

8 June 2020

Mitchell Judith Mary
Beere Helen Jennifer Anne
107A Aranui Road
Mapua 7005

Dear Sir/Madam

Indicative Roads in the Tasman Resource Management Plan

We are seeking your feedback on a draft proposal to improve the protection of Indicative Roads within the Tasman Resource Management Plan (TRMP). In some cases, the position of the indicative road is proposed to be changed, or it is to be deleted if no longer required.

Explanation

The Tasman region has a number of towns that are experiencing growth in both residential and commercial/industrial areas. Council works with landowners/developers so that when this growth occurs, it is in an orderly and managed way. Part of this approach is to use 'indicative roads' to establish a connected and logical road network. Indicative roads are shown on the TRMP planning maps and identify the approximate location where important future roads must be formed when the land is developed.

The map enclosed with this letter shows the existing indicative road/s which are on or near to your property. The map shows if that indicative road is proposed to be retained, relocated or deleted; or if a new indicative road is proposed to be added.

If you are receiving this letter, then Scenario 1 is proposed to apply to your property. The map will indicate if there are proposed changes outlined in Scenario 2 that may also apply.

Scenario 1:

Council currently does not have a consistent rule in all areas which manages the construction of buildings within the path of the indicative road. The result is that buildings may potentially be constructed, as a permitted activity, in a position which limits the options for the development of important roads in the future.

To resolve this issue, the Council proposes to introduce a rule that would require a resource consent application to be lodged and considered for any building which is proposed to be constructed either within, or within 10 metres of, an indicative road shown on a planning map. This is consistent with rules already within the TRMP for the areas that do have protection. Note this does not apply to buildings which already legally exist even if they are in the path of an indicative road.

Council is proposing that the activity status of a consent, under this rule, is a Restricted Discretionary Activity.

Tasman District Council
Email info@tasman.govt.nz
Website www.tasman.govt.nz
24 hour assistance

Richmond
189 Queen Street
Private Bag 4
Richmond 7050
New Zealand
Phone 03 543 8400
Fax 03 543 9524

Murchison
92 Fairfax Street
Murchison 7007
New Zealand
Phone 03 523 1013
Fax 03 523 1012

Motueka
7 Hickmott Place
PO Box 123
Motueka 7143
New Zealand
Phone 03 528 2022
Fax 03 528 9751

Takaka
14 Junction Street
PO Box 74
Takaka 7142
New Zealand
Phone 03 525 0020
Fax 03 525 9972

Scenario 2:

To reflect other growth patterns in the area and, in some cases, changes in desired connections, Council has reviewed the positioning of indicative roads in some locations. In other cases where a road connection has been formed, or is no longer required, the indicative road is proposed to be deleted. The enclosed map shows if these changes are on, or near to your property.

We want to hear your thoughts

We are contacting you as owners of land which may be impacted by these proposals. This is to ensure you are aware of what is proposed and have the opportunity to provide comment, or seek clarification, if you wish.

Could you please indicate on the form attached if you are supportive or have concerns about the proposed changes? The form can be returned to TDC in the postage paid envelope by Wednesday, 1st July 2020, or alternatively you can email your response back to Melanie at melanie.hardiman@tasman.govt.nz.

Formal notification of the Plan Change and submission process will follow this informal feedback phase.

If you have any questions or require assistance, please do not hesitate to contact Melanie via email in the first instance.

Yours faithfully

A handwritten signature in blue ink, appearing to read 'Reuben Peterson', with a long horizontal line extending to the right.

Reuben Peterson
Consultant Planner



AREAS
 Update Map
 Date
 Maps affected: 0, 0

Legend
 [Dashed Box] Indicative Road

TASMAN RESOURCE MANAGEMENT PLAN
 Current Indicative Road



N
 1:4,500

Aranui Road

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TO: Pam Meadows, Senior Administration Officer - TRMP
Tasman District Council
Private Bag 4
Richmond 7050

Indicative Roads in the Tasman Resource Management Plan

Please circle which applies: Support Concerns

Comments (optional):

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Property Owner(s): Mitchell Judith Mary Beere Helen Jennifer Anne
Property at: 107A Aranui Road, Mapua

Signature

Email/Phone: