



**NOTICE OF APPLICATION CONCERNING
RESOURCE CONSENT (RC190275)**

SECTION 95A RESOURCE MANAGEMENT ACT 1991

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TO WHOM IT MAY CONCERN

The Central Otago District Council, has received a subdivision application from Nicholas & Paula Lambert to undertake a two lot subdivision of Lot 1 DP 408663 that is currently held in Record of Title 435058, and land use consent to establish a building platform on proposed Lot 2.

Lots 1 and 2 will have areas of 3.2372 and 2.8773 hectares respectively (more or less), which represents an average allotment size of 3.05 hectares and 38% of the required average allotment size of 8 hectares required in terms of Rule 4.7.4(iii)(b) of the Central Otago District Plan (the Plan). Rule 4.7.4(iii)(b) requires a minimum lot size of 2 hectares and an average lot size of 8 hectares for a subdivision to be considered a discretionary activity. While the minimum is achieved, the average is not and the proposed subdivision is therefore a non-complying activity in terms of Rule 4.7.5(iii) of the District Plan.

Land use consent is also sought to establish a building platform with an area of 990m² on proposed Lot 2. The building platform will be located to comply with the yard requirements contained in the Plan. The existing dwelling is located on Lot 1.

The application includes an assessment of environmental effects.

The application may be inspected online at Central Otago District Council's website under 'Notified Consents' or at the Council offices at Alexandra, Cromwell, Ranfurly and Roxburgh. Please contact the Duty Planner on 440 0056 if you have any questions about the application.

Any person may make a submission on the application, you may do so by sending a written submission to Central Otago District Council, PO Box 122, Alexandra. The submission must be completed on form 13. Copies of this form are available from any office of the Council.

Submissions close at 4.00 pm on 3 October 2019.

You must serve a copy of your submission on Nicholas & Paula Lambert (the applicant), whose address for service is 15 Estrella Heights Lane, RD 3, Cromwell 9383, as soon as reasonably practicable after serving your submission on Central Otago District Council.

Signature on behalf of
CENTRAL OTAGO DISTRICT COUNCIL
28 August 2019