

Planning Guidance

SECTION 95A OF THE RESOURCE MANAGEMENT ACT 1991

Hamilton City Council gives public notice of the following resource consent applications:

Name of Applicant	Weston Lea Limited
Address for Service	Dave Serjeant C/- Merestone Ltd 2 Summer Street Stanley Point Auckland 0624 Email: dave@merestone.co.nz
Location of Site	337-461 Peacockes Road, Hamilton
Legal Description	Lots 1 and 2 DPS 81210 (SA66A/99), Lots 3 and 4 DPS 81210 (SA66A/100), Lot 1 DP 36935 (SA5D/1211), Part Lot 6 and Lot 8 DP 34164 (SA4B/788), Lot 5 DP 17475 (SA718/181), Allotment 87, Part Allotments 93 and 94 Te Rapa Parish (SA528/20), Lot 1 DPS 78023 (SA60A/826), and Pt Lot 10 DPS 7724 (SA7D/254)
Total Site Area	Approximately 105 hectares
Zoning	Peacocke Character Zone, Natural Open Space Zone, Transport Corridor Zone
File Number	Land Use 10.2018.00009853.001 & Subdivision 11.2018.00006695.001
Description of Application	Land Use and Subdivision Applications.

The proposal is to develop approximately 105 hectares of land adjoining the western bank of the Waikato River in Peacocke, Hamilton for residential development and associated subdivision. The subdivision and development will provide for 862 dwellings on individual certificates of title. In addition, there are two large lots proposed adjacent to Peacockes Road to be developed in the future for a mixed use residential/commercial centre (development of these lots is not part of current applications). Earthworks, new roading, cycleways, walkways, additional planting within a retained esplanade, and three waters infrastructure are required to enable the development and a number of open space areas are included in the applications.

Details of the complete applications, Assessment of Environmental Effects and plans can be viewed on the Hamilton City Council Website: www.hamilton.govt.nz/amberfield, or can be purchased by contacting planning.guidance@hcc.govt.nz.

The applications are also available for inspection on the Ground Floor of the Municipal Building, Hamilton City Council, Garden Place, during office hours (7.45am to 5.00pm Monday to Friday). Please contact Sarah Blanchett, Administration Support Officer, Planning Guidance Unit, email planning.guidance@hcc.govt.nz if you have any questions about the application.

Any person may make a submission on the applications, but a person who is a trade competitor of the applicant may do so only if that person is directly affected by an effect of the activity to which the applications relate that a) adversely affects the environment; and b) does not relate to trade competition or the effects of trade competition.

You may make a submission by sending a written or electronic submission to the Planning Guidance Unit, Hamilton City Council, Private Bag 3010, Hamilton 3240. Electronic submissions should be directed to planning.guidance@hcc.govt.nz. The submission must be prepared in accordance with Form 13 of the Resource Management Act 1991. A submission form is available from the Planning Guidance Unit or on the Council Website: www.hamilton.govt.nz/pna.

This public notice is for joint land use and subdivision applications. Submissions will be treated as applying to both applications unless specifically stated otherwise on the submission form.

You must serve a copy of your submission on Weston Lea Limited (the applicant) whose address for service is above, as soon as reasonably practicable after serving your submission on Hamilton City Council.

Submissions close 4pm Friday, 28 September 2018.

Dated 1 September 2018.