parked in it.
2076.11		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	The Residential Design Principles should be considered when any breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
2076.12		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Seek Amendment	The Residential Design Principles should be considered when any breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
2076.13		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Seek Amendment	Add a subclause (b) to read, "Unless c. applies, buildings must not exceed 12 metres in height above ground level, except that 50% of a building's roof in elevation, measured vertically from the junction between wall and roof, may exceed this height by 1 metre, where the entire roof slopes 30° or more, as shown on the following diagram:."
2076.14		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Rewrite subclause (c) to, "Eaves, roof overhangs and / or guttering up to a total of 300mm (300mm or 500mm?) in width from the outside extent of a building shall not be included in the building coverage calculation."
2076.15		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	To ensure the amenity of Residential Suburban, Residential Suburban Density Transition or Residential Hills sites that abut MRZ zones, the more restrictive recession planes should apply along the shared boundary of the MRZ site.
2076.16		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards >	Seek Amendment	Amend subclause (c)(i) to, "A boundary with a road where the property boundary across the road is further than <u> </u> .

		14.5.2.6 - Height in relation to boundary		
2076.17		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<p>[referin to 14.5.2.7(a)(i)]</p> <p>[Seeks to] add a further subclause to restrict garage doors to those that do not extend past the property boundary.</p>
2076.18		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<p>[Referring to 14.5.2.7(a)(iii)]</p> <p>Rewrite subclause (a)(iii) to, "Only road boundary: Eaves, roof overhangs and / or guttering to a total maximum of 300mm in width measured from the outside extent of a building."</p>
2076.19		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	<p>[Referring to 14.5.2.7(a)(iv)]</p> <p>Rewrite the rule to, "Only for side and rear boundaries where the building/s shall be no greater than 3 metres in height above ground level, and have a total length that does not exceed 6.2m." Clarify if this is limited to 1 garage only per boundary and if more than 1 what separation is required.</p>
2076.20		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amendment	Add a further subclause to subclause (i) reading, "be contained within the property boundaries."
2076.21		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Seek Amendment	Rewrite the subclause to, "be clear and unobstructed by buildings or fences (excluding any doors or windows opening into an outlook space from the principal living room); and"
2076.22		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	<p>[Rule 14.5.2.9 (a)]</p> <p>Rewrite the rule to, "Any fencing provided shall meet the following standards, being the maximum permitted height above the minimum floor level." This one would have a large impact on the existing sections which could be surrounded by 2.8m high fencing if new development all around. Would council have some recommendations on some middle ground here.</p>
2076.23		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards >	Seek Amendment	<p>[Rule 14.5.2.9 (a)]</p> <p>Rewrite the rule heading to, "Fencing and Screening".</p>

		14.5.2.9 - Street scene amenity and safety - fences		
2076.24		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Amend subclause (c) from 12m to 6m
2076.25		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	The area is measured on the visible interior faces of walls. This is the area of wall that occupants experience so it is a more realistic measure.
2076.26		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	The area of measurement is more clearly defined, is it from finished floor level to finished ceiling level, or from ground level?
2076.27		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	Amend subclause (e) from 17.5% to 15%.
2076.28		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Seek Amendment	That the area calculation excludes any garage walls. This is the approach taken by, for example, the Selwyn District Council.
2076.29		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Seek Amendment	Amend subclause (a) from 30% to 45% LRV.
2076.30		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amendment	Amend subclause (a) to require outdoor units visible from the street to be screened.
2076.31		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Add a rule requiring that at least every 'X'm width of a street facing façade there is a minimum 400mm step in the building line
2076.32		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Within each street facing frontage, a minimum area of the façade is to protrude or intrude by a at least 200mm for 'Y'% of the façade.

2076.33		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Seek Amendment	If a garage is provided, it should be of a size that allows for an 85th percentile car to be parked in it
2076.34		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	The Residential Design Principles should be considered when any breach of the Permitted Activity standards requires a Restricted Discretionary Resource Consent.
2076.35		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Amend subclause (a) to, "Buildings must not exceed the height above ground level [as follows]: Bordering the City Centre - 22m; Bordering a Town Centre - 16m; Neighbouring a Town Centre at Riccarton, Hornby or Papanui - 18m; Bordering a local centre - 12m; Bordering a Neighbourhood Centre - 12m.
2076.36		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Not Stated	Amend subclause (b) to, "Residential units shall not be less than the maximum height permitted in the MRZ."
2076.37		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Add a subclause to (b) reading, "the upper 50% of a gable roof, measured vertically", with an appropriate illustration to remove ambiguity.
2076.38		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Amend subclause (c)(i) to, "A boundary with a road where the property boundary across the road is further than <u> </u> ."
2076.39		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[14.6.2.3 (a)(i)] Add a further subclause to restrict garage doors to those that do not extend past the property boundary.
2076.40		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	Develop a mechanism where public property can accommodate tree planting, for example a financial contribution to aid in street planting upgrades in lieu of building setbacks.
2076.41		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Seek Amendment	[14.6.2.3 (b)(iii)] we believe this is not the intent. The reliance of this amenity to occur solely through private land may not lead to the desired outcomes.
2076.42		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 -	Seek Amendment	Add a further subclause to subclause (i) reading, "be contained within the property boundaries."

		Built form standards > 14.6.2.4 - Outlook space		
2076.43		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Seek Amendment	Rewrite the subclause to, “be clear and unobstructed by buildings or fences (excluding any doors or windows opening into an outlook space from the principal living room)”
2076.44		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Amend the clause to read, “Residential units above 12 metres in height above ground level must be separated from any other residential units on the same site by at least 10 metres measured horizontally, except where a common wall is included.”
2076.45		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	Rewrite the rule to, “Any fencing provided shall meet the following standards, being the maximum permitted height above the minimum floor level.”
2076.46		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Amend subclause (c) from 12m to 6m
2076.47		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	The area be measured on the visible interior faces of walls. This is the area of wall that occupants experience so is a more realistic measure.
2076.48		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	The area of measurement be more clearly defined, is it from finished floor level to finished ceiling level, or from ground level?
2076.49		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	That the area calculation exclude any garage walls.
2076.50		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Seek Amendment	Amend subclause (e) from 17.5% to 15%.
2076.51		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Seek Amendment	Amend subclause (a)(i) to, “Each residential unit shall have sufficient accessible, useable and screened space for the storage and use of three wheelie bins, or provision for shared waste storage facilities.”

2076.52		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Amend subclause (a) to, "The maximum building coverage must not exceed 60% of the net site area."
2076.53		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Rewrite subclause (a)(i) to, "Eaves, roof overhangs and / or guttering up to a total of 300mm in width from the outside extent of a building shall not be included in the building coverage calculation."
2076.54		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Amend subclause (a)(ii)(C) to, "A minimum development site dimension of 12m is achieved."
2076.55		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Seek Amendment	Amend subclause (a) to require outdoor units visible from the street to be screened
2076.56		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.1 - Site density	Seek Amendment	Amend subclause 14.8.3.2.2(a) to be 250m ²
2076.57		14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.3 - Site coverage	Seek Amendment	amend subclause 14.8.3.2.4(a) to be 60%.
2076.58		15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	Add a subclause to 15.2.4.1 limiting building height along the Te Papa Otakaro corridor, and implement appropriate built form standards.
2076.59		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Seek Amendment	Add a subclause to (b) reading, "the upper 50% of a gable roof, measured vertically", with an appropriate illustration to remove ambiguity. Add a subclause to (b) reading, "the upper 50% of a gable roof, measured vertically", with an appropriate illustration to remove ambiguity.

Submitter 2077

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2077.1		14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	[Supports] the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres, and supports any provisions or changes to the District Plan that will achieve this outcome;
2077.2		15 - Commercial	Support	[Supports] the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres, and supports any provisions or changes to the District Plan that will achieve this outcome;
2077.3		20 - All of Plan	Oppose	[Opposes] any provisions or changes that will adversely affect the outcome of Policy 3(a) of the NPS-UD - [the submitter supports the intensification of urban form to provide for additional development capacity, particularly near the city and commercial centres, and supports any provisions or changes to the District Plan that will achieve this outcome]
2077.4		15 - Commercial	Seek Amendment	[Seeks that] provisions [are] included to enable the range of matters outlined as follows that together assist with ensuring PC14 gives effects to the NPS-UD through intensifying development; increasing height limits in and around the central city, and in suburban centres; changes to rules within commercial zones to ensure high quality urban environments and be more enabling of activities without the need for resource consent; medium and high density residential zones with new rules are being introduced across all urban residential areas; rezoning of industrial areas near the central city for housing and mixed-use activities; introducing qualifying matters to reduce the scale and density of buildings enabled by the MDRS and NPS-UD is reduced; and amending objectives, policies, and other provisions throughout the District Plan.
2077.5		14 - Residential	Seek Amendment	[Seeks that] provisions [are] included to enable the range of matters outlined as follows that together assist with ensuring PC14 gives effects to the NPS-UD through intensifying development; increasing height limits in and around the central city, and in suburban centres; changes to rules within commercial zones to ensure high quality urban environments and be more enabling of activities without the need for resource consent; medium and high density residential zones with new rules are being introduced across all urban residential areas; rezoning of industrial areas near the central city for housing and mixed-use activities; introducing qualifying matters to reduce the scale and density of buildings enabled by the MDRS and NPS-UD is reduced; and amending objectives, policies, and other provisions throughout the District Plan.

2077.6		19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	[seeks] that [the] part of the submitter's site that is proposed to be zoned High Density Residential [72 Sailsbury Street and 373 Durhm Street North] be rezoned to enable mixed use development, such as the Central City Zone (CCZ)
2077.7		19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	[seeks] that [the] part of the submitter's site that is proposed to be zoned High Density Residential [72 Sailsbury Street and 373 Durhm Street North] be rezoned to enable mixed use development, such as the Central City Zone (CCZ)
2077.8		20 - All of Plan	Support	[Seeks to support] any other additional or consequential relief to the District Plan, including but not limited to, the maps, issues, objectives, policies, rules, controls/discretions, assessment criteria and explanations that will give effect to the matters raised in this submission and the relevant planning legislation.
2077.9		15 - Commercial	Support	[Seeks to support] any other additional or consequential relief to the District Plan, including but not limited to, the maps, issues, objectives, policies, rules, controls/discretions, assessment criteria and explanations [of the commercial Central City Zone or such there of] that will give effect to the matters raised in this submission and the relevant planning legislation.

Daphne Robson

Submitter 2078

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2078.1		14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Seek Amendment	<p>High density housing should have the following [standards]:</p> <ul style="list-style-type: none"> a. have underground carparks for community cars, bicycles, ev charging points and in the short term private cars. b. separation from low rise suburban housing. c. noise consideration with triple glazed acoustic windows. d. external heat pumps in a plant room with acoustic insulation.

2078.2		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose three storey buildings.
2078.3		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	Oppose tiny high [rise] developments. Seek that 10 or more contiguous sections be designed as a precinct.

Jim and Janeen Nolan

Submitter 2079

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2079.1		19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose MDRS replacing current RS zones.
2079.2		20 - All of Plan	Oppose	Oppose the application of NPS-UD through plan change 14.
2079.3		6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Opposes application of qualifying matter for walking distances to public transport being the measures of as to whether the area is RS or MDRS.
2079.4		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Opposes notified building heights.
2079.5		14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Opposes notified setback rules.

NTP Development Holdings Limited

Submitter 2080

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
2080.1		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks that the site at 276 Cranford Street zoned under PC14 as Residential Suburban Zone, be amended to be zoned Medium Density Residential Zone]
2080.2		14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Seek Amendment	[Seeks that the area zoned Residential Suburban Zone at 276 Cranford Street be amended to be zoned Medium Density Residential Zone]
2080.3		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks that the area zoned Special Purpose (School) Zone at 257 Breezes Road be amended to be zoned Medium Density Residential Zone]
2080.4		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone	Seek Amendment	[Seeks that the area zoned Special Purpose (School) Zone at 257 Breezes Road be amended to be zoned Medium Density Residential Zone]
2080.5		14 - Residential > 14.12 - Rules - Future Urban Zone	Seek Amendment	[Seeks that the site at 109 Prestons Road zoned Future Urban Zone and Medium Density Residential Zone be amended to be zoned only Future Urban Zone]
2080.6		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks that the site at 109 Prestons Road zoned Future Urban Zone and Medium Density Residential Zone be amended to be zoned only Medium Density Residential Zone]
2080.7		13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone	Seek Amendment	[Seeks that the site at 91 Banks Avenue zoned under PC14 as Special Purpose (School) Zone be amended to be zoned Medium Density Residential Zone]
2080.8		19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	[Seeks that the site at 91 Banks Avenue zoned under PC14 as Special Purpose (School) Zone be amended to be zoned Medium Density Residential Zone]

Andrew McCarthy

Submitter 2081

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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121.4	FS2081.2	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support submission point seeking removal of the Sunlight Access QM
121.5	FS2081.3	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support submission point seeking removal of the Sunlight Access QM
121.19	FS2081.1	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support submission point seeking the removal of the LPTAQM.
805.17	FS2081.28	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept the submission point.
805.18	FS2081.29	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept the submission point.
805.19	FS2081.30	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Accept the submission point.
834.75	FS2081.13	6 - General Rules and Procedures	Support	Accept submission point.
834.76	FS2081.14	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Accept submission point.
834.77	FS2081.15	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Accept submission point.
834.78	FS2081.16	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Support	Accept submission point.
834.79	FS2081.5	14 - Residential > 14.1 - Introduction	Support	Accept submission point.
834.80	FS2081.6	14 - Residential > 14.2 - Objectives and Policies	Support	Accept submission point.
834.81	FS2081.7	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Accept submission point.
834.82	FS2081.8	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	Accept submission point.
834.83	FS2081.9	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Accept submission point.
834.84	FS2081.10	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Accept submission point.
834.85	FS2081.11	14 - Residential > 14.15 - Rules - Matters of control and discretion	Support	Accept submission point.
834.86	FS2081.12	14 - Residential > 14.16 - Appendices	Support	Accept submission point.
834.118	FS2081.17	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Support	Accept the submission point.
834.147	FS2081.18	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Support	Accept the submission point.

834.148	FS2081.19	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Support	Accept the submission point.
834.149	FS2081.20	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Support	Accept the submission point.
834.150	FS2081.21	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Support	Accept the submission point.
834.151	FS2081.22	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Support	Accept the submission point.
842.15	FS2081.4	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Oppose	I oppose several rule amendment proposed by FENZ in Chapter 7, Transport, particularly as they relate to rear site access and hill site access.
859.1	FS2081.23	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept the submission point.
859.2	FS2081.25	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Accept the submission point.
859.3	FS2081.26	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Accept the submission point.
859.4	FS2081.27	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Accept the submission point.
859.7	FS2081.24	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept the submission point.

Kāinga Ora

Submitter 2082

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
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12.1	FS2082.1	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
12.2	FS2082.2	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
12.2	FS2082.6	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
12.3	FS2082.3	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
12.4	FS2082.4	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
26.1	FS2082.5	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
26.3	FS2082.7	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose
26.4	FS2082.8	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Oppose
26.5	FS2082.9	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	Oppose
26.6	FS2082.10	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Oppose
26.7	FS2082.11	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
26.8	FS2082.12	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose
26.9	FS2082.13	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Oppose	Oppose

44.4	FS2082.14	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Oppose	Oppose
44.6	FS2082.15	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.6 - Rules - Matters of discretion	Oppose	Oppose
61.1	FS2082.16	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.2 - Objectives and Policies > 13.5.2.1 - Objective - Enabling hospital development > 13.5.2.1.3 - Policy - Comprehensive development and redevelopment of sites for residential purposes	Oppose	Oppose
61.2	FS2082.17	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.6 - Appendices > 13.5.6.1 - Appendix 13.5.6.1 Alternative Zone Table	Oppose	Oppose
61.2	FS2082.39	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.6 - Appendices > 13.5.6.1 - Appendix 13.5.6.1 Alternative Zone Table	Support	Support
61.4	FS2082.18	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
61.7	FS2082.19	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose
61.10	FS2082.20	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
61.11	FS2082.21	3 - Strategic Directions > 3.1 - Introduction	Oppose	Oppose
61.12	FS2082.22	20 - All of Plan	Oppose	Oppose
61.12	FS2082.23	20 - All of Plan	Oppose	Oppose
61.13	FS2082.24	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
61.14	FS2082.25	3 - Strategic Directions > 3.3 - Objectives	Oppose	Oppose
61.15	FS2082.26	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
61.25	FS2082.27	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	Oppose in part

61.26	FS2082.28	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.2 - Controlled activities	Oppose	Oppose in part
61.27	FS2082.29	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.4 - Discretionary activities	Oppose	Oppose in part
61.28	FS2082.30	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.5 - Non-complying activities	Oppose	Oppose in part
61.38	FS2082.31	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose in part
61.39	FS2082.32	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	Oppose in part
61.40	FS2082.33	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose in part
61.41	FS2082.34	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose in part
61.44	FS2082.35	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Oppose	Oppose
61.45	FS2082.36	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	Oppose
61.46	FS2082.37	20 - All of Plan	Oppose	Oppose
61.47	FS2082.38	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
69.1	FS2082.40	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
69.3	FS2082.41	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
78.2	FS2082.42	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
81.1	FS2082.43	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	Oppose

81.2	FS2082.44	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
89.12	FS2082.45	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support
89.22	FS2082.46	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	Support
89.26	FS2082.47	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Support	Support
89.27	FS2082.48	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Support	Support
105.2	FS2082.49	20 - All of Plan	Oppose	Oppose
121.1	FS2082.50	15 - Commercial	Support	Oppose in part
121.2	FS2082.51	19 - Planning Maps	Support	Oppose in part
121.6	FS2082.52	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
121.7	FS2082.53	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Support
121.8	FS2082.54	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
121.9	FS2082.55	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Support	Support
121.17	FS2082.56	19 - Planning Maps > 19.10 - Any other zones	Support	Support
121.18	FS2082.57	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Support
121.23	FS2082.58	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Support	Support
121.27	FS2082.59	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
121.28	FS2082.60	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
145.10	FS2082.61	14 - Residential > 14.15 - Rules - Matters of control and discretion	Oppose	Oppose in part

145.19	FS2082.62	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.2 - Policy - MDRS Policy 2	Support	Support
145.22	FS2082.63	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Oppose
145.24	FS2082.64	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Oppose
145.24	FS2082.65	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Oppose
150.1	FS2082.66	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
150.2	FS2082.67	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Oppose
150.3	FS2082.68	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Oppose
150.4	FS2082.69	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Oppose
150.5	FS2082.70	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Oppose
150.6	FS2082.71	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Oppose	Oppose
150.11	FS2082.72	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
150.12	FS2082.73	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Oppose	Oppose

150.13	FS2082.74	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Oppose	Oppose
150.14	FS2082.75	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Oppose	Oppose
150.15	FS2082.76	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Oppose	Oppose
154.1	FS2082.77	5 - Natural Hazards	Oppose	Oppose
154.2	FS2082.78	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
154.3	FS2082.79	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Oppose	Oppose
154.5	FS2082.80	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies	Oppose	Oppose
154.6	FS2082.81	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Oppose
184.1	FS2082.82	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Support	Support
184.4	FS2082.83	13 - Specific Purpose Zones > 13.7 - Specific Purpose (Tertiary Education) Zone > 13.7.6 - Appendices > 13.7.6.1 - Appendix 13.7.6.1	Support	Support
187.1	FS2082.84	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Support
187.2	FS2082.85	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Support

187.3	FS2082.86	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
187.4	FS2082.87	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
187.5	FS2082.88	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Supports
187.6	FS2082.89	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
187.7	FS2082.90	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
187.8	FS2082.91	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
187.9	FS2082.92	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
188.2	FS2082.93	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose
188.3	FS2082.94	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
188.4	FS2082.95	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
188.5	FS2082.96	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
188.6	FS2082.97	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
188.7	FS2082.98	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
188.10	FS2082.99	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
188.11	FS2082.100	15 - Commercial	Oppose	Oppose
188.13	FS2082.101	19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Oppose
188.19	FS2082.102	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
188.20	FS2082.103	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
188.21	FS2082.104	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose

188.22	FS2082.105	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
188.23	FS2082.106	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
188.24	FS2082.107	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
193.13	FS2082.108	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Oppose	Oppose
200.1	FS2082.109	20 - All of Plan	Oppose	Oppose
200.1	FS2082.187	20 - All of Plan	Oppose	Oppose
200.2	FS2082.110	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Oppose	Oppose
200.2	FS2082.188	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women’s Hospital and Montreal House.	Oppose	Oppose
200.3	FS2082.111	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Oppose	Oppose
200.3	FS2082.189	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.1 - Activity status tables > 13.5.4.1.3 - Restricted discretionary activities	Oppose	Oppose
200.5	FS2082.112	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former	Oppose	Oppose

		Pegasus Health 24 hr, former Christchurch Women's Hospital and Montreal House.		
200.5	FS2082.190	13 - Specific Purpose Zones > 13.5 - Specific Purpose (Hospital) Zone > 13.5.4 - Rules - Specific Purpose (Hospital) Zone > 13.5.4.2 - Built form standards > 13.5.4.2.4 - Smaller inner urban sites – Nurse Maude Hospital, Nurse Maude-Mansfield, Wesley Care, former Pegasus Health 24 hr, former Christchurch Women's Hospital and Montreal House.	Oppose	Oppose
200.6	FS2082.113	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
200.6	FS2082.191	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
200.7	FS2082.114	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
200.7	FS2082.192	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
200.8	FS2082.115	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Oppose	Oppose
200.8	FS2082.193	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Oppose	Oppose
200.11	FS2082.116	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
200.11	FS2082.194	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose

200.12	FS2082.117	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose
200.12	FS2082.195	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose
202.1	FS2082.119	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
202.2	FS2082.118	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
204.2	FS2082.120	20 - All of Plan	Oppose	Oppose
205.1	FS2082.121	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Oppose	Oppose
205.2	FS2082.122	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Oppose	Oppose
205.3	FS2082.123	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Oppose	Oppose
205.4	FS2082.124	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
205.5	FS2082.125	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies	Oppose	Oppose
205.6	FS2082.126	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Oppose	Oppose
205.7	FS2082.127	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
205.8	FS2082.128	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
205.9	FS2082.129	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.24 - Minimum setback from the boundary with a residential zone or from an internal boundary	Oppose	Oppose
205.10	FS2082.130	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form	Oppose	Oppose

		standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones		
205.11	FS2082.131	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.7 - Minimum building setbacks from internal boundaries	Oppose	Oppose
205.12	FS2082.132	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Oppose	Oppose
205.13	FS2082.133	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Oppose
205.14	FS2082.134	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.5 - Minimum building setback from internal boundaries	Oppose	Oppose
205.15	FS2082.135	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.4 - Minimum building setback from side and rear internal boundaries and railway lines	Oppose	Oppose
205.16	FS2082.136	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.5 - Minimum building setbacks from internal boundaries	Oppose	Oppose
205.17	FS2082.137	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.5 - Minimum building setbacks from internal boundaries	Oppose	Oppose
205.18	FS2082.138	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.5 - Minimum building setbacks from internal boundaries and railway lines	Oppose	Oppose
205.19	FS2082.139	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	Oppose
205.20	FS2082.140	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Oppose	Oppose
205.21	FS2082.141	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Oppose	Oppose

205.22	FS2082.142	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Oppose	Oppose
205.23	FS2082.143	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Oppose	Oppose
205.24	FS2082.144	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
205.25	FS2082.145	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	Oppose
205.26	FS2082.146	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
205.27	FS2082.147	20 - All of Plan	Oppose	Oppose
205.28	FS2082.148	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Oppose	Oppose
205.29	FS2082.149	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
205.30	FS2082.150	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
205.31	FS2082.151	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.4 - Daylight recession planes	Oppose	Oppose
205.32	FS2082.152	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Oppose	Oppose
205.33	FS2082.153	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.4 - Daylight recession planes	Oppose	Oppose
205.34	FS2082.154	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.4 - Daylight recession planes	Oppose	Oppose

205.35	FS2082.155	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.6 - Daylight recession planes	Oppose	Oppose
205.36	FS2082.156	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	Oppose
205.37	FS2082.157	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
205.38	FS2082.158	20 - All of Plan	Support	Oppose
205.39	FS2082.159	20 - All of Plan	Oppose	Oppose
212.9	FS2082.160	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Oppose	Oppose
212.12	FS2082.161	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Oppose	Oppose
212.13	FS2082.162	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.2 - Site density and site coverage	Oppose	Oppose
212.14	FS2082.163	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Oppose	Oppose
212.15	FS2082.164	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.4 - Height in relation to boundary breaches	Oppose	Oppose
224.1	FS2082.165	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	Oppose
224.2	FS2082.166	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
224.3	FS2082.167	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
224.4	FS2082.168	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.2 - Building height	Oppose	Oppose
224.5	FS2082.169	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.2 - Building height	Oppose	Oppose
224.6	FS2082.170	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.2 - Building height	Oppose	Oppose

224.7	FS2082.171	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards > 14.10.2.2 - Building height	Oppose	Oppose
224.8	FS2082.172	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.3 - Maximum building height	Oppose	Oppose
224.9	FS2082.173	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.1 - Building height	Oppose	Oppose
224.10	FS2082.174	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose
224.11	FS2082.175	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Oppose
224.12	FS2082.176	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.1 - Maximum building height	Oppose	Oppose
224.13	FS2082.177	15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone > 15.7.2.1 - Maximum building height	Oppose	Oppose
224.14	FS2082.178	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.1 - Maximum building height	Oppose	Oppose
224.15	FS2082.179	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.1 - Maximum building height	Oppose	Oppose
224.16	FS2082.180	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Oppose
224.17	FS2082.181	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
224.18	FS2082.182	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Oppose	Oppose
224.19	FS2082.183	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Oppose	Oppose

224.20	FS2082.184	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone > 16.4.2.1 - Maximum height for buildings	Oppose	Oppose
224.21	FS2082.185	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone > 16.5.2.1 - Maximum height for buildings	Oppose	Oppose
224.22	FS2082.186	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone > 16.6.2.1 - Maximum height for buildings, fences and screening structures	Oppose	Oppose
242.15	FS2082.196	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
242.16	FS2082.197	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
242.17	FS2082.198	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
242.18	FS2082.199	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
242.22	FS2082.200	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Oppose in part
243.1	FS2082.201	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
243.2	FS2082.202	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
243.3	FS2082.203	14 - Residential > 14.2 - Objectives and Policies > 14.2.12 - Objective - Compatibility with Industrial activities	Oppose	Oppose
243.5	FS2082.204	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Oppose
243.6	FS2082.205	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
246.1	FS2082.206	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
246.2	FS2082.207	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
246.3	FS2082.208	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
246.4	FS2082.209	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose

246.5	FS2082.210	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
246.6	FS2082.211	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.1 - Activities and earthworks in the Flood Management Area > 5.4.1.3 - Exemptions for daylight recession planes in the Flood Management Area	Oppose	Oppose
255.5	FS2082.212	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
255.6	FS2082.213	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
258.1	FS2082.214	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
259.3	FS2082.215	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Support	Oppose in part
259.4	FS2082.216	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Support	Oppose in part
259.5	FS2082.217	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.5 - E	Support	Oppose in part
259.10	FS2082.218	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	Oppose
259.12	FS2082.219	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.1 - Permitted activities	Oppose	Oppose
259.14	FS2082.220	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Oppose	Oppose
259.15	FS2082.221	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.1 - Activity status tables > 14.9.1.1 - Permitted activities	Oppose	Oppose
260.1	FS2082.222	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
260.3	FS2082.223	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Support	Support
260.4	FS2082.224	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.1 - 15.4.1.1 Permitted activities	Support	Support

260.5	FS2082.225	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
260.6	FS2082.226	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
260.8	FS2082.227	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
277.3	FS2082.228	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
277.4	FS2082.229	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
283.1	FS2082.230	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
283.2	FS2082.231	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
288.3	FS2082.232	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
288.4	FS2082.233	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.3 - Minimum number of loading spaces required	Oppose	Oppose
288.5	FS2082.234	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District	Oppose	Oppose
290.2	FS2082.235	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
300.1	FS2082.236	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
300.2	FS2082.237	19 - Planning Maps > 19.10 - Any other zones	Support	Support
300.3	FS2082.238	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
303.1	FS2082.239	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.6 - Design of parking and loading areas	Oppose	Oppose
303.5	FS2082.240	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
304.1	FS2082.241	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose

304.2	FS2082.242	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.1 - Site density and servicing	Oppose	Oppose
304.3	FS2082.243	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
307.3	FS2082.244	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
307.4	FS2082.245	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
307.5	FS2082.246	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
308.1	FS2082.247	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Oppose
308.2	FS2082.248	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
308.3	FS2082.249	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Oppose	Oppose
308.4	FS2082.250	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Oppose	Oppose
308.5	FS2082.251	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Oppose	Oppose
308.6	FS2082.252	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone	Oppose	Oppose
308.7	FS2082.253	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone	Oppose	Oppose
308.8	FS2082.254	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Oppose	Oppose
308.9	FS2082.255	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Oppose	Oppose
308.10	FS2082.256	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Oppose	Oppose
308.11	FS2082.257	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Oppose	Oppose
308.12	FS2082.258	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone	Oppose	Oppose

308.13	FS2082.259	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone	Oppose	Oppose
308.14	FS2082.260	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone	Oppose	Oppose
311.1	FS2082.261	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
312.1	FS2082.262	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Oppose	Oppose
312.2	FS2082.263	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Oppose	Oppose
312.3	FS2082.264	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.1 - Minimum and maximum number and dimensions of car parking spaces required	Oppose	Oppose
314.4	FS2082.265	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Oppose	Oppose
314.5	FS2082.266	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Oppose
314.6	FS2082.267	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
314.7	FS2082.268	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards	Oppose	Oppose
314.8	FS2082.269	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards	Oppose	Oppose
314.9	FS2082.270	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards	Oppose	Oppose
314.10	FS2082.271	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Oppose	Oppose
314.11	FS2082.272	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone	Oppose	Oppose
322.1	FS2082.273	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
322.2	FS2082.274	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support

325.1	FS2082.275	7 - Transport > 7.5 - Appendices > 7.5.1 - Appendix 7.5.1 Parking space requirements	Oppose	Oppose
330.3	FS2082.276	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose
343.1	FS2082.277	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
351.1	FS2082.278	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
351.2	FS2082.279	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
351.3	FS2082.280	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
351.4	FS2082.281	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
351.5	FS2082.282	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
351.6	FS2082.283	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Support
351.7	FS2082.284	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
351.8	FS2082.285	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.6 - Daylight recession planes	Support	Support
351.9	FS2082.286	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
354.3	FS2082.287	3 - Strategic Directions	Oppose	Oppose
361.3	FS2082.294	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
361.4	FS2082.295	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Support
361.5	FS2082.296	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Support
361.6	FS2082.297	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
361.7	FS2082.298	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
361.8	FS2082.299	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Support	Support

377.2	FS2082.288	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.1 - General natural hazards policies > 5.2.2.1.1 - Policy - Avoid new development where there is unacceptable risk	Oppose	Oppose
377.8	FS2082.289	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
377.9	FS2082.290	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
377.10	FS2082.291	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.2 - Policy for managing risk from flooding > 5.2.2.2.1 - Policy - Flooding	Oppose	Oppose
377.12	FS2082.292	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Oppose	Oppose
377.13	FS2082.293	5 - Natural Hazards > 5.4 - Rules - Flood hazard	Oppose	Oppose
408.3	FS2082.302	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
418.1	FS2082.300	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Support
418.2	FS2082.301	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Support	Support
418.4	FS2082.303	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
419.1	FS2082.304	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
419.2	FS2082.305	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Support
419.3	FS2082.306	19 - Planning Maps > 19.10 - Any other zones	Support	Support
421.1	FS2082.307	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
429.1	FS2082.308	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Support	Support
430.1	FS2082.309	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
430.2	FS2082.310	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
430.3	FS2082.311	19 - Planning Maps > 19.10 - Any other zones	Support	Support
430.4	FS2082.312	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
443.2	FS2082.313	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Oppose	Oppose
443.3	FS2082.314	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	Oppose

443.4	FS2082.315	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose
443.5	FS2082.316	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards > 14.7.2.13 - Tree canopy cover and financial contributions	Oppose	Oppose
443.6	FS2082.317	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards > 14.9.2.13 - Tree and garden planting	Oppose	Oppose
443.7	FS2082.318	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards > 14.11.2.8 - Landscaped areas and trees	Oppose	Oppose
443.8	FS2082.319	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Oppose	Oppose
443.9	FS2082.320	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables	Oppose	Oppose
497.2	FS2082.321	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	Oppose
497.3	FS2082.322	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
526.2	FS2082.323	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
536.2	FS2082.324	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
556.1	FS2082.325	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Support	Support
556.2	FS2082.326	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Support
569.2	FS2082.327	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Support	Support
638.1	FS2082.328	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Oppose
638.2	FS2082.329	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
638.3	FS2082.330	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose
638.4	FS2082.331	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
638.5	FS2082.332	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose

638.6	FS2082.333	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Oppose
638.7	FS2082.334	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
638.8	FS2082.335	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose
638.9	FS2082.336	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
638.10	FS2082.337	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.16 - Minimum unit size	Oppose	Oppose
638.11	FS2082.338	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
638.12	FS2082.339	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
673.1	FS2082.340	7 - Transport	Oppose	Oppose
681.6	FS2082.341	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
682.2	FS2082.342	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
684.4	FS2082.343	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Oppose	Oppose
684.5	FS2082.344	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose
685.1	FS2082.345	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Oppose	Oppose
685.2	FS2082.346	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose
685.3	FS2082.347	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Oppose	Oppose

685.4	FS2082.348	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards	Oppose	Oppose
685.5	FS2082.349	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Oppose
685.6	FS2082.350	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
685.7	FS2082.351	14 - Residential > 14.7 - Rules - Residential Hills Zone > 14.7.2 - Built form standards	Oppose	Oppose
685.8	FS2082.352	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards	Oppose	Oppose
685.9	FS2082.353	14 - Residential > 14.9 - Rules - Residential Large Lot Zone > 14.9.2 - Built form standards	Oppose	Oppose
685.10	FS2082.354	14 - Residential > 14.10 - Rules - Residential Small Settlement Zone > 14.10.2 - Built form standards	Oppose	Oppose
685.11	FS2082.355	14 - Residential > 14.11 - Rules - Residential Visitor Accommodation Zone > 14.11.2 - Built form standards	Oppose	Oppose
685.12	FS2082.356	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards	Oppose	Oppose
685.13	FS2082.357	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone	Oppose	Oppose
685.14	FS2082.358	15 - Commercial > 15.5 - Rules - Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone	Oppose	Oppose
685.15	FS2082.359	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone	Oppose	Oppose
685.16	FS2082.360	15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards - Commercial Banks Peninsula Zone	Oppose	Oppose
685.17	FS2082.361	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone	Oppose	Oppose
685.18	FS2082.362	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone	Oppose	Oppose
685.19	FS2082.363	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone	Oppose	Oppose
685.20	FS2082.364	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone	Oppose	Oppose

685.21	FS2082.365	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone	Oppose	Oppose
685.22	FS2082.366	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame)	Oppose	Oppose
685.23	FS2082.367	16 - Industrial > 16.4 - Rules - Industrial General Zone > 16.4.2 - Built form standards - Industrial General Zone	Oppose	Oppose
685.24	FS2082.368	16 - Industrial > 16.5 - Rules - Industrial Heavy Zone > 16.5.2 - Built form standards - Industrial Heavy Zone	Oppose	Oppose
685.25	FS2082.369	16 - Industrial > 16.6 - Rules - Industrial Park Zone > 16.6.2 - Built form standards - Industrial Park Zone	Oppose	Oppose
685.26	FS2082.370	6 - General Rules and Procedures > 6.5 - Scheduled Activities > 6.5.4 - Rules > 6.5.4.2 - Rules - Built form standards > 6.5.4.2.1 - Building height	Oppose	Oppose
685.27	FS2082.371	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Oppose
685.28	FS2082.372	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Oppose	Oppose
685.29	FS2082.373	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Oppose
685.30	FS2082.374	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Oppose	Oppose
685.31	FS2082.375	7 - Transport > 7.4 - Rules - Transport	Oppose	Oppose
685.32	FS2082.376	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Oppose
685.33	FS2082.377	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Oppose
685.34	FS2082.378	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Oppose	Oppose
685.35	FS2082.379	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
685.36	FS2082.380	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Oppose

685.37	FS2082.381	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
685.38	FS2082.382	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
685.39	FS2082.383	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose
685.40	FS2082.384	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose
685.41	FS2082.385	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose
685.42	FS2082.386	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Oppose	Oppose
685.43	FS2082.387	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.8 - Outlook space per unit	Oppose	Oppose
685.44	FS2082.388	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Oppose	Oppose
685.45	FS2082.389	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Oppose	Oppose
685.46	FS2082.390	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose
685.47	FS2082.391	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose
685.48	FS2082.392	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose
685.49	FS2082.393	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose

685.50	FS2082.394	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose
685.51	FS2082.395	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Oppose	Oppose
685.51	FS2082.396	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.16 - Building reflectivity	Support	
685.52	FS2082.397	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Oppose	Oppose
685.53	FS2082.398	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
685.54	FS2082.399	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
685.55	FS2082.400	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
685.56	FS2082.401	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
685.57	FS2082.402	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
685.58	FS2082.403	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
685.59	FS2082.404	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
685.60	FS2082.405	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Oppose
685.61	FS2082.406	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Oppose
685.62	FS2082.407	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Oppose

685.63	FS2082.408	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Oppose	Oppose
685.64	FS2082.409	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.4 - Outlook space	Oppose	Oppose
685.65	FS2082.410	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Oppose	Oppose
685.66	FS2082.411	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Oppose	Oppose
685.67	FS2082.412	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
685.68	FS2082.413	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
685.69	FS2082.414	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
685.70	FS2082.415	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
685.71	FS2082.416	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.8 - Windows to street	Oppose	Oppose
685.72	FS2082.417	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Oppose	Oppose
685.73	FS2082.418	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose
685.74	FS2082.419	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose
685.75	FS2082.420	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Oppose	Oppose

685.76	FS2082.421	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.15 - Location of outdoor mechanical ventilation	Oppose	Oppose
685.77	FS2082.422	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Oppose	Oppose
685.78	FS2082.423	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage	Oppose	Oppose
685.78	FS2082.429	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage	Oppose	Oppose
685.79	FS2082.424	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
685.80	FS2082.425	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
689.73	FS2082.433	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose in part
689.75	FS2082.426	5 - Natural Hazards > 5.6 - Rules - Slope instability	Oppose	Oppose
689.76	FS2082.427	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
689.77	FS2082.428	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
689.79	FS2082.430	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
689.81	FS2082.432	20 - All of Plan	Oppose	Oppose
692.1	FS2082.434	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.5 - Policy - Infrastructure servicing for developments	Oppose	Oppose
692.2	FS2082.435	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.6 - Policy - Integration and connectivity	Oppose	Oppose
692.3	FS2082.436	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
692.4	FS2082.437	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2	Oppose	Oppose

		- Policy - High quality, medium density residential development		
692.5	FS2082.438	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Oppose	Oppose
692.6	FS2082.439	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.5 - Policy - Design of car parking areas and loading areas	Oppose	Oppose
692.7	FS2082.440	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Oppose	Oppose
692.8	FS2082.441	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Oppose	Oppose
692.9	FS2082.442	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
692.10	FS2082.443	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
693.1	FS2082.444	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.5 - Policy - Infrastructure servicing for developments	Oppose	Oppose
693.2	FS2082.445	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone > 14.2.8.6 - Policy - Integration and connectivity	Oppose	Oppose
693.3	FS2082.446	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards	Oppose	Oppose
693.4	FS2082.447	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Oppose	Oppose
693.5	FS2082.448	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Oppose	Oppose
693.6	FS2082.449	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.5 - Policy - Design of car parking areas and loading areas	Oppose	Oppose
693.7	FS2082.450	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Oppose	Oppose

693.8	FS2082.451	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Oppose	Oppose
693.9	FS2082.452	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
693.10	FS2082.453	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
695.3	FS2082.454	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Support
695.4	FS2082.455	8 - Subdivision, Development and Earthworks	Support	Support
695.5	FS2082.456	9 - Natural and Cultural Heritage > 9.3 - Historic heritage	Support	Support
695.6	FS2082.457	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Support
695.7	FS2082.458	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone	Support	Support
695.8	FS2082.459	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
695.9	FS2082.460	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone	Support	Support
695.10	FS2082.461	19 - Planning Maps > 19.10 - Any other zones	Support	Support
695.11	FS2082.462	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Support
695.12	FS2082.463	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies	Support	Support
695.13	FS2082.464	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Support	Support
695.14	FS2082.465	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Support
695.15	FS2082.466	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.2 - Built form standards > 14.8.2.5 - Daylight recession planes	Support	Support
695.16	FS2082.467	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.2 - Site density	Support	Support
695.17	FS2082.468	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks	Support	Support

		Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.3 - Building height		
695.18	FS2082.469	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.4 - Site coverage	Support	Support
695.19	FS2082.470	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.5 - Minimum building setbacks from internal boundaries	Support	Support
695.20	FS2082.471	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.6 - Minimum building setbacks from road boundaries	Support	Support
695.21	FS2082.472	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.3 - Area-specific rules - Residential Banks Peninsula Zone > 14.8.3.2 - Area-specific built form standards > 14.8.3.2.9 - Outdoor living space per unit	Support	
695.28	FS2082.473	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.1 - Permitted activities	Support	Support
695.29	FS2082.474	14 - Residential > 14.8 - Rules - Residential Banks Peninsula Zone > 14.8.1 - Activity status tables > 14.8.1.3 - Restricted discretionary activities	Support	Support
723.1	FS2082.475	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
723.2	FS2082.476	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
723.3	FS2082.477	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
723.4	FS2082.478	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
723.5	FS2082.479	15 - Commercial	Support	Support
723.6	FS2082.480	19 - Planning Maps	Support	Support
739.1	FS2082.481	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support

739.2	FS2082.482	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
739.3	FS2082.483	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
740.1	FS2082.484	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Support
740.2	FS2082.485	8 - Subdivision, Development and Earthworks > 8.10 - Appendices > 8.10.4 - Appendix - North Halswell Outline Development Plan	Support	Support
740.3	FS2082.486	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
740.4	FS2082.487	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
740.6	FS2082.488	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
740.7	FS2082.489	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
740.9	FS2082.490	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
741.1	FS2082.491	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Oppose	Oppose
741.2	FS2082.492	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
741.3	FS2082.493	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
741.4	FS2082.494	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose
741.5	FS2082.495	20 - All of Plan	Oppose	Oppose
749.1	FS2082.496	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
749.2	FS2082.497	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
749.5	FS2082.498	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
749.6	FS2082.499	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
751.1	FS2082.500	1 - Introduction	Support	Support
751.6	FS2082.501	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami	Oppose	Oppose

		Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities		
751.19	FS2082.502	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.1 - 6.10A.4.2.1 Tree canopy cover standards and calculations	Support	Support
751.21	FS2082.503	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
751.26	FS2082.504	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Oppose	Oppose
751.66	FS2082.505	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Oppose	Oppose
751.67	FS2082.506	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Oppose	Oppose
751.88	FS2082.507	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Support
751.99	FS2082.508	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
751.103	FS2082.509	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
751.108	FS2082.510	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
751.111	FS2082.511	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
751.112	FS2082.512	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
751.115	FS2082.513	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.116	FS2082.514	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.117	FS2082.515	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.118	FS2082.516	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.119	FS2082.517	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.120	FS2082.518	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.122	FS2082.519	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
751.123	FS2082.520	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
751.124	FS2082.521	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose
751.128	FS2082.522	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
751.129	FS2082.523	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
751.131	FS2082.524	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support

751.132	FS2082.525	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.133	FS2082.526	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
751.134	FS2082.527	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Support
751.135	FS2082.528	19 - Planning Maps > 19.10 - Any other zones	Support	Support
751.136	FS2082.529	19 - Planning Maps > 19.4 - QM - Low PT	Oppose	Oppose
760.1	FS2082.530	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Support	Support
760.2	FS2082.531	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city > 15.2.3.2 - Policy - Mixed use areas outside the central city	Support	Support
760.14	FS2082.532	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose
760.15	FS2082.533	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose
760.18	FS2082.557	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Oppose	Oppose
760.27	FS2082.535	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Support	Oppose in part
760.28	FS2082.536	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Support	Oppose in part
760.29	FS2082.537	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
760.30	FS2082.538	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Oppose	Oppose
760.31	FS2082.539	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Support	Support
760.32	FS2082.540	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Support	Support
760.33	FS2082.541	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Support	Oppose in part
760.34	FS2082.542	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose

760.35	FS2082.543	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose
762.3	FS2082.544	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
762.4	FS2082.545	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	Oppose
762.5	FS2082.546	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Oppose	Oppose
762.6	FS2082.547	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Oppose	Oppose
762.7	FS2082.548	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
762.8	FS2082.549	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Oppose	Oppose
762.9	FS2082.550	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
762.10	FS2082.551	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Oppose	Oppose
762.11	FS2082.552	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
762.12	FS2082.553	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.4 - Daylight recession plane	Oppose	Oppose
762.13	FS2082.554	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards > 6.1.7.2.1 - Sensitive activities near roads and railways	Oppose	Oppose
762.15	FS2082.555	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Oppose

762.17	FS2082.556	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.10 - Windows to street	Oppose	Oppose
762.20	FS2082.558	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.11 - Windows to street	Oppose	Oppose
762.21	FS2082.559	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Oppose	Oppose
762.23	FS2082.560	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Oppose	Oppose in part
762.29	FS2082.561	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Oppose	Oppose
762.32	FS2082.562	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Oppose	Oppose in part
762.33	FS2082.563	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.4 - Minimum numbers of floors	Oppose	Oppose
762.34	FS2082.564	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Oppose	Oppose
762.39	FS2082.565	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose
762.41	FS2082.566	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.2 - Minimum number of cycle parking facilities required	Oppose	Oppose
762.42	FS2082.567	20 - All of Plan	Oppose	Oppose
762.44	FS2082.568	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
762.45	FS2082.569	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose

762.46	FS2082.570	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Oppose	Oppose
762.47	FS2082.571	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
798.1	FS2082.572	20 - All of Plan	Support	Support
798.2	FS2082.573	19 - Planning Maps > 19.9 - Any other QMs	Support	Support
798.3	FS2082.574	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
798.4	FS2082.575	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.4 - Discretionary activities	Support	Support
798.5	FS2082.576	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.4 - Discretionary activities	Support	Support
798.6	FS2082.577	20 - All of Plan	Support	Support
798.7	FS2082.578	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Support
798.8	FS2082.579	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Oppose	Oppose
798.9	FS2082.580	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Support	Support
798.10	FS2082.581	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Support	Support
798.11	FS2082.582	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support
798.12	FS2082.583	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support
798.13	FS2082.584	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Support	Support

798.14	FS2082.585	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	Support
798.15	FS2082.586	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	Support
798.16	FS2082.587	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.11 - Service, storage and waste management	Support	Support
798.17	FS2082.588	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Support	Support
798.18	FS2082.589	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Support	Support
798.19	FS2082.590	20 - All of Plan	Support	Support
798.20	FS2082.591	20 - All of Plan	Support	Support
799.1	FS2082.592	19 - Planning Maps > 19.8 - QM - Character Areas	Support	Support
799.2	FS2082.593	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
799.3	FS2082.594	20 - All of Plan	Support	Support
799.4	FS2082.595	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
799.5	FS2082.596	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
799.6	FS2082.597	15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	Support
799.7	FS2082.598	20 - All of Plan	Support	Support
799.9	FS2082.599	20 - All of Plan	Support	Support
799.10	FS2082.600	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	Support
799.11	FS2082.601	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	Support
799.12	FS2082.602	20 - All of Plan	Support	Support
805.37	FS2082.603	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Support	Support
805.38	FS2082.604	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support

806.2	FS2082.605	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Support
806.3	FS2082.606	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Support
806.17	FS2082.607	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Oppose	Oppose
810.3	FS2082.608	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
810.4	FS2082.609	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
812.1	FS2082.610	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
812.2	FS2082.611	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Support
812.3	FS2082.612	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	Support
812.4	FS2082.613	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Support
812.5	FS2082.614	15 - Commercial > 15.4 - Rules - Town Centre Zone	Support	Support
812.6	FS2082.615	15 - Commercial > 15.5 - Rules – Local Centre Zone	Support	Support
812.7	FS2082.616	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone	Support	Support
812.8	FS2082.617	15 - Commercial > 15.10 - Rules - Mixed Use Zone	Support	Support
812.9	FS2082.618	15 - Commercial > 15.11 - Rules - City Centre Zone	Support	Support
812.10	FS2082.619	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone	Support	Support
812.11	FS2082.620	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame)	Support	Support
814.1	FS2082.831	1 - Introduction > 1.3 - Statutory Context > 1.3.4 - The Relationship with Other Plans and Documents > 1.3.4.2 - Long Term Plan, the 3 Year Plan and Annual Plan	Seek Amendment	Seeks amendments to a number of definitions.
814.2	FS2082.832	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Seeks amendments to a number of definitions.
814.3	FS2082.833	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Seeks amendments to a number of definitions.
814.4	FS2082.834	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Seeks amendments to a number of definitions.

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814.24	FS2082.854	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Seeks amendments to a number of definitions.
814.25	FS2082.855	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Seek Amendment	Seeks amendments to a number of definitions.
814.26	FS2082.856	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Seek Amendment	Seeks amendments to a number of definitions.
814.27	FS2082.857	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Seek Amendment	Seeks amendments to a number of definitions.
814.28	FS2082.858	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Seeks amendments to a number of definitions.
814.29	FS2082.859	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Seeks amendments to a number of definitions.
814.30	FS2082.860	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Seeks amendments to a number of definitions.
814.31	FS2082.861	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Seeks amendments to a number of definitions.
814.32	FS2082.862	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Seeks amendments to a number of definitions.
814.33	FS2082.863	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Seeks amendments to a number of definitions.
814.34	FS2082.864	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Seeks amendments to a number of definitions.
814.35	FS2082.865	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Seek Amendment	Seeks amendments to a number of definitions.
814.36	FS2082.866	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Seeks amendments to a number of definitions.
814.37	FS2082.867	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Seeks amendments to a number of definitions.
814.38	FS2082.868	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Seeks amendments to a number of definitions.
814.39	FS2082.869	3 - Strategic Directions > 3.1 - Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.40	FS2082.870	3 - Strategic Directions > 3.3 - Objectives > 3.3.2 - Objective - Clarity of language and efficiency	Seek Amendment	Seeks amendments to a number of definitions.
814.41	FS2082.871	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Seeks amendments to a number of definitions.
814.42	FS2082.872	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	Seeks amendments to a number of definitions.

814.43	FS2082.873	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Seek Amendment	Seeks amendments to a number of definitions.
814.44	FS2082.874	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Seek Amendment	Seeks amendments to a number of definitions.
814.45	FS2082.875	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	Seeks amendments to a number of definitions.
814.46	FS2082.876	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Seek Amendment	Seeks amendments to a number of definitions.
814.47	FS2082.877	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Seeks amendments to a number of definitions.
814.48	FS2082.878	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.49	FS2082.879	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.50	FS2082.880	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.51	FS2082.881	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.52	FS2082.882	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Seek Amendment	Seeks amendments to a number of definitions.

814.53	FS2082.883	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Seek Amendment	Seeks amendments to a number of definitions.
814.54	FS2082.884	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Seek Amendment	Seeks amendments to a number of definitions.
814.55	FS2082.885	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Seek Amendment	Seeks amendments to a number of definitions.
814.56	FS2082.886	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Seek Amendment	Seeks amendments to a number of definitions.
814.57	FS2082.887	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Seek Amendment	Seeks amendments to a number of definitions.
814.58	FS2082.888	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Seek Amendment	Seeks amendments to a number of definitions.
814.59	FS2082.889	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Seek Amendment	Seeks amendments to a number of definitions.

814.60	FS2082.890	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Seek Amendment	Seeks amendments to a number of definitions.
814.61	FS2082.891	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Seek Amendment	Seeks amendments to a number of definitions.
814.62	FS2082.892	7 - Transport	Seek Amendment	Seeks amendments to a number of definitions.
814.63	FS2082.893	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	Seeks amendments to a number of definitions.
814.64	FS2082.894	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Seek Amendment	Seeks amendments to a number of definitions.
814.65	FS2082.895	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	Seeks amendments to a number of definitions.
814.66	FS2082.896	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	Seeks amendments to a number of definitions.
814.67	FS2082.897	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Seek Amendment	Seeks amendments to a number of definitions.
814.68	FS2082.898	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Seek Amendment	Seeks amendments to a number of definitions.
814.69	FS2082.899	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Seek Amendment	Seeks amendments to a number of definitions.
814.70	FS2082.900	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Seek Amendment	Seeks amendments to a number of definitions.

814.71	FS2082.901	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.28 - Vehicle crossing co-location layout	Seek Amendment	Seeks amendments to a number of definitions.
814.72	FS2082.902	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	Seeks amendments to a number of definitions.
814.73	FS2082.903	7 - Transport > 7.5 - Appendices > 7.5.3 - Appendix 7.5.3 Loading areas	Seek Amendment	Seeks amendments to a number of definitions.
814.74	FS2082.904	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Seeks amendments to a number of definitions.
814.75	FS2082.905	8 - Subdivision, Development and Earthworks > 8.1 - Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.76	FS2082.906	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.2 - Policy - Allotments	Seek Amendment	Seeks amendments to a number of definitions.
814.77	FS2082.907	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.2 - Objective - Design and amenity > 8.2.2.7 - Policy - Urban density	Seek Amendment	Seeks amendments to a number of definitions.
814.78	FS2082.908	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport	Seek Amendment	Seeks amendments to a number of definitions.
814.79	FS2082.909	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.1 - Policy - Identification of infrastructure constraints	Seek Amendment	Seeks amendments to a number of definitions.
814.80	FS2082.910	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.3 - Objective - Infrastructure and transport > 8.2.3.2 - Policy - Availability, provision and design of, and connections to, infrastructure	Seek Amendment	Seeks amendments to a number of definitions.
814.81	FS2082.911	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Seek Amendment	Seeks amendments to a number of definitions.
814.82	FS2082.912	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Seek Amendment	Seeks amendments to a number of definitions.
814.83	FS2082.913	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Seek Amendment	Seeks amendments to a number of definitions.

814.84	FS2082.914	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Seek Amendment	Seeks amendments to a number of definitions.
814.85	FS2082.915	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Seek Amendment	Seeks amendments to a number of definitions.
814.86	FS2082.916	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Seek Amendment	Seeks amendments to a number of definitions.
814.87	FS2082.917	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Seek Amendment	Seeks amendments to a number of definitions.
814.88	FS2082.918	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Seek Amendment	Seeks amendments to a number of definitions.
814.89	FS2082.919	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Seek Amendment	Seeks amendments to a number of definitions.
814.90	FS2082.920	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Seeks amendments to a number of definitions.
814.91	FS2082.921	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Seeks amendments to a number of definitions.
814.92	FS2082.922	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Seek Amendment	Seeks amendments to a number of definitions.
814.93	FS2082.923	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Seek Amendment	Seeks amendments to a number of definitions.
814.94	FS2082.924	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies	Seek Amendment	Seeks amendments to a number of definitions.
814.95	FS2082.925	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.3 - Policy - Management of scheduled historic heritage	Seek Amendment	Seeks amendments to a number of definitions.
814.96	FS2082.926	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.5 - Policy - Ongoing use of scheduled historic heritage	Seek Amendment	Seeks amendments to a number of definitions.
814.97	FS2082.927	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.8 - Policy - Demolition of heritage items	Seek Amendment	Seeks amendments to a number of definitions.

814.98	FS2082.928	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.3 - How to interpret and apply the rules	Seek Amendment	Seeks amendments to a number of definitions.
814.99	FS2082.929	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage	Seek Amendment	Seeks amendments to a number of definitions.
814.100	FS2082.930	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Seek Amendment	Seeks amendments to a number of definitions.
814.101	FS2082.931	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.1 - Heritage items and heritage settings	Seek Amendment	Seeks amendments to a number of definitions.
814.102	FS2082.932	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.4 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - new buildings, fences and walls, and exterior alterations to buildings	Seek Amendment	Seeks amendments to a number of definitions.
814.103	FS2082.933	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.5 - Residential Heritage Areas (excluding Akaroa Township Heritage Area) - demolition or relocation of a defining building or contributory building	Seek Amendment	Seeks amendments to a number of definitions.
814.104	FS2082.934	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Seek Amendment	Seeks amendments to a number of definitions.
814.105	FS2082.935	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks amendments to a number of definitions.
814.106	FS2082.936	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Seek Amendment	Seeks amendments to a number of definitions.
814.107	FS2082.937	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.4 - Appendix - Heritage item and heritage setting exemptions from zone rules	Seek Amendment	Seeks amendments to a number of definitions.
814.108	FS2082.938	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.7 - Appendix - Residential Heritage Areas - Aerial Maps	Seek Amendment	Seeks amendments to a number of definitions.

814.109	FS2082.939	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.8 - Appendix - Residential Heritage Areas - Site Contributions Maps	Seek Amendment	Seeks amendments to a number of definitions.
814.110	FS2082.940	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.9 - Appendix - Residential Heritage Areas - Interface Sites and Character Area Overlap Maps	Seek Amendment	Seeks amendments to a number of definitions.
814.111	FS2082.941	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.1 - Introduction	Seek Amendment	Seeks amendments to a number of definitions.
814.112	FS2082.942	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.2 - Objective and policies > 9.4.2.2 - Policies > 9.4.2.2.3 - Policy - Tree protection	Seek Amendment	Seeks amendments to a number of definitions.
814.113	FS2082.943	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.3 - How to interpret and apply the rules	Seek Amendment	Seeks amendments to a number of definitions.
814.114	FS2082.944	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules	Seek Amendment	Seeks amendments to a number of definitions.
814.115	FS2082.945	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Seek Amendment	Seeks amendments to a number of definitions.
814.116	FS2082.946	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.2 - Objective and Policies > 13.6.2.1 - Objective - Use of education facilities > 13.6.2.1.2 - Policy - Effects on neighbourhoods	Seek Amendment	Seeks amendments to a number of definitions.
814.117	FS2082.947	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables	Seek Amendment	Seeks amendments to a number of definitions.
814.118	FS2082.948	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.119	FS2082.949	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards	Seek Amendment	Seeks amendments to a number of definitions.
814.120	FS2082.950	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.2 - Height in relation to boundary	Seek Amendment	Seeks amendments to a number of definitions.

814.121	FS2082.951	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.3 - Minimum building setback from road boundaries	Seek Amendment	Seeks amendments to a number of definitions.
814.122	FS2082.952	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.4 - Minimum building setback from internal boundaries and maximum building length	Seek Amendment	Seeks amendments to a number of definitions.
814.123	FS2082.953	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.5 - Maximum building height	Seek Amendment	Seeks amendments to a number of definitions.
814.124	FS2082.954	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.6 - Landscaping	Seek Amendment	Seeks amendments to a number of definitions.
814.125	FS2082.955	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.5 - Rules - Matters of discretion > 13.6.5.1 - Effects on the neighbourhood	Seek Amendment	Seeks amendments to a number of definitions.
814.126	FS2082.956	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply	Seek Amendment	Seeks amendments to a number of definitions.
814.127	FS2082.957	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.2 - Built form standards > 13.6.4.2.1 - Maximum site coverage	Seek Amendment	Seeks amendments to a number of definitions.
814.128	FS2082.958	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	Seeks amendments to a number of definitions.
814.129	FS2082.959	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.2 - Policy - Residential development in Banks Peninsula	Seek Amendment	Seeks amendments to a number of definitions.
814.130	FS2082.960	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.3 - Policy - Needs of Ngai Tahu whanui	Seek Amendment	Seeks amendments to a number of definitions.
814.131	FS2082.961	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Seek Amendment	Seeks amendments to a number of definitions.

814.132	FS2082.962	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.7 - Management of increased building heights	Seek Amendment	Seeks amendments to a number of definitions.
814.133	FS2082.963	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments	Seek Amendment	Seeks amendments to a number of definitions.
814.134	FS2082.964	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.1 - Policy - Neighbourhood character, amenity and safety	Seek Amendment	Seeks amendments to a number of definitions.
814.135	FS2082.965	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	Seeks amendments to a number of definitions.
814.136	FS2082.966	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Seeks amendments to a number of definitions.
814.137	FS2082.967	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.4 - Policy - On-site waste and recycling storage	Seek Amendment	Seeks amendments to a number of definitions.
814.138	FS2082.968	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.5 - Policy - Assessment of wind effects	Seek Amendment	Seeks amendments to a number of definitions.
814.139	FS2082.969	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.6 - Policy - Character of low density areas	Seek Amendment	Seeks amendments to a number of definitions.
814.140	FS2082.970	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Seek Amendment	Seeks amendments to a number of definitions.
814.141	FS2082.971	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.2 - Policy - Local Centre Intensification Precinct	Seek Amendment	Seeks amendments to a number of definitions.
814.142	FS2082.972	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Seek Amendment	Seeks amendments to a number of definitions.
814.143	FS2082.973	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Seek Amendment	Seeks amendments to a number of definitions.
814.144	FS2082.974	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.2 - Policy - High density location	Seek Amendment	Seeks amendments to a number of definitions.

814.145	FS2082.975	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.3 - Policy - Heights in areas surrounding the central city	Seek Amendment	Seeks amendments to a number of definitions.
814.146	FS2082.976	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Seek Amendment	Seeks amendments to a number of definitions.
814.147	FS2082.977	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Seek Amendment	Seeks amendments to a number of definitions.
814.148	FS2082.978	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.6 - Policy - High Density Residential development	Seek Amendment	Seeks amendments to a number of definitions.
814.149	FS2082.979	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Seek Amendment	Seeks amendments to a number of definitions.
814.150	FS2082.980	14 - Residential > 14.3 - How to interpret and apply the rules	Seek Amendment	Seeks amendments to a number of definitions.
814.151	FS2082.981	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.152	FS2082.982	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Seek Amendment	Seeks amendments to a number of definitions.
814.153	FS2082.983	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Seeks amendments to a number of definitions.
814.154	FS2082.984	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Seeks amendments to a number of definitions.
814.155	FS2082.985	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Seeks amendments to a number of definitions.
814.156	FS2082.986	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	Seeks amendments to a number of definitions.
814.157	FS2082.987	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Seek Amendment	Seeks amendments to a number of definitions.
814.158	FS2082.988	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.13 - Service, storage, and waste management spaces	Seek Amendment	Seeks amendments to a number of definitions.

814.159	FS2082.989	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Seek Amendment	Seeks amendments to a number of definitions.
814.160	FS2082.990	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amendment	Seeks amendments to a number of definitions.
814.161	FS2082.991	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Seek Amendment	Seeks amendments to a number of definitions.
814.162	FS2082.992	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Seeks amendments to a number of definitions.
814.163	FS2082.993	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.164	FS2082.994	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.3 - Building height	Seek Amendment	Seeks amendments to a number of definitions.
814.165	FS2082.995	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.7 - Number of residential units per site	Seek Amendment	Seeks amendments to a number of definitions.
814.166	FS2082.996	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.8 - Setbacks	Seek Amendment	Seeks amendments to a number of definitions.
814.167	FS2082.997	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Seek Amendment	Seeks amendments to a number of definitions.
814.168	FS2082.998	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.10 - Outdoor living space per unit	Seek Amendment	Seeks amendments to a number of definitions.

814.169	FS2082.999	14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Seeks amendments to a number of definitions.
814.170	FS2082.1000	14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Seeks amendments to a number of definitions.
814.171	FS2082.1001	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.172	FS2082.1002	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Seeks amendments to a number of definitions.
814.173	FS2082.1003	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Seeks amendments to a number of definitions.
814.174	FS2082.1004	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Seeks amendments to a number of definitions.
814.175	FS2082.1005	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Seeks amendments to a number of definitions.
814.176	FS2082.1006	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	Seeks amendments to a number of definitions.
814.177	FS2082.1007	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Seeks amendments to a number of definitions.
814.178	FS2082.1008	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Seeks amendments to a number of definitions.
814.179	FS2082.1009	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Seeks amendments to a number of definitions.
814.180	FS2082.1010	15 - Commercial > 15.2 - Objectives and policies	Seek Amendment	Seeks amendments to a number of definitions.
814.181	FS2082.1011	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Seeks amendments to a number of definitions.
814.182	FS2082.1012	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the central city	Seek Amendment	Seeks amendments to a number of definitions.
814.183	FS2082.1013	15 - Commercial > 15.2 - Objectives and policies > 15.2.3 - Objective - Office parks and mixed use areas outside the	Seek Amendment	Seeks amendments to a number of definitions.

		central city > 15.2.3.2 - Policy - Mixed use areas outside the central city		
814.184	FS2082.1014	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Seek Amendment	Seeks amendments to a number of definitions.
814.185	FS2082.1015	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	Seeks amendments to a number of definitions.
814.186	FS2082.1016	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	Seeks amendments to a number of definitions.
814.187	FS2082.1017	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Seek Amendment	Seeks amendments to a number of definitions.
814.188	FS2082.1018	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Seek Amendment	Seeks amendments to a number of definitions.
814.189	FS2082.1019	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Seek Amendment	Seeks amendments to a number of definitions.
814.190	FS2082.1020	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Seek Amendment	Seeks amendments to a number of definitions.
814.191	FS2082.1021	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Seek Amendment	Seeks amendments to a number of definitions.
814.192	FS2082.1022	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Seek Amendment	Seeks amendments to a number of definitions.
814.193	FS2082.1023	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Seek Amendment	Seeks amendments to a number of definitions.
814.194	FS2082.1024	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Seek Amendment	Seeks amendments to a number of definitions.
814.195	FS2082.1025	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.

814.196	FS2082.1026	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Seek Amendment	Seeks amendments to a number of definitions.
814.197	FS2082.1027	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.5 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Seeks amendments to a number of definitions.
814.198	FS2082.1028	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Seek Amendment	Seeks amendments to a number of definitions.
814.199	FS2082.1029	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	Seeks amendments to a number of definitions.
814.200	FS2082.1030	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.201	FS2082.1031	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.202	FS2082.1032	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.203	FS2082.1033	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.3 - Sunlight and outlook for the street	Seek Amendment	Seeks amendments to a number of definitions.
814.204	FS2082.1034	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.9 - Sunlight and outlook at boundary with a residential zone	Seek Amendment	Seeks amendments to a number of definitions.
814.205	FS2082.1035	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Seeks amendments to a number of definitions.
814.206	FS2082.1036	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Seek Amendment	Seeks amendments to a number of definitions.
814.207	FS2082.1037	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Seek Amendment	Seeks amendments to a number of definitions.
814.208	FS2082.1038	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone >	Seek Amendment	Seeks amendments to a number of definitions.

		15.11.2.15 - Maximum building tower dimension and building tower coverage		
814.209	FS2082.1039	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Seek Amendment	Seeks amendments to a number of definitions.
814.210	FS2082.1040	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Seek Amendment	Seeks amendments to a number of definitions.
814.211	FS2082.1041	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Seek Amendment	Seeks amendments to a number of definitions.
814.212	FS2082.1042	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Seek Amendment	Seeks amendments to a number of definitions.
814.213	FS2082.1043	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.214	FS2082.1044	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.215	FS2082.1045	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.216	FS2082.1046	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.217	FS2082.1047	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.218	FS2082.1048	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Seek Amendment	Seeks amendments to a number of definitions.
814.219	FS2082.1049	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Seeks amendments to a number of definitions.
814.220	FS2082.1050	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Seek Amendment	Seeks amendments to a number of definitions.

814.221	FS2082.1051	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Seek Amendment	Seeks amendments to a number of definitions.
814.222	FS2082.1052	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Seek Amendment	Seeks amendments to a number of definitions.
814.223	FS2082.1053	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Seek Amendment	Seeks amendments to a number of definitions.
814.224	FS2082.1054	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	Seeks amendments to a number of definitions.
814.225	FS2082.1055	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	Seeks amendments to a number of definitions.
814.226	FS2082.1056	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Seek Amendment	Seeks amendments to a number of definitions.
814.227	FS2082.1057	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Seeks amendments to a number of definitions.
814.228	FS2082.1058	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Seek Amendment	Seeks amendments to a number of definitions.
814.229	FS2082.1059	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors	Seek Amendment	Seeks amendments to a number of definitions.
814.230	FS2082.1060	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Seek Amendment	Seeks amendments to a number of definitions.
814.231	FS2082.1061	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards -	Seek Amendment	Seeks amendments to a number of definitions.

		Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing		
814.232	FS2082.1062	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Seek Amendment	Seeks amendments to a number of definitions.
814.233	FS2082.1063	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Seek Amendment	Seeks amendments to a number of definitions.
814.234	FS2082.1064	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Seek Amendment	Seeks amendments to a number of definitions.
814.235	FS2082.1065	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Seek Amendment	Seeks amendments to a number of definitions.
814.236	FS2082.1066	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Seek Amendment	Seeks amendments to a number of definitions.
814.237	FS2082.1067	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Seek Amendment	Seeks amendments to a number of definitions.
814.238	FS2082.1068	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.2 - Buildings at 136 Barbadoes Street	Seek Amendment	Seeks amendments to a number of definitions.
814.239	FS2082.1069	19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Seeks amendments to a number of definitions.
814.240	FS2082.1070	19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Seeks amendments to a number of definitions.
814.241	FS2082.1071	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Seeks amendments to a number of definitions.
814.242	FS2082.1072	19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Seeks amendments to a number of definitions.
814.243	FS2082.1073	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Seeks amendments to a number of definitions.
814.244	FS2082.1074	19 - Planning Maps > 19.6 - QM - Any Coastal Hazard	Seek Amendment	Seeks amendments to a number of definitions.

814.245	FS2082.1075	19 - Planning Maps > 19.9 - Any other QMs	Seek Amendment	Seeks amendments to a number of definitions.
814.246	FS2082.1076	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Seek Amendment	Seeks amendments to a number of definitions.
815.1	FS2082.673	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
817.3	FS2082.674	20 - All of Plan	Support	Support
821.5	FS2082.675	20 - All of Plan	Support	Support
822.3	FS2082.676	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Support
823.1	FS2082.1086	1 - Introduction	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.2	FS2082.1087	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.3	FS2082.1088	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.1 - A	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.4	FS2082.1089	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.5	FS2082.1090	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.6	FS2082.1091	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.7	FS2082.1092	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.8	FS2082.1093	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.2 - B	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.9	FS2082.1094	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.10	FS2082.1095	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.3 - C	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.11	FS2082.1096	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.12	FS2082.1097	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.13	FS2082.1098	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.14	FS2082.1099	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.15	FS2082.1100	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.6 - F	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.16	FS2082.1101	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.17	FS2082.1102	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.7 - G	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.18	FS2082.1103	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.19	FS2082.1104	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.20	FS2082.1105	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.21	FS2082.1106	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.22	FS2082.1107	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes

				sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.23	FS2082.1108	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.15 - O	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.24	FS2082.1109	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.25	FS2082.1110	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.16 - P	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.26	FS2082.1111	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.27	FS2082.1112	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.28	FS2082.1113	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.29	FS2082.1114	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.30	FS2082.1115	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.18 - R	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.31	FS2082.1116	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.19 - S	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.32	FS2082.1117	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.33	FS2082.1118	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.34	FS2082.1119	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.20 - T	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.37	FS2082.1120	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.38	FS2082.1121	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.39	FS2082.1122	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.55	FS2082.1123	7 - Transport	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.56	FS2082.1124	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.2 - Policy - High trip generating activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.57	FS2082.1125	7 - Transport > 7.2 - Objectives and policies > 7.2.1 - Objective - Integrated transport system for Christchurch District > 7.2.1.9 - Policy - Pedestrian access	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.58	FS2082.1126	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.59	FS2082.1127	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.7 - Access design	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.60	FS2082.1128	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.8 - Vehicle crossings	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.61	FS2082.1129	7 - Transport > 7.4 - Rules - Transport > 7.4.3 - Standards - Transport (All zones outside the Specific Purpose (Lyttelton Port) Zone) > 7.4.3.13 - Co-location of vehicle crossings	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.62	FS2082.1130	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.18 - High trip generators	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.63	FS2082.1131	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.27 - Pedestrian access	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.64	FS2082.1132	7 - Transport > 7.4 - Rules - Transport > 7.4.4 - Rules - Matters of control and discretion > 7.4.4.28 - Vehicle crossing co-location layout	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.65	FS2082.1133	7 - Transport > 7.5 - Appendices > 7.5.2 - Appendix 7.5.2 Cycle parking facilities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.66	FS2082.1134	7 - Transport > 7.5 - Appendices > 7.5.3 - Appendix 7.5.3 Loading areas	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.67	FS2082.1135	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.68	FS2082.1136	8 - Subdivision, Development and Earthworks > 8.1 - Introduction	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.74	FS2082.1137	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.75	FS2082.1138	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.1 - Policy - Contribution to tree canopy cover	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.76	FS2082.1139	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.2 - Policy - The cost of providing tree canopy cover and financial contributions	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.77	FS2082.1140	8 - Subdivision, Development and Earthworks > 8.2 - Objectives and policies > 8.2.6 - Objective - Urban tree canopy cover > 8.2.6.3 - Policy – Tree health and infrastructure	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.78	FS2082.1141	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.1 - How to interpret and apply the rules	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.79	FS2082.1142	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.3 - Development and financial contributions	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.80	FS2082.1143	8 - Subdivision, Development and Earthworks > 8.3 - Administration > 8.3.7 - Consent notice	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.81	FS2082.1144	8 - Subdivision, Development and Earthworks > 8.4 - Rules - Subdivision General Rules > 8.4.1 - General rules > 8.4.1.1 - Notification	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.82	FS2082.1145	8 - Subdivision, Development and Earthworks > 8.5 - Rules - Subdivision	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes

				sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.83	FS2082.1146	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.84	FS2082.1147	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.85	FS2082.1148	8 - Subdivision, Development and Earthworks > 8.7 - Rules as to matters of control - subdivision > 8.7.12 - Tree canopy cover and financial contributions	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.86	FS2082.1149	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.117	FS2082.1150	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.4 - Policy - Large Local Centre Intensification Precinct	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.118	FS2082.1151	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.5 - Policy - High Density Residential Precinct	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.121	FS2082.1077	14 - Residential > 14.3 - How to interpret and apply the rules	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.122	FS2082.1078	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.123	FS2082.1079	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.124	FS2082.1080	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.125	FS2082.1081	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.9 - Street scene amenity and safety - fences	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.126	FS2082.1082	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.12 - Ground floor habitable room	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.127	FS2082.1083	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.15 - Garaging and carport building location	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.128	FS2082.1084	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.17 - Location of outdoor mechanical ventilation	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.129	FS2082.1085	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.18 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.136	FS2082.1152	14 - Residential > 14.6 - Rules - High Density Residential Zone	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.137	FS2082.1153	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.138	FS2082.1154	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.139	FS2082.1155	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.140	FS2082.1156	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.141	FS2082.1157	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.5 - Building separation	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.142	FS2082.1158	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.6 - Fencing and screening	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.143	FS2082.1159	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.144	FS2082.1160	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.145	FS2082.1161	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.146	FS2082.1162	15 - Commercial	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.147	FS2082.1163	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.150	FS2082.1164	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.151	FS2082.1165	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.152	FS2082.1166	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.2 - Policy - Design of new development	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.153	FS2082.1167	15 - Commercial > 15.2 - Objectives and policies > 15.2.5 - Objective - Diversity and distribution of activities in the Central City > 15.2.5.1 - Policy - Cathedrals in the Central City	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.154	FS2082.1168	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.3 - Policy - Amenity	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.155	FS2082.1169	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.4 - Policy - Residential intensification	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.156	FS2082.1170	15 - Commercial > 15.2 - Objectives and policies > 15.2.6 - Objective - Role of the City Centre Zone > 15.2.6.5 - Policy - Pedestrian focus	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.157	FS2082.1171	15 - Commercial > 15.2 - Objectives and policies > 15.2.7 - Objective - Role of the Central City Mixed Use Zone > 15.2.7.1 - Policy - Diversity of activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.158	FS2082.1172	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.1 - Policy - Usability and adaptability	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.159	FS2082.1173	15 - Commercial > 15.2 - Objectives and policies > 15.2.8 - Objective - Built form and amenity in the Central City Mixed Use Zone > 15.2.8.2 - Policy - Amenity and effects	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.160	FS2082.1174	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.161	FS2082.1175	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.164	FS2082.1176	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.1 - Permitted activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.165	FS2082.1177	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.166	FS2082.1178	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.167	FS2082.1179	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.168	FS2082.1180	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.4 - Discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.171	FS2082.1181	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.172	FS2082.1182	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.12 - Maximum road wall height	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.173	FS2082.1183	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.14 - Building tower setbacks	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.174	FS2082.1184	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.15 - Maximum building tower dimension and building tower coverage	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.175	FS2082.1185	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.16 - Minimum building tower separation	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.176	FS2082.1186	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.17 - Wind	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.177	FS2082.1187	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.1 - Permitted activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.178	FS2082.1188	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.2 - Controlled activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.179	FS2082.1189	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.180	FS2082.1190	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.181	FS2082.1191	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.182	FS2082.1192	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.183	FS2082.1193	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.1 - Activity status tables - Central City Mixed Use Zone > 15.12.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.184	FS2082.1194	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.1 - Streetscene, landscaping and trees	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.185	FS2082.1195	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.2 - Maximum building height	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.186	FS2082.1196	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.9 - Minimum number of floors	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.187	FS2082.1197	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.10 - Building setbacks	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.188	FS2082.1198	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.11 - Building tower coverage	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.189	FS2082.1199	15 - Commercial > 15.12 - Rules - Central City Mixed Use Zone > 15.12.2 - Built form standards - Central City Mixed Use Zone > 15.12.2.12 - Glazing	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.190	FS2082.1200	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.191	FS2082.1201	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.1 - Permitted activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.192	FS2082.1202	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.1 - Activity status tables - Central City Mixed Use Zone (South Frame) > 15.13.1.3 - Restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.193	FS2082.1203	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.1 - Building height	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.194	FS2082.1204	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards -	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes

		Central City Mixed Use Zone (South Frame) > 15.13.2.8 - Minimum number of floors		sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.195	FS2082.1205	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.10 - Building tower setbacks	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.196	FS2082.1206	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.11 - Building tower site coverage	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.197	FS2082.1207	15 - Commercial > 15.13 - Rules - Central City Mixed Use Zone (South Frame) > 15.13.2 - Built form standards - Central City Mixed Use Zone (South Frame) > 15.13.2.12 - Glazing	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.198	FS2082.1208	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.1 - Maximum building height	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.199	FS2082.1209	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.35 - Upper floor setbacks, tower dimension and site coverage in the central city	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.200	FS2082.1210	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.36 - Building height in the Central City Mixed Use Zones	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.201	FS2082.1211	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.37 - Glazing	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.

823.202	FS2082.1212	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.5 - Matters of control and discretion for other matters > 15.14.5.2 - Buildings at 136 Barbadoes Street	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.203	FS2082.1213	15 - Commercial > 15.11 - Rules - City Centre Zone	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.204	FS2082.1214	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.1 - Activity status tables - City Centre Zone > 15.11.1.2 - Controlled activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.205	FS2082.1215	19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.206	FS2082.1216	19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.207	FS2082.1217	19 - Planning Maps > 19.3 - Commercial Zoning	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.208	FS2082.1218	19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.209	FS2082.1219	19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission.

				Kāinga Ora supports reduced development controls.
823.210	FS2082.1220	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.39 - Wind	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.211	FS2082.1221	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.38 - Outlook Spaces	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.212	FS2082.1222	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.14 - N	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.213	FS2082.1223	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.9 - I	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.214	FS2082.1224	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.215	FS2082.1225	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.8 - H	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.216	FS2082.1226	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities > 14.5.3.1.3 - Area-specific restricted discretionary activities	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.217	FS2082.1227	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.2 - Objective and policies > 9.3.2.2 - Policies > 9.3.2.2.2	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes

		- Policy - Identification, assessment and scheduling of heritage areas		sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
823.227	FS2082.1228	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.6 - Rules - Matters of discretion > 9.3.6.6 - Sites in the High Density Residential Zone and Residential Visitor Accommodation Zone Sharing a boundary with a Residential Heritage Area	Seek Amendment	Kāinga Ora opposes those submission points which are inconsistent with relief or outcomes sought in the Kāinga Ora primary submission. Kāinga Ora supports reduced development controls.
826.2	FS2082.742	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area	Support	Support
829.1	FS2082.743	6 - General Rules and Procedures > 6.1 - Noise > 6.1.7 - Rules - Activities near infrastructure > 6.1.7.2 - Activity standards	Oppose	Oppose
829.9	FS2082.744	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Oppose	Oppose
829.10	FS2082.745	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.3 - Restricted discretionary activities	Oppose	Oppose
829.11	FS2082.746	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.3 - Setbacks	Oppose	Oppose
829.12	FS2082.747	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Oppose
829.13	FS2082.748	15 - Commercial > 15.6 - Rules - Neighbourhood Centre Zone > 15.6.2 - Built form standards - Neighbourhood Centre Zone > 15.6.2.8 - Minimum building setback from railway corridor outside the Central City	Oppose	Oppose
829.15	FS2082.749	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.9 - Minimum building setback from railway corridor	Oppose	Oppose
829.16	FS2082.750	15 - Commercial > 15.5 - Rules - Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.9 - Minimum building setback from railway corridor	Oppose	Oppose
829.17	FS2082.751	15 - Commercial > 15.7 - Rules - Commercial Banks Peninsula Zone > 15.7.2 - Built form standards -	Oppose	Oppose

		Commercial Banks Peninsula Zone > 15.7.2.8 - Minimum building setback from railway corridor		
829.18	FS2082.752	15 - Commercial > 15.8 - Rules - Large Format Retail Zone > 15.8.2 - Built form standards - Large Format Retail Zone > 15.8.2.8 - Minimum building setback from railway corridor	Oppose	Oppose
829.19	FS2082.753	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.2 - 15.8.2 Built form standards - Commercial Office Zone > 15.9.2.9 - Minimum building setback from railway corridor	Oppose	Oppose
829.20	FS2082.754	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.8 - Minimum building setback from railway corridor	Oppose	Oppose
829.21	FS2082.755	15 - Commercial > 15.14 - Rules - Matters of control and discretion > 15.14.3 - Matters of discretion for built form standards > 15.14.3.10 - Minimum building setback from the railway corridor	Oppose	Oppose
833.1	FS2082.756	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Support
835.1	FS2082.757	20 - All of Plan	Oppose	Oppose
835.12	FS2082.758	15 - Commercial > 15.11 - Rules - City Centre Zone > 15.11.2 - Built form standards - City Centre Zone > 15.11.2.11 - Building height	Oppose	Oppose
835.13	FS2082.759	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Oppose
835.14	FS2082.760	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
835.15	FS2082.761	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Oppose
842.16	FS2082.762	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Oppose
842.17	FS2082.763	7 - Transport > 7.5 - Appendices > 7.5.7 - Appendix 7.5.7 Access design and gradient	Oppose	Oppose
842.24	FS2082.764	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone	Support	Support
842.27	FS2082.765	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone	Support	Support
842.28	FS2082.766	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	Oppose

842.45	FS2082.767	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Oppose	Oppose
842.46	FS2082.768	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.3 - Impacts on neighbouring property	Oppose	Oppose
842.65	FS2082.769	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.9 - Minimum standards for Comprehensive Residential Development	Oppose	Oppose
852.1	FS2082.770	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
852.4	FS2082.771	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Oppose
852.5	FS2082.772	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
852.6	FS2082.773	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Oppose	Oppose
852.12	FS2082.774	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.3 - Restricted discretionary activities	Oppose	Oppose
852.14	FS2082.775	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	Oppose
852.15	FS2082.776	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.1 - Activity status table > 14.12.1.3 - Restricted discretionary activities	Oppose	Oppose
852.17	FS2082.777	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone	Oppose	Oppose
852.18	FS2082.778	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.1 - Permitted activities	Oppose	Oppose
852.19	FS2082.779	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.1 - Activity status tables - Town Centre Zone > 15.4.1.5 - 15.4.1.5 Non-complying activities	Oppose	Oppose
852.20	FS2082.780	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.1 - Activity status tables – Local Centre Zone > 15.5.1.5 - Non-complying activities	Oppose	Oppose

852.21	FS2082.781	15 - Commercial > 15.9 - Rules - Commercial Office Zone > 15.9.1 - Activity status tables - Commercial Office Zone > 15.9.1.1 - Permitted activities	Oppose	Oppose
852.22	FS2082.782	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose
852.23	FS2082.783	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.5 - Non-complying activities	Oppose	Oppose
853.2	FS2082.784	15 - Commercial	Oppose	Oppose
853.3	FS2082.785	6 - General Rules and Procedures	Oppose	Oppose
854.1	FS2082.786	15 - Commercial	Oppose	Oppose
854.3	FS2082.787	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Oppose	Oppose
855.1	FS2082.788	3 - Strategic Directions	Support	Oppose in part
855.4	FS2082.789	15 - Commercial	Support	Oppose in part
855.6	FS2082.790	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
855.7	FS2082.791	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Oppose in part
855.8	FS2082.792	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
855.11	FS2082.793	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
855.12	FS2082.794	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
855.13	FS2082.795	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
855.14	FS2082.796	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
855.15	FS2082.797	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Oppose in part
859.11	FS2082.798	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Support
859.12	FS2082.799	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Support
874.2	FS2082.800	2 - Abbreviations and Definitions > 2.2 - Definitions List > 2.2.4 - D	Support	Support
875.2	FS2082.801	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
877.1	FS2082.1229	19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.1	FS2082.1297	19 - Planning Maps > 19.1 - MRZ Zoning	Seek Amendment	Support in Part
877.2	FS2082.1230	19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.

877.2	FS2082.1298	19 - Planning Maps > 19.2 - HRZ Zoning	Seek Amendment	Support in Part
877.3	FS2082.1231	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.3	FS2082.1299	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Support in Part
877.4	FS2082.1232	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.4	FS2082.1300	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Support in Part
877.5	FS2082.1233	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.5	FS2082.1301	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Support in Part
877.6	FS2082.1234	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.6	FS2082.1302	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Support in Part
877.7	FS2082.1235	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.7	FS2082.1303	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	Support in Part
877.8	FS2082.1236	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.8	FS2082.1304	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Seek Amendment	Support in Part
877.9	FS2082.1237	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.

877.9	FS2082.1305	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Support in Part
877.10	FS2082.1238	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.10	FS2082.1306	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards	Seek Amendment	Support in Part
877.11	FS2082.1239	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.11	FS2082.1307	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.1 - Area-specific activities	Seek Amendment	Support in Part
877.12	FS2082.1240	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.12	FS2082.1308	19 - Planning Maps > 19.4 - QM - Low PT	Seek Amendment	Support in Part
877.13	FS2082.1241	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.13	FS2082.1309	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Seek Amendment	Support in Part
877.14	FS2082.1242	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.14	FS2082.1310	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Seek Amendment	Support in Part
877.15	FS2082.1243	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.

		Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities		
877.15	FS2082.1311	5 - Natural Hazards > 5.4 - Rules - Flood hazard > 5.4.7 - 5.4A Rules - Qualifying Matter Coastal Hazard Management Areas and Qualifying Matter Tsunami Management Area > 5.4.7.5 - 5.4A.5 Non-complying activities	Seek Amendment	Support in Part
877.16	FS2082.1244	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.16	FS2082.1312	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Seek Amendment	Support in Part
877.17	FS2082.1245	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.17	FS2082.1313	14 - Residential > 14.12 - Rules - Future Urban Zone > 14.12.2 - Built form standards > 14.12.2.7 - Landscaping and tree canopy cover	Seek Amendment	Support in Part
877.18	FS2082.1246	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.18	FS2082.1314	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Support in Part
877.19	FS2082.1247	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.19	FS2082.1315	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Support in Part
877.20	FS2082.1248	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.20	FS2082.1316	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Seek Amendment	Support in Part

877.21	FS2082.1249	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.21	FS2082.1317	14 - Residential > 14.2 - Objectives and Policies > 14.2.1 - Objective - Housing supply > 14.2.1.1 - Policy - Housing distribution and density	Seek Amendment	Support in Part
877.22	FS2082.1250	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.22	FS2082.1318	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.2 - Policy - High quality, medium density residential development	Seek Amendment	Support in Part
877.23	FS2082.1251	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.23	FS2082.1319	14 - Residential > 14.2 - Objectives and Policies > 14.2.5 - Objective - High quality residential environments > 14.2.5.3 - Policy - Quality large scale developments	Seek Amendment	Support in Part
877.24	FS2082.1252	14 - Residential > 14.3 - How to interpret and apply the rules	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.24	FS2082.1320	14 - Residential > 14.3 - How to interpret and apply the rules	Seek Amendment	Support in Part
877.25	FS2082.1253	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.25	FS2082.1321	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.2 - Tree and garden planting	Seek Amendment	Support in Part
877.26	FS2082.1254	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.26	FS2082.1322	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards	Seek Amendment	Support in Part
877.27	FS2082.1255	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.

877.27	FS2082.1323	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.2 - Landscaped area and tree canopy cover	Seek Amendment	Support in Part
877.28	FS2082.1256	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.28	FS2082.1324	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.4 - Site coverage	Seek Amendment	Support in Part
877.29	FS2082.1257	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.29	FS2082.1325	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.7 - Minimum building setbacks	Seek Amendment	Support in Part
877.30	FS2082.1258	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.30	FS2082.1326	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.7 - Landscaped area and tree canopy cover	Seek Amendment	Support in Part
877.31	FS2082.1259	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.31	FS2082.1327	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.12 - Building coverage	Seek Amendment	Support in Part
877.32	FS2082.1260	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.32	FS2082.1328	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.14 - Garaging and carport location	Seek Amendment	Support in Part
877.33	FS2082.1261	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.17 - Minimum road boundary setback - Qualifying Matter City Spine Transport Corridor	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.33	FS2082.1329	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.17 - Minimum	Seek Amendment	Support in Part

		road boundary setback - Qualifying Matter City Spine Transport Corridor		
877.34	FS2082.1262	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	Consistent with the extent of changes sought in the Kāinga Ora primary submission.
877.34	FS2082.1330	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables	Seek Amendment	Support in Part
877.36	FS2082.1331	14 - Residential > 14.15 - Rules - Matters of control and discretion > 14.15.1 - Residential design principles	Seek Amendment	Support in Part
878.1	FS2082.802	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Oppose	Oppose
878.3	FS2082.803	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.1 - Policy - Managing development in Qualifying Matter Coastal Hazard Management Areas	Oppose	Oppose
878.4	FS2082.804	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.5 - BLANK > 5.2.2.5.2 - Policy - Managing development within Qualifying Matter Tsunami Management Area	Oppose	Oppose
878.11	FS2082.805	14 - Residential > 14.1 - Introduction	Oppose	Oppose
878.13	FS2082.806	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.1 - Policy - MDRS Policy 1	Oppose	Oppose
878.16	FS2082.807	14 - Residential > 14.2 - Objectives and Policies > 14.2.6 - Objective - Medium Density Residential Zone > 14.2.6.1 - Policy - MDRS Policy 1	Oppose	Oppose
878.17	FS2082.808	14 - Residential > 14.2 - Objectives and Policies > 14.2.7 - Objective - High Density Residential Zone > 14.2.7.1 - Policy - Provide for a high density urban form	Oppose	Oppose
878.19	FS2082.809	15 - Commercial > 15.3 - How to interpret and apply the rules	Oppose	Oppose
878.20	FS2082.810	19 - Planning Maps	Oppose	Oppose
878.21	FS2082.811	19 - Planning Maps	Oppose	Oppose
878.26	FS2082.812	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Oppose
879.1	FS2082.813	19 - Planning Maps	Support	Support
881.2	FS2082.814	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose in part
882.1	FS2082.815	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose

882.2	FS2082.816	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Oppose
883.1	FS2082.817	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support
883.3	FS2082.818	19 - Planning Maps > 19.4 - QM - Low PT	Support	Support
886.1	FS2082.819	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Oppose
886.2	FS2082.820	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose
886.3	FS2082.821	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
886.4	FS2082.822	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Oppose
886.5	FS2082.823	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.4 - Minimum building setback from the internal boundary with a residential zone	Oppose	Oppose
886.6	FS2082.824	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Oppose
900.2	FS2082.825	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Oppose	Oppose
902.1	FS2082.1263	20 - All of Plan	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.2	FS2082.1264	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.3	FS2082.1265	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.

902.4	FS2082.1266	5 - Natural Hazards	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.5	FS2082.1267	20 - All of Plan	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.6	FS2082.1268	20 - All of Plan	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.7	FS2082.1269	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.8	FS2082.1270	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.1 - Activity status tables > 14.5.1.1 - Permitted activities	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.9	FS2082.1271	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.10	FS2082.1272	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga

				Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.11	FS2082.1273	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.12	FS2082.1274	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.13	FS2082.1275	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.14	FS2082.1276	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.15	FS2082.1277	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.16	FS2082.1278	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.

902.17	FS2082.1279	15 - Commercial > 15.5 - Rules – Local Centre Zone > 15.5.2 - Built form standards - Local Centre Zone > 15.5.2.2 - Maximum building height	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.18	FS2082.1280	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.2 - Built form standards - Mixed Use Zone > 15.10.2.1 - Maximum building height	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.19	FS2082.1281	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.1 - Building height	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.20	FS2082.1282	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.21	FS2082.1283	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.22	FS2082.1284	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.4 - Minimum building setback from the internal boundary with a residential zone	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.23	FS2082.1285	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.1 - Activity status tables > 14.6.1.3 - Restricted discretionary activities	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga

				Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.24	FS2082.1286	14 - Residential	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.25	FS2082.1287	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.26	FS2082.1288	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.27	FS2082.1289	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.28	FS2082.1290	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.29	FS2082.1291	19 - Planning Maps > 19.9 - Any other QMs	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.

902.30	FS2082.1292	19 - Planning Maps > 19.10 - Any other zones	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.31	FS2082.1293	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.32	FS2082.1294	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.33	FS2082.1295	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
902.34	FS2082.1296	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Consistent with its primary submission- Kāinga Ora is supportive of increased housing density and the implementation of the NPS-UD. Kāinga Ora does not support additional qualifying matters. Kāinga Ora seeks the Riccarton Bush Interface Qualifying matter be deleted.
903.2	FS2082.826	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Oppose	Oppose
914.1	FS2082.827	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Oppose
1031.1	FS2082.828	19 - Planning Maps > 19.8 - QM - Character Areas	Oppose	Oppose

1031.2	FS2082.829	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	Oppose
1036.3	FS2082.830	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone > 14.5.3.2 - Area-specific built form standards > 14.5.3.2.9 - Building coverage	Oppose	Oppose
FS2082.534	FS2082.534	15 - Commercial > 15.10 - Rules - Mixed Use Zone > 15.10.1 - Activity status tables - Mixed Use Zone > 15.10.1.1 - Permitted activities	Oppose	Oppose in part

Robert Broughton

Submitter 2083

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
188.1	FS2083.40	20 - All of Plan	Support	Accept submission in its entirety
188.4	FS2083.35	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Accept submission point.
188.4	FS2083.36	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Accept submission point. Accept submission point.
188.6	FS2083.37	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Accept submission point.
188.19	FS2083.34	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Accept submission point.
188.21	FS2083.38	19 - Planning Maps > 19.9 - Any other QMs	Support	Accept submission point.
188.22	FS2083.39	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point.
751.67	FS2083.4	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.3 - Area-specific rules - Medium Density Residential Zone	Support	Accept submission point.
751.68	FS2083.5	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Accept submission point.

751.69	FS2083.6	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Accept submission point.
751.70	FS2083.7	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.4 - Rules - Specific Purpose (School) Zone > 13.6.4.1 - Activity status tables > 13.6.4.1.1 - Permitted activities	Support	Accept submission point.
751.71	FS2083.8	13 - Specific Purpose Zones > 13.6 - Specific Purpose (School) Zone > 13.6.6 - Appendices > 13.6.6.2 - Appendix 13.6.6.2 State Integrated Schools	Support	Accept submission point.
778.1	FS2083.1	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.2 - Natural hazards policies > 5.2.2.1 - General natural hazards policies > 5.2.2.1.2 - Policy -- Manage activities to address natural hazard risks	Support	Accept submission point.
794.3	FS2083.2	5 - Natural Hazards > 5.2 - Objectives and Policies > 5.2.1 - Natural hazards objective > 5.2.1.1 - Objective - Natural hazards	Support	Accept submission point.
876.1	FS2083.9	20 - All of Plan	Support	Accept submission point.
876.2	FS2083.10	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Accept submission point.
876.3	FS2083.11	19 - Planning Maps > 19.3 - Commercial Zoning	Support	Accept submission point.
876.4	FS2083.12	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.6 - Height in relation to boundary	Support	Accept submission point.
876.5	FS2083.13	14 - Residential > 14.6 - Rules - High Density Residential Zone > 14.6.2 - Built form standards > 14.6.2.2 - Height in relation to boundary	Support	Accept submission point.
876.6	FS2083.14	14 - Residential > 14.16 - Appendices > 14.16.2 - Appendix - Recession planes	Support	Accept submission point.
876.7	FS2083.15	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	Accept submission point.
876.8	FS2083.16	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	Accept submission point.
876.9	FS2083.17	19 - Planning Maps > 19.10 - Any other zones	Support	Accept submission point.
876.10	FS2083.18	15 - Commercial > 15.4 - Rules - Town Centre Zone	Support	Accept submission point.
876.11	FS2083.19	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.3 - Area specific rules - Residential Suburban Zone and Residential Suburban Density Transition Zone, and Qualifying Matter Airport Noise Influence Area	Support	Accept submission point.
876.12	FS2083.21	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Accept submission point.

876.13	FS2083.22	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Accept submission point.
876.14	FS2083.23	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Accept submission point.
876.15	FS2083.24	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Accept submission point.
876.16	FS2083.25	14 - Residential > 14.6 - Rules - High Density Residential Zone	Support	Accept submission point.
876.17	FS2083.26	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.1 - Permitted activities	Support	Accept submission point.
876.18	FS2083.27	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.2 - Controlled activities	Support	Accept submission point.
876.19	FS2083.28	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Support	Accept submission point.
876.20	FS2083.29	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.4 - Discretionary activities	Support	Accept submission point.
876.21	FS2083.30	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.7 - Appendices > 9.4.7.1 - Appendix - Schedules of significant trees (Christchurch City and Banks Peninsula)	Support	Accept submission point.
876.22	FS2083.31	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	Accept submission point.
876.28	FS2083.20	19 - Planning Maps > 19.9 - Any other QMs	Support	Accept submission point.
876.29	FS2083.32	19 - Planning Maps > 19.9 - Any other QMs	Support	Accept submission point.
876.30	FS2083.33	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	Accept submission point.
903.1	FS2083.3	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Accept submission point.

Christian Jordan

Submitter 2084

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
402.1	FS2084.6	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose all submissions to remove heritage status and up zone Antonio Hall (265 Riccarton Rd).
699.1	FS2084.9	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose all submissions to remove heritage status of all properties listed in 699.1 and 699.7. Oppose any removal of heritage zone or any change in zone.
729.1	FS2084.10	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose submission rezoning Styx Mill Rd.
842.28	FS2084.1	14 - Residential > 14.2 - Objectives and Policies > 14.2.8 - Objective - Future Urban Zone	Oppose	Oppose FENZ proposed changes. I an owner of a heritage listed Chester St East property opposite and support retaining as plan notified.
842.73	FS2084.2	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.1 - Permitted activities	Oppose	Oppose FENZ proposed changes. I an owner of a heritage listed Chester St East property opposite and support retaining as plan notified.
842.81	FS2084.3	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.3 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose FENZ proposed changes. I an owner of a heritage listed Chester St East property opposite and support retaining as plan notified.
848.1	FS2084.11	19 - Planning Maps > 19.10 - Any other zones	Oppose	Oppose rezone 468-470 Cranford St.
849.1	FS2084.12	19 - Planning Maps > 19.1 - MRZ Zoning	Oppose	Oppose submission to rezone residential or commercial.
874.14	FS2084.5	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose all submissions to alter or reduce heritage provisions and also strongly oppose 874.14 to remove heritage status of Daresbury House.
1052.5	FS2084.4	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.4 - Rules - Historic heritage > 9.3.4.1 - Activity Status Tables > 9.3.4.1.3 - Restricted discretionary activities	Support	Accept submission point.
1092.1	FS2084.7	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Oppose	Oppose all submissions to remove heritage status and up zone 137 Cambridge (Harley Chambers) Oppose all submissions to remove heritage status and up zone 137 Cambridge (Harley Chambers)
1092.2	FS2084.8	9 - Natural and Cultural Heritage > 9.3 - Historic heritage > 9.3.7 - Appendices > 9.3.7.2 - Appendix - Schedule of Significant Historic Heritage Items	Oppose	Oppose all submissions to remove heritage status and up zone 137 Cambridge (Harley Chambers)

The Riccarton Bush Trust The Riccarton Bush Trust

Submitter 2085

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
50.1	FS2085.1	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	I seek the whole submission to extend theRBI to include Ngahere Street to be allowed.
50.2	FS2085.2	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	I seek the whole submission to extend the RBI to include Ngahere Street to be allowed. I seek the whole submission to extend the RBI to include Ngahere Street to be allowed.
50.3	FS2085.3	19 - Planning Maps > 19.9 - Any other QMs	Support	I seek the whole submission to extend the RBI to include Ngahere Street to be allowed.
55.13	FS2085.4	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to bedisallowed
55.14	FS2085.5	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Oppose	I seek the whole submission to be disallowed
55.15	FS2085.6	14 - Residential > 14.6 - Rules - High Density Residential Zone	Oppose	I seek the whole submission to be disallowed
69.3	FS2085.7	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed I seek the whole submission to be disallowed
110.4	FS2085.8	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the whole submission to be disallowed
110.5	FS2085.9	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed
121.15	FS2085.12	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to bedisallowed I seek the whole submission to bedisallowed
121.16	FS2085.13	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	I seek the whole submission be allowed
187.6	FS2085.14	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to bedisallowed. I seek the whole submission to bedisallowed.

187.7	FS2085.15	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the whole submission to be disallowed.
188.7	FS2085.10	19 - Planning Maps > 19.9 - Any other QMs	Support	I seek the whole submission be allowed
188.8	FS2085.11	19 - Planning Maps > 19.1 - MRZ Zoning	Support	I seek the whole submission be allowed
188.8	FS2085.16	19 - Planning Maps > 19.1 - MRZ Zoning	Support	I seek the whole submission be allowed
188.25	FS2085.17	19 - Planning Maps > 19.1 - MRZ Zoning	Support	I seek the whole submission be allowed
189.6	FS2085.18	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed. I seek the whole submission to be disallowed.
189.7	FS2085.19	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	I seek the whole submission to be disallowed.
189.8	FS2085.20	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	I seek the whole submission to be disallowed.
191.17	FS2085.21	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed. I seek the whole submission to be disallowed.
199.3	FS2085.22	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed. I seek the whole submission to be disallowed.
225.2	FS2085.23	19 - Planning Maps > 19.9 - Any other QMs	Support	I seek the whole submission be allowed I seek the whole submission be allowed
225.3	FS2085.24	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Support	I seek the whole submission to be allowed
225.4	FS2085.25	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	I seek the whole submission to be allowed
351.1	FS2085.26	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Oppose	I seek the whole submission to be disallowed.
351.2	FS2085.27	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed.
751.48	FS2085.28	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules >	Support	I seek the whole submission to be allowed.

		9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities		
751.66	FS2085.29	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.1 - Activity status tables > 14.4.1.1 - Permitted activities	Support	I seek the whole submission to be disallowed.
834.91	FS2085.30	6 - General Rules and Procedures	Oppose	I seek the whole submission to be disallowed.
834.92	FS2085.31	14 - Residential > 14.5 - Rules - Medium Density Residential Zone > 14.5.2 - Built form standards > 14.5.2.3 - Building height and maximum number of storeys	Oppose	I seek the whole submission to be disallowed.
834.93	FS2085.32	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	I seek the whole submission to be disallowed.
834.171	FS2085.33	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Oppose	I seek the whole submission to be disallowed.
859.9	FS2085.34	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone	Support	I seek the whole submission with regard to increasing the protection of Riccarton Bush to be allowed
859.10	FS2085.35	14 - Residential > 14.5 - Rules - Medium Density Residential Zone	Support	I seek the whole submission with regard to increasing the protection of Riccarton Bush to be allowed
859.11	FS2085.36	19 - Planning Maps > 19.3 - Commercial Zoning	Support	I seek the whole submission with regard to increasing the protection of Riccarton Bush to be allowed
876.3	FS2085.39	19 - Planning Maps > 19.3 - Commercial Zoning	Support	I seek the whole submission to be allowed
876.8	FS2085.37	14 - Residential > 14.4 - Rules - Residential Suburban Zone and Residential Suburban Density Transition Zone > 14.4.2 - Built form standards > 14.4.2.3 - Building height	Support	I seek the whole submission to be allowed
876.9	FS2085.38	19 - Planning Maps > 19.10 - Any other zones	Support	I seek the whole submission to be allowed
886.1	FS2085.40	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	I seek the whole submission to be allowed

886.2	FS2085.41	19 - Planning Maps > 19.7 - QM - Any Heritage Layer	Support	I seek the whole submission to be allowed
902.29	FS2085.42	19 - Planning Maps > 19.9 - Any other QMs	Support	I seek the whole submission to be allowed
902.30	FS2085.43	19 - Planning Maps > 19.10 - Any other zones	Support	I seek the whole submission to be allowed I seek the whole submission to be allowed
902.31	FS2085.44	19 - Planning Maps > 19.1 - MRZ Zoning	Support	I seek the whole submission to be allowed
902.32	FS2085.45	19 - Planning Maps > 19.2 - HRZ Zoning	Support	I seek the whole submission to be allowed
905.1	FS2085.46	19 - Planning Maps > 19.9 - Any other QMs	Oppose	I seek the whole submission to be disallowed.
905.2	FS2085.47	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	I seek the whole submission to be disallowed.
1011.1	FS2085.48	9 - Natural and Cultural Heritage > 9.4 - Significant and Other Trees > 9.4.4 - Rules > 9.4.4.1 - Activity status tables > 9.4.4.1.3 - Restricted discretionary activities	Oppose	I seek that part of the submission be disallowed. I seek that the proposal to extend the exemption to include the northern boundary of 48 Rata Street from the 10m restriction be disallowed. (note the western boundary is currently exempt and we have no objection to this)

Cheryl Horrell

Submitter 2086

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
751.108	FS2086.1	19 - Planning Maps > 19.10 - Any other zones	Seek Amendment	I partially support the submission point and seek an amendment.
784.2	FS2086.2	19 - Planning Maps > 19.9 - Any other QMs	Support	I support this submission that Liquefaction Hazard/Risk should be added as a qualifying matter and any future building activity be restricted to Residential Suburban.
784.3	FS2086.3	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters	Support	I support this submission that Liquefaction Hazard/Risk should be added as a qualifying matter and any future building activity be restricted to Residential Suburban.

Fiona Aston On Behalf Of Troy Lange

Submitter 2087

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
805.17	FS2087.13	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point
805.18	FS2087.14	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept submission point
805.19	FS2087.15	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Accept submission point
834.1	FS2087.10	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Support	Support/reject in part to the extent that relief is consistent with the relief sought by Troy Lange in my submission, and my interests.
834.83	FS2087.11	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Accept submission point
834.83	FS2087.12	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Accept submission point
852.1	FS2087.9	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Reject submission point
883.1	FS2087.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission point.
883.1	FS2087.3	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Support in part. Accept rezoning of land between the 50 and 57 Ldn CIAL airport noise contour for urban development, with no restrictions relating to airport noise.
883.3	FS2087.2	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept submission point.
887.1	FS2087.4	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Accept submission point
887.2	FS2087.5	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission point
887.3	FS2087.6	19 - Planning Maps > 19.10 - Any other zones	Support	Accept submission point
887.4	FS2087.7	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point
887.5	FS2087.8	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point

Fiona Aston On Behalf Of Trojan Built Properties Ltd

Submitter 2088

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
805.17	FS2088.15	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point.
805.18	FS2088.16	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept submission point.
805.19	FS2088.17	14 - Residential > 14.3 - How to interpret and apply the rules	Support	Accept submission point.
834.1	FS2088.11	3 - Strategic Directions > 3.3 - Objectives > 3.3.3 - Objective - Ngai Tahu mana whenua	Seek Amendment	Support/reject in part to the extent that relief is consistent with the relief sought by Troy Lange in my submission, and my interests
834.5	FS2088.13	3 - Strategic Directions > 3.3 - Objectives > 3.3.8 - Objective - Urban growth, form and design	Support	Accept submission point.
834.6	FS2088.14	3 - Strategic Directions > 3.3 - Objectives > 3.3.10 - Objective - Natural and cultural environment	Support	Accept submission point.
834.83	FS2088.12	14 - Residential > 14.7 - Rules - Residential Hills Zone	Support	Accept submission point.
852.1	FS2088.10	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Reject submission point.
883.1	FS2088.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission point.
883.1	FS2088.3	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept rezoning of land between the 50 and 57 Ldn CIAL airport noise contour for urban development, with no restrictions relating to airport noise. Accept rezoning of land between the 50 and 57 Ldn CIAL airport noise contour for urban development, with no restrictions relating to airport noise.
883.3	FS2088.2	19 - Planning Maps > 19.4 - QM - Low PT	Support	Accept submission point.
884.1	FS2088.4	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission point. Accept submission point.
887.1	FS2088.5	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Accept submission point.

887.2	FS2088.6	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission point.
887.3	FS2088.7	19 - Planning Maps > 19.10 - Any other zones	Support	Accept submission point.
887.4	FS2088.8	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point.
887.5	FS2088.9	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission point.

Fiona Aston On Behalf Of Four Stars Development Ltd and Gould Developments Limited

Submitter 2089

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
689.72	FS2089.1	16 - Industrial > 16.2 - Objectives and policies > 16.2.2 - Objective - Brownfield redevelopment > 16.2.2.2 - Policy - Brownfield redevelopment	Seek Amendment	Accept in part, subject to consistency with the relief sought by Gould and Four Stars in its submission and evidence presented at the PC71 and Selwyn Proposed District Plan and Variation 1 hearings relating to rezoning of its land currently partly under the operative CIAL airport noise contour and the airport noise qualifying matter (Variation 1).
852.1	FS2089.2	19 - Planning Maps > 19.5 - QM - Airport Noise	Oppose	Reject submission
881.1	FS2089.8	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Accept submission except only adopt 55 dBA Ldn contour for the threshold for the ANQM if the 57 dBA Ldn contour is not adopted.

881.6	FS2089.9	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Accept submission except only adopt 55 dBA Ldn contour for the threshold for the ANQM if the 57 dBA Ldn contour is not adopted.
883.1	FS2089.3	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission .
887.1	FS2089.4	19 - Planning Maps > 19.1 - MRZ Zoning	Support	Accept submission except only adopt 55 dBA Ldn contour for the threshold for the ANQM if the 57 dBA Ldn contour is not adopted
887.2	FS2089.5	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Accept submission except only adopt 55 dBA Ldn contour for the threshold for the ANQM if the 57 dBA Ldn contour is not adopted
887.3	FS2089.6	19 - Planning Maps > 19.10 - Any other zones	Support	Accept submission except only adopt 55 dBA Ldn contour for the threshold for the ANQM if the 57 dBA Ldn contour is not adopted
887.4	FS2089.7	6 - General Rules and Procedures > 6.1 - Noise > 6.1.9 - 6.1A - Qualifying Matters > 6.1.9.1 - 6.1A.1 Application of qualifying matters	Support	Accept submission except only adopt 55 dBA Ldn contour for the threshold for the ANQM if the 57 dBA Ldn contour is not adopted

Vaughan Smith On Behalf Of Scentre (New Zealand) Limited

Submitter 2090

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
100.2	FS2090.1	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Allow submission point
103.2	FS2090.2	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Allow submission point
104.2	FS2090.3	19 - Planning Maps > 19.2 - HRZ Zoning	Support	Allow submission point
188.2	FS2090.4	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point.
188.3	FS2090.5	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Disallow submission point.
638.1	FS2090.6	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point. Disallow submission point.
638.2	FS2090.7	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Disallow submission point.
638.4	FS2090.8	19 - Planning Maps > 19.2 - HRZ Zoning	Oppose	Disallow submission point.

686.1	FS2090.9	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point.
823.41	FS2090.10	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Allow submission point.
823.42	FS2090.11	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point.
823.43	FS2090.12	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point.
823.44	FS2090.13	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point.
823.45	FS2090.14	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Allow submission point.
823.46	FS2090.15	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Allow submission point.
823.47	FS2090.16	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Support	Allow submission point.
823.48	FS2090.17	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Support	Allow submission point.
823.49	FS2090.18	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Support	Allow submission point.
823.50	FS2090.19	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial	Support	Allow submission point.

		contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions		
823.51	FS2090.20	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Allow submission point.
823.52	FS2090.21	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.1 - 6.10A.4.1.1 Permitted activities	Support	Allow submission point.
823.53	FS2090.22	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables > 6.10.4.4.1.2 - 6.10A.4.1.2 Controlled activities	Support	Allow submission point.
823.54	FS2090.23	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Allow submission point.
826.4	FS2090.24	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Allow submission point. Allow submission point.
834.145	FS2090.25	14 - Residential > 14.2 - Objectives and Policies > 14.2.3 - Objective - MDRS Objective 2 > 14.2.3.6 - Framework for building heights in medium and high density areas	Support	Allow submission point.
834.238	FS2090.26	15 - Commercial	Seek Amendment	Support in part Allow but replace "parking lot" with "parking building"
834.239	FS2090.27	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Seek Amendment	Support in part Allow but replace "parking lot" with "parking building"
834.332	FS2090.28	19 - Planning Maps	Support	Allow to the extent that it is consistent with Scentre's submission
855.6	FS2090.29	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Allow submission point.
855.8	FS2090.30	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Allow submission point. Allow submission point.

855.11	FS2090.31	2 - Abbreviations and Definitions > 2.2 - Definitions List	Support	Allow submission point. Allow submission point.
855.17	FS2090.32	3 - Strategic Directions > 3.3 - Objectives > 3.3.7 - Objective -- Well-functioning urban environment	Support	Allow submission point.
855.22	FS2090.33	6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.1 - Activity status tables > 6.8.4.1.1 - Permitted activities	Support	Allow submission point.
855.23	FS2090.34	6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.2 - Built form standards > 6.8.4.2.4 - Signs attached to buildings	Support	Allow submission point.
855.24	FS2090.35	6 - General Rules and Procedures > 6.8 - Signs > 6.8.4 - Rules > 6.8.4.2 - Built form standards > 6.8.4.2.6 - Free-standing signs	Support	Allow submission point.
855.25	FS2090.36	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.1 - Minimum net site area and dimension	Support	Allow submission point.
855.26	FS2090.37	8 - Subdivision, Development and Earthworks > 8.6 - Activity standards > 8.6.2 - Allotments with existing or proposed buildings	Support	Allow submission point.
855.27	FS2090.38	8 - Subdivision, Development and Earthworks > 8.9 - Rules - Earthworks > 8.9.2 - Activity status tables > 8.9.2.1 - Permitted activities	Support	Allow submission point.
855.28	FS2090.39	15 - Commercial > 15.1 - Introduction	Support	Allow submission point.
855.29	FS2090.40	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities	Support	Allow submission point.
855.30	FS2090.41	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Support	Allow submission point.
855.31	FS2090.42	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes	Support	Allow submission point.
855.32	FS2090.43	15 - Commercial > 15.2 - Objectives and policies > 15.2.4 - Objective - Urban form, scale and design outcomes > 15.2.4.1 - Policy - Scale and form of development	Support	Allow submission point.
855.33	FS2090.44	15 - Commercial > 15.3 - How to interpret and apply the rules	Support	Allow submission point.
855.34	FS2090.45	15 - Commercial	Seek Amendment	Allow but amend the maximum height rule.
874.17	FS2090.46	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions	Support	Allow submission point.
874.18	FS2090.47	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point.
874.19	FS2090.48	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point.

874.20	FS2090.49	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.1 - 6.10A.1 Introduction	Support	Allow submission point.
874.21	FS2090.50	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover	Support	Allow submission point.
874.22	FS2090.51	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Allow submission point.
874.22	FS2090.52	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.1 - 6.10A.2.1.1 Policy – Contribution to tree canopy cover	Support	Allow submission point.
874.23	FS2090.53	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.2 - 6.10A.2.1.2 Policy – The cost of providing tree canopy cover and financial contributions	Support	Allow submission point.
874.24	FS2090.54	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.2 - 6.10A.2 Objectives and Policies > 6.10.4.2.1 - 6.10A.2.1 Objective – Urban tree canopy cover > 6.10.4.2.1.3 - 6.10A.2.1.3 Policy – Tree health and infrastructure	Support	Allow submission point.
874.25	FS2090.55	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.3 - 6.10A.3 How to interpret and apply the rules	Support	Allow submission point.
874.26	FS2090.56	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions	Support	Allow submission point.
874.27	FS2090.57	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.1 - 6.10A.4.1 Activity status tables	Support	Allow submission point.

874.28	FS2090.58	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards	Support	Allow submission point.
874.29	FS2090.59	6 - General Rules and Procedures > 6.10 - Works for the Purposes of Earthquake Recovery > 6.10.4 - 6.10A Tree Canopy Cover and Financial contributions > 6.10.4.4 - 6.10A.4 Rules – Tree canopy cover and financial contributions > 6.10.4.4.2 - 6.10A.4.2 Tree canopy cover and financial contributions standards > 6.10.4.4.2.3 - 6.10A.4.2.3 Consent notice	Support	Allow submission point.
876.2	FS2090.60	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point.
876.3	FS2090.61	19 - Planning Maps > 19.3 - Commercial Zoning	Oppose	Disallow submission point.
902.15	FS2090.62	15 - Commercial > 15.2 - Objectives and policies > 15.2.2 - Objective - Centres-based framework for commercial activities > 15.2.2.1 - Policy - Role of centres	Oppose	Disallow submission point. Disallow submission point.
902.16	FS2090.63	15 - Commercial > 15.4 - Rules - Town Centre Zone > 15.4.2 - Built form standards - Town Centre Zone > 15.4.2.2 - Maximum building height	Oppose	Disallow submission point.

Graham Wilkinson

Submitter 2091

Original Submission Number	Further Submission No	Provision	Position	Decision Requested
689.79	FS2091.1	19 - Planning Maps > 19.5 - QM - Airport Noise	Support	Oppose the submission in part.