

AGENDA

TITLE: Tasman District Council
Environment & Planning Sub-Committee

DATE: Wednesday, 16 March 2005

TIME: 10.30 am

VENUE: Council Chamber, 78 Commercial Street, Takaka

MEMBERS: Cr T O'Regan (Chair), Crs M Higgins and N Riley

TIME

10.30 am Onwards: **Application No. RM041185 – J L and J M Riordan, Corner of Lansdowne Street and Newman Street, Clifton**

The application seeks a subdivision consent to subdivide Lot 3 DP 304980 into two allotments. Proposed Lot 1 contains the existing dwelling and is 2.5981 hectares in area. Proposed Lot 2 is for rural residential purposes and is 1.4927 hectares in area. Access to Lot 1 and Lot 2 is proposed from Boyle Street. Also, sought is a land use consent to establish a dwelling on proposed Lot 2.

The property is zoned Rural 1 and the majority of the site is located within the Coastal Environment Area under the Proposed Tasman Resource Management Plan. The subdivision application constitutes a discretionary activity due to not meeting the 12 hectare net area prescribed for Rural 1 allotments. The land use application constitutes a discretionary activity as it is for a dwelling on a site of less than 12 hectares in the Rural 1 Zone.

The application site is located at the Corner of Lansdowne Street and Newman Street, Clifton being legally described as Lot 3 DP 304980 (Certificate of Title 20512)

Submissions: D Amos, R and J Burrows, P and K Geen, H and I Stoffregen

12.15 pm to 1.00 pm: Luncheon Adjournment

Please note that times listed are estimates. The Chair will endeavour to keep to the schedule, but this may not always be possible.

T O'Regan
Chairperson

D C Bush-King
Environment and Planning Manager