

SUMMARY STATEMENT

1. My full name is **Marcus Hayden Langman**. I am an independent planning consultant and have set out my background and experience in my evidence-in-chief.
2. I have prepared the evidence evaluating the submission made by the **Christchurch City Council** on Plan Changes 13 and 14. The submission relates to a number of requests across the breadth of the plan change, variously seeking amendments to Plan Change 13 and 14, ranging from minor corrections to more substantive changes.
3. In relation to the content of my evidence addressing the 'other zones, subdivision, and other matters', I address the following matters:
 - (a) Amendments to provisions regarding cycle parking facilities (at para 71-75 of my evidence-in-chief);¹²
 - (b) Amend NV Rule 8.5.1.3 RD2 by deleting the reference to 8.7.15 and replacing with rule reference 8.7.13 (at para 87(c) and para 88);³
 - (c) Amend Rule 8.5.1.3 RD2 column 4 to say “where the site is in the (...)”, not “where the site is (...)” (at para 87(m) and para 89);⁴
 - (d) Amend activity standards in 8.6.1(c) – Minimum net site area and dimension to state “Within the Residential Hills Precinct in the Medium Density Residential Zone, the allotment shall (...)” (at para 87(s) and para 90);⁵
 - (e) Across all areas on Map 45 that have the operative zoning of RNN and proposed to be either MRZ or HRZ, introduce the North Halswell Outline Development Plan Connections Qualifying Matter, in accordance with the section 32 Evaluation;⁶
4. Of these matters, the two substantive issues relate to the provision of cycle parking outlined in (a) above, and the inclusion of the North Halswell ODP

¹ See attachment 47 to Council's submission <https://www.ccc.govt.nz/assets/Documents/The-Council/Plans-Strategies-Policies-Bylaws/Plans/district-plan/PC14-751-Ike-Kleynbos-for-Christchurch-City-Council-proposed-Attachment-47.pdf>

² Submission #751.26, Christchurch Civic Trust FS2037.848 (Support), Andrew Evans FS2016.2 (Seek amendment), Andrew Evans FS2016.3 (Seek amendment), Kāinga Ora FS2082.504 (oppose), LMM Investments FS2049.2 (oppose), Catholic Diocese FS2044.2(oppose), Carter Group FS2045.2 (oppose).

³ Submission #751.33, Christchurch Civic Trust FS2037.855 (Support).

⁴ Submission #751.32, Christchurch Civic Trust FS2037.854 (Support).

⁵ Submission #751.30, Christchurch Civic Trust FS2037.852 (Support).

⁶ Submission #751.137, Attachment 40, Milns Park Limited FS2073.1 (Support), Christchurch Civic Trust FS2037.959 (Support).

Development Plan Connections Qualifying Matter outlined in (b) above. The s32 supporting addresses the North Halswell ODP Connections QM.⁷

5. The cycle parking facility provisions are addressed in the evidence of Ms Piper for the Council⁸, and are the subject of a range of submissions both in support and opposition to the changes.
6. The North Halswell ODP Connections was supported by Milns Park Limited in their further submission. They noted in their further submission that if the submission is accepted as outlined in the Council's attachment, then this would clarify the confusion within the rules, and would assist with ensuring the connections are created.
7. In relation to the other changes addressed in my evidence, they are of a minor technical or corrective nature.
8. In summary, I retain the recommendations set out in my evidence in chief on the remaining matters related to the subdivision, other zones and other matters topic.

Marcus Hayden Langman

Date: 21 November 2023

⁷ At para 6.24 section 32 Report Part 2 Qualifying Matters <https://ccc.govt.nz/assets/Documents/The-Council/Plans-Strategies-Policies-Bylaws/Plans/district-plan/Proposed-changes/2023/PC14/Section-32/Plan-Change-14-HBC-NOTIFICATION-Section-32-Qualifying-Matters-Part-2.pdf>.

⁸ At para 8.1.12-8.1.23 <https://chch2023.ihp.govt.nz/assets/Council-Evidence-11-August-2023/10A-Clare-Piper-Section-42A-Report-final.PDF>.