

Council's Reply on PC14 – HRZ zone requests – s42A of Ike Kleynbos

The following provides an updated account of response to submissions relevant to the s42A of Ike Kleynbos for Plan Change 14 for the High Density Residential Zone (HRZ). Changes to recommended responses to submissions have been formatted in the same manner as Right of Reply provisions, being:

Text in **bold dark orange underlined** indicates responses to submissions that are recommended to be altered from the recommendations to the s42A and text recommended to be deleted in **~~bold dark orange strikethrough~~**.

In an effort to efficiently address the scale submission requests, consistent themes or directly comparable requests have been grouped together and treated as one. Similarly, further submissions on submission requests have not been incorporated, however recommendations reached on primary submissions may be applied accordingly. Council have provided documentation of both original and further submissions and is available via the following link: <https://makeasubmission.ccc.govt.nz/PublicSubmissionSearch.aspx>.

Zone codes:

RS	Residential suburban zone	MRZ	Medium density residential zone	RuUF	Rural urban fringe zone
RSDT	Residential suburban density transition zone	HRZ	High density residential zone	CBP	Commercial Banks Peninsula zone
RMD	Residential medium density zone	FUZ	Future urban zone	CL	Commercial local zone
RCC	Residential central city zone	TCZ	Town centre zone	IG	Industrial general zone
RBP	Residential Banks Peninsula zone	LCZ	Local centre zone	SPS	Specific Purpose (School) zone
RNN	Residential new neighbourhood zone	NCZ	Neighbourhood centre zone	SPT	Specific Purpose (Tertiary) zone
				SPH	Specific Purpose (Hospital) zone
				SPC	Specific Purpose (Cemetery) zone

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
94	Rebecca Perkins			94.1	Oppose	Remove the areas close to Papanui Road from the High Density Residential zone, especially those that are prone to flooding and do not have nearby stormwater systems that cope with heavy rain.	HRZ areas close to Papanui Road	Not stated	HRZ	RS/RSDT/RMD	Reject	Properties are located within an identified Policy 3 catchment to the Papanui Town Centre Zone .
1044	Paul Scott on behalf of myself and my wife Linda Scott		myself and my wife Linda Scott	1044.1	Oppose	Oppose HRZ along St James Avenue, Papanui.	St James Avenue, Papanui	Not stated	HRZ	RS/RSDT	Reject	The qualifying matter ensures the protection of the heritage of the trees and plaques, rather than residential properties that front St James Avenue.
1050	Defyd Williams for Papanui Heritage Group on behalf of Papanui Heritage Group	Papanui Heritage Group	Papanui Heritage Group	1050.1	Oppose	Oppose the HRZ zoning for Memorial Avenues (St James Avenue, Dormer, Perry Street, Gambia Street, Halton Street, Tomes Road, and one side of Windermere Road).	HRZ land on St James Avenue, Dormer, Perry Street, Gambia Street, Halton Street, Tomes Road, and one side of Windermere Road	Not stated	St James Avenue, Dormer Street, Perry Street, Gambia Street - HRZ	St James Avenue - RS/RSDT Dormer Street - RS Perry Street - RS Gambia Street - RMD	Reject	Properties are located within an identified Policy 3 catchment to the Papanui Town Centre Zone .

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206	Emma Wheeler			206.3	Seek Amendment	Removing St James Avenue and Windermere Road from the intensification plan.	St James Avenue and Windermere Road	Not stated	St James Avenue - HRZ Windermere Road - MRZ/HRZ	St James Avenue - RS/RSDT Windermere Road - RS	Reject	Properties are located within an identified Policy 3 catchment to the Papanui Town Centre Zone .
151	Defyd Williams for Papanui Heritage Group	Papanui Heritage Group		151.1	Oppose	Opposed to the High Density Residential Zone extending into the residential streets of Papanui and seek that it is greatly reduced and excludes the following streets - St James Avenue, Windermere Road, Gambia Street, Dormer Street, Perry Street, Halton Street, Paparoa Street, Rayburn Avenue and Tomes Road.	HRZ land on St James Avenue, Windermere Road, Gambia Street, Dormer Street, Perry Street, Halton Street, Paparoa Street, Rayburn Avenue and Tomes Road.	Not stated	St James Avenue - HRZ Windermere Road - MRZ/HRZ Gambia Street - HRZ Perry Street - HRZ Dormer Street - HRZ Halton Street - MRZ Paparoa Street - MRZ/HRZ Rayburn Avenue - HRZ Tomes Road - MRZ/HRZ	St James Avenue - RS/RSDT Windermere Road - RS Gambia Street - RMD Perry Street - RS Dormer Street - RS Halton Street - RS Paparoa Street - RS Rayburn Avenue - RS Tomes Road - RS	Reject	Properties are located within an identified Policy 3 catchment to the Papanui Town Centre Zone .

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306	Matty Lovell			306.1	Seek Amendment	[That] St James Avenue, Papanui [is not zoned] High Density Residential.	St James Avenue, Papanui	Not HRZ	HRZ	RS/RSDT	Reject	Properties are located within an identified Policy 3 catchment to the Papanui Town Centre Zone .
61	Geoffrey Banks for Victoria Neighbourhood Association (VNA)	Victoria Neighbourhood Association (VNA)		61.43	Seek Amendment	Redraw the CCZ zone boundary to be the southern side of Victoria Square to be consistent with other CCZ boundary locations which do not include the park areas around the River Avon.					Reject	As shown in the notified PC14 Central City Zoning planning map, the CCZ includes the properties surrounding Victoria Square only, and Victoria Square is in the Avon River Precinct Zone, not CCZ. I therefore consider the relief sought is already provided for.
344	Luke Baker-Garters			344.17	Seek Amendment	Amend plan change 14 to zone all of the central city to mixed use zoning.					Reject	The CCMUZ provides specific provisions for identified parts of the central city including lower height limits and restrictions on commercial activity, as we need to provide opportunities for large office activities, such as government agencies, large accounting and legal firms and local government in the core area of the central business district. Further, a wide range of activities are permitted with the other CBD zones as appropriate to the level of amenity and land uses anticipated.

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402	Justin Avi			402.4	Seek Amendm ent	Upzone the Future Urban Zone near the new North Halswell town centre to high density.	Future Urban Zone near the new North Halswell town centre	HRZ	FUZ	RNN	Accept in-part	Larger walking catchments around this centre have been considered, thereby increasing the extent of HRZ. However, the ODP (Outline Development Plan) QM should still apply for vacant areas.
242	Sandamali Ambepitiya for Property Council New Zealand	Property Council New Zealand		242.3	Seek Amendm ent	The Property Council support an increased height limit of 32 metres to areas immediately surrounding the central city. However, we recommend that this wording be changed back to how it was written in last year's consultation document i.e., "an increased height limit of 32 metres within a walkable catchment of 800m or 10 minutes" rather than "an increased height limit of 32 metres to areas immediately surrounding the central city".		HRZ 10-storey	HRZ 6-storey precinct and 10-storey HRZ area	RCC	Accept in-part	This has been considered and it is recommended that only the area along Hagley park between Dorset and Bealey is added. Further, building height may also increase to 12-storey through the Central City Residential Precinct.
602	Devanh Patel			602.9	Support	[S]uggest council to push 35 stories instead of 10 in city centre.		HRZ 35-storey	10-storey HRZ area	RCC	Reject	Increasing the height to 35m in the HRZ would have an adverse economic impact on the CCZ.

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121	Cameron Matthews			121.29	Seek Amendment	The area around the existing passenger rail station in Addington and around other feasible station locations such as Hornby, Riccarton, Papanui, Sydenham/Moorhouse, Heathcote Valley and Lyttelton, should be zoned for at least High Density Residential Zone, Mixed Use Zone or equivalent density, such that they are at least above baseline Medium Density Residential Zone density limits.		HRZ	HRZ, MRZ, and Residential Banks Peninsula		Accept in-part	HRZ has been proposed as a Policy 3 response in areas of (but not limited to) Hornby, Riccarton, Papanui, Sydenham/Moorhouse, with the latter also containing MUZ. Heathcote Valley does not contain a commercial centre of a scale suitable for a Policy 3 response. No Policy 3 response is proposed for Lyttelton due to the Heritage Area qualifying matter.
402	Justin Avi			402.7	Seek Amendment	Upgrade all the areas near the main bus routes (1,3,5,7 Orbiter) to High Density Residential Zone.		HRZ	HRZ and MRZ		Partially accept	HRZ has been proposed as a Policy 3 response to large commercial centres. Many of these centres also contain stops for the Orbiter bus. The residential response is limited under s77G where greater intensification outside of these catchments cannot be considered as part of the IPI.
67	Rachel Davies			67.19	Seek Amendment	Rezone and develop underutilized areas of land closer to the city into new trendy housing development - the development near the railway in the Addington Court Theatre district is a		Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept	I accept that greater intensification within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre. A

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						good example of this type of land.						<u>walking catchment of at least 1.2km has been proposed, expanding based on a Policy 1 criteria. This does not capture the Addington area.</u>
67	Rachel Davies			67.4	Seek Amendm ent	[Seeks to] reduce the zones for High and Medium Density to closer to the city centre - so that it is not encroaching on existing neighbourhoods in Spreydon and Hoon Hay.		Unspecified	HRZ, MRZ, LCZ, CCZ		<u>Partially-accept Reject</u>	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3 <u>of the NPS-UD. I accept that</u> Greater intensification within areas close to <u>commercial centres the central-city</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the <u>City</u> Centre.
67	Rachel Davies			67.6	Seek Amendm ent	Three storey housing should only be found in and close to the city centre, not in existing older suburban areas.		Unspecified	HRZ, MRZ, LCZ, CCZ		<u>Partially-accept Reject</u>	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3 <u>of the NPS-UD. I accept that</u> greater intensification within areas close <u>commercial centres the central-city</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the

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100	Mary Clay			100.2	Seek Amendment	Increases in density should be focused on the central city and around key hubs such as Riccarton or Northland		Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3 of the NPS-UD. I accept that greater intensification within areas close to the central city. Several other commercial centres have been identified for intensification and this supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of each centre the City Centre.
103	Damian Blogg			103.2	Seek Amendment	[That] increased density [is] focused on the central city and key hubs such as Riccarton or Northlands	Central City, Riccarton, and Northlands	Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3 of the NPS-UD. I accept that greater

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												intensification within areas close to the central city-Several other commercial centres have been identified for intensification and <u>this</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of each centre the City Centre.
104	Ann Clay			104.2	Seek Amendment	[That] increases in density [are] focused on the central city and around key hubs such as Riccarton or Northlands	Central City, Riccarton, and Northlands	Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept <u>in-part</u>	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3 <u>of the NPS-UD.</u> I accept that greater intensification within areas close to the central city-Several other commercial centres have been identified for intensification and <u>this</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of each centre the City Centre.

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130	Paul Cary			130.1	Oppose	That the High Density Residential Zone to be limited to the inner city and commercial areas as originally proposed.	Central City, Riccarton, and Northlands	HRZ	HRZ, MRZ, LCZ, CCZ		Accept in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. The Policy 3 response it to apply HRZ around all larger commercial centres, including the City Centre.
142	Sue Sunderland			142.1	Seek Amendment	[Reduce extent of High Density Residential Zone and limit to] within the four avenues or the area of Riccarton between Riccarton and Blenheim Roads.	Central City, Riccarton, and Northlands	Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3 of the NPS-UD. I accept that greater intensification within areas close to the central city. Several other commercial centres have been identified for intensification and this supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of each centre the City Centre.

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208	Amie Cocking			208.1	Oppose	Reject the rule changes that allow for higher intensity residential development outside of the inner city (Four Avenues).		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the <u>each City</u> centre.
233	Paul Clark			233.11	Support	Support high-density housing near the city and commercial centres.		Unspecified	HRZ		Accept	The submitter supports the Council's HRZ proposal as notified.
282	Brendan McLaughlin			282.1	Seek Amendment	No suburb should be classified as a High Density Residential Zone		Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the <u>each City</u> centre.

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301	Shayne Andreasend			301.2	Seek Amendment	Restrict the High Density Zone to INSIDE the four avenues	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.
316	Jo Jeffery			316.4	Seek Amendment	[Reduce extent of HRZ zone] Keep the height change proposal within the four avenues until such a time that further housing is required outside of that.	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.

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321	George Hooft			321.3	Seek Amendm ent	[Retain existing residential zones, outside the four aves and other new designated areas]		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.
323	Darryl Swann			323.2	Seek Amendm ent	Retain the operative District Plan zoning of land outside the Centre City.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.

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433	John Dunford			433.2	Seek Amendm ent	That the whole zoning is restricted to the CBD areas within the four avenues.	CBD	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre.
437	David Allan			437.2	Seek Amendm ent	[Reduce extent of HRZ] High ...density housing should only be permitted in the central city and in large tracts of land that were designed for that purpose.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensificaiton (HRZ) within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre.
440	Sandi Singh			440.6	Support	Support the location of high density residential zone near the centre city.		Unspecified	HRZ		Accept	The submitter supports the Council's HRZ proposal as notified.

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454	Steve Hanson			454.1	Seek Amendment	That 3-6 story buildings are enabled in the CBD only.	CBD	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. Policy 3(c) requires building heights of at least 6 storeys to be enabled within <u>at least a</u> walkable catchment of <u>the city</u> centre.
465	Stuart Roberts			465.3	Seek Amendment	[Limit extent of HRZ to within the four avenues]	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.

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605	Benjamin Wilton			605.5	Seek Amendm ent	Limit intensification as described to within a 1.2km radius of the Christchurch CBD.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre. A walking catchment of at least 1.2km has been applied.

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638	Garth Wilson for Central Riccarton Residents' Association Inc	Central Riccarton Residents' Association Inc		638.4	Seek Amendm ent	[That intensification is only enabled] in the Central City, defined as The Core and The Frame.	Central City Core and Frame	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre. <u>Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>
666	Cooper Mallett			666.3	Seek Amendm ent	Make all the tall buildings in the middle of the city.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre. <u>Policy 3(c) requires</u>

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												<u>building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>
718	Gareth Holler			718.11	Seek Amendment	Focus housing intensification within the Four Avenues. Development of a range of high-density housing / apartment options to varying specifications should be encouraged in the CBD and not suburbia.	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>

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861	Julie Robertson-Steel			861.3	Seek Amendment	Seek amendment to keep high density residential development area within the Four Avenues.	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre. <u>Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>
864	Douglas Corbett			864.6	Seek Amendment	High Density housing in Central City only	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre. <u>Policy 3(c) requires</u>

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												<u>building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>
889	Susanne Elizabeth Hill			889.1	Support	Supports HRZ near city centre, opposes location in outer suburbs.		Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.

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892	Wayne Robertson			892.1	Seek Amendment	[Restrict] the High Density Residential Zone to within the four avenues, and where new subdivisions/whole areas are developed outside the four avenues	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>
333	Eric Ackroyd			333.4	Seek Amendment	That higher density housing development be prioritised in the city centre ahead of other residential zones.	Central City	Unspecified	HRZ, MRZ, LCZ, CCZ		<u>Partially accept in-part</u>	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>Policy 3(c) requires</u>

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												<u>building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.</u>
771	Sarah Griffin			771.1	Seek Amendment	[Limit HRZ to] an area which makes more sense, such as central Riccarton and the outskirts of the immediate city.		Unspecified	HRZ, MRZ, LCZ, CCZ		Partially accept in-part	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. Policy 3(c) requires building heights of at least 6 storeys to be enabled within at least a walkable catchment of the city centre.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
55	Tobias Meyer			55.9	Seek Amendment	Extend High Density Residential Zone area around Central City to those within 2km, and to at least 1km around other larger commercial Centres.		HRZ - increased	HRZ, MRZ, LCZ, CCZ		Partially accept in-part	A walking catchment of at least 1.2km has been considered appropriate around the City Centre, increasing in accordance with the principles set out in Policy 1, which extends to up to 1.9km. Applying a walking propensity lens to Policy 3(d) centres is not a prerequisite; it is simply a requirement to have a catchment outlined that provides a proportionate response. Some amendments to walking catchments are recommended for Large Town Centre, Town Centres and Medium Larger Local Centres.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
114	Connor McIver			114.4	Seek Amendment	Amend the walkable catchments for the central city and other centres to 1.8km for the central city and 1.2km for the other centres.					Partially accept in-part	A walking catchment of at least 1.2km has been considered appropriate around the City Centre, increasing in accordance with the principles set out in Policy 1, which extends to up to 1.9km. Applying a walking propensity lens to Policy 3(d) centres is not a prerequisite; it is simply a requirement to have a catchment outlined that provides a proportionate response. Some amendments to walking catchments are recommended for Large Town Centre, Town Centres and Medium Larger Local Centres.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
351	Jono de Wit			351.7	Seek Amendment	[T]he walkable catchment distances from town centres should be increased					Partially accept in-part	A walking catchment of at least 1.2km has been considered appropriate around the City Centre, increasing in accordance with the principles set out in Policy 1, which extends to up to 1.9km. Applying a walking propensity lens to Policy 3(d) centres is not a prerequisite; it is simply a requirement to have a catchment outlined that provides a proportionate response. Some amendments to walking catchments are recommended for Large Town Centre, Town Centres and Medium Larger Local Centres.
351	Jono de Wit			351.9	Seek Amendment	The area north of Riccarton road and west of Straven Road should be HRZ not MRZ	north of Riccarton road and west of Straven Road	HRZ	MRZ	RS	Reject	The area proposed to be MRZ to the north of Riccarton Road and west of Straven Road is due to the proximity adjoining the Riccarton Bush Interface Area overlay.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
743	Matthew Gibbons			743.8	Seek Amendment	Zone more HDZ.		HRZ			<u>Reject</u> <u>Accept</u>	The areas of HRZ have been determined based on the requirements to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre. <u>Suitable walking catchments for Town Centres have been re-evaluated and increased by 200m, except for North Halswell.</u>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
805	Stuart Pearson for Waka Kotahi (NZ Transport Agency)	Waka Kotahi (NZ Transport Agency)	-	805.38	Seek Amendment	Increase the walkable catchment to 1500m.					Partially accept WITHDRAWN	A walking catchment of at least 1.2km has been considered appropriate around the City Centre, increasing in accordance with the principles set out in Policy 1, which extends to up to 1.9km. Applying a walking propensity lens to Policy 3(d) centres is not a prerequisite; it is simply a requirement to have a catchment outlined that provides a proportionate response. Some amendments to walking catchments are recommended for Large Town Centre, Town Centres and Medium Local Centres.
905	Declan Bransfield			905.2	Seek Amendment	[That all areas in Riccarton and] around Deans Bush be [zoned] High Density [Residential]	Area around Riccarton Bush	HRZ	RS/RMZ	RS/RMD	Reject	The areas of HRZ have been determined based on the requirements to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city supports a well-functioning urban environment (Policy

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
												<p><u>1, NPS-UD) and responds to the nature and scale of the City Centre. Residential areas around Deans Bush are influenced by both the Airport Noise Influence Area and the Riccarton Bush Interface Area. In most cases only MRZ is seen to be an appropriate response to these qualifying matters; in all other instances HRZ has been recommended under Policy 3(d) as a response to the Riccarton TCZ commercial centre.</u></p>
15	Martin Jones			15.3	Seek Amendm ent	Do not zone Cashmere View Street or surrounds as High Density Residential Zone.		Unspecified	MRZ	RS	Accept	<p>Cashmere View Street, Spreydon and surrounding streets are proposed to be zoned MRZ as notified. <u>In addition, Cashmere View has been recognised as a Character Area.</u></p>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
122	Philip Rance			122.2	Oppose	Opposes the increased level of housing intensification in areas indicated by the Council.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.
252	Phil Ainsworth			252.4	Seek Amendment	[Do not have Medium and High Density Residential Zones in Hornby]		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.

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452	Carolyn Mulholland			452.4	Oppose	Opposes Medium and/or High Density Residential zoning in Amyes Road, Hornby	Residential zoning in Amyes Road, Hornby	Unspecified	HRZ / MRZ	RS /RMD / RSdT	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.
480	Selma Claridge			480.3	Seek Amendm ent	[That] Harris Crescent [Papanui, retains its operative zoning instead of High Density Residential]	Harris Crescent, Papanui	Residential Suburban Zone	HRZ	Residential Suburban Zone	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.

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708	Lauren Gibson			708.5	Oppose	[Opposes intensification plan change and in particular for 19a Russell Street]	19a Russell Street	Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>Russell Street lies adjacent to the Linwood TCZ commercial centre.</u>
757	Kay and Megan Mintrom and Pearce			757.1	Oppose	Retain existing zoning of 30 Sawtell Place, Northcote.	30 Sawtell Place, Northcote	Residential Suburban Zone	HRZ	Residential Suburban Zone	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>Sawtell Place is within a 800m walking catchment</u>

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												<u>from the Papanui TCZ commercial zone.</u>
761	Mark Thompson			761.1	Oppose	<p>[Seeks] that:</p> <ul style="list-style-type: none"> - Intensification of [the] area south of Bealey Avenue, central city is scrapped. - [that] Plan Change 14 be scrapped in [its] entirety and - The following actions taken by Council: a) A referendum for the people of Christchurch so they can decide if that want this level of intensification. b) Commission a social impact assessment that can articulate the impact and costs of intensification across different parts of Christchurch. 	South of Bealey Avenue, Central City	Unspecified	HRZ / MRZ / CCMUZ / CCZ	RCC / CCMU / CB	Reject	<p>Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (<u>HRZ</u>) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.</p>

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807	Howard Pegram			807.4	Oppose	Remove blanket MDRS across the city.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.
852	Jo Appleyard for Christchurch International Airport Limited (CIAL)	Christchurch International Airport Limited (CIAL)		852.3	Seek Amendment	Retain the operative District Plan residential zones beneath the contours, rather than apply the MRZ and HRZ.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of <u>the each City</u> centre.

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870	Susanne Antill			870.19	Oppose	Oppose replacing existing residential zones in the city with two new ones - a medium density zone and a high density zone.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre.
1076	Dorothy Lovell-Smith			1076.2	Oppose	Oppose intensification in the Hornby area.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>The Hornby commercial centre is identified as a large town centre zone, with HRZ being an appropriate response.</u>

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2002	Daphne Robinson			2002.2	Oppose	Oppose intensification in leafy suburbs such as Strowan.	Strowan area	Unspecified	HRZ, MRZ, LCZ, CCZ	RS / CL	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre. <u>Much of Strowan is within an 800m walking catchment from the Papanui TCZ commercial centre.</u>
52	Gavin Keats			52.6	Oppose	Opposes the extent of the High and Medium Density Residential Zones around commercial centres.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre.

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67	Rachel Davies	-	-	67.21	Seek Amendment	Potentially redevelop existing large buildings into apartments e.g. Princess Margaret hospital (potentially moving the services offered there now to new premises to free up space not being used).	-	Unspecified	-	-	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD). Princess Margaret Hospital is zoned Specific Purpose Zone and there is no change from the Operative District Plan.
78	Linda Blake			78.4	Seek Amendment	Opposes requiring all building development in the Merivale HRZ zone to meet a minimum of 2 storeys	HRZ land in Merivale	Unspecified	HRZ	RS	Reject	Standard 14.6.2.1 (bc) requires a minimum building height of 7m for buildings in HRZ. The purpose for this standard is to ensure that at least two storey development provided in HRZ, providing a minimum density to better achieve NPS-UD objectives to increase accessibility to centres.

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84	Alice Mckenzie			84.2	Seek Amendm ent	The Old Sales Yard area south of Mayfair Street could be treated separately as it would be significantly more suited to a major and properly planned High Residential Development.	Old Sales Yard area - 25 Deans Avenue, Addington	Unspecified	HRZ	RMD	Reject	The Old Sales Yard site at 25 Deans Avenue is proposed to be zoned HRZ, which is the most appropriate zone for the site, being in close proximity to centres and would provide for future residential development. These aspects also contribute to the appropriateness of HRZ zoning in its vicinity.
102	Zhijian Wang			102.2	Not Stated	Adding medium-density and high-density housing to established neighborhoods is not an ideal solution. Infrastructure will not be able to cope with demand, infrastructure improvements will be costly and impact on rates, and there will be further interruption with excavations and road closures. There will be increased concrete and asphalt footprints and reduced garden areas, affecting the natural infiltration of rainwater, increasing the burden on infrastructure and that may cause flooding. There will be an associated impact		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the each City centre.

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						<p>on Christchurch's brand as a Garden City, which has taken time to develop.</p> <p>Instead, the urban-rural fringe area should be developed with medium and high density residential areas within 20-30 minutes of the City Centre. This is the ideal living and working environment where infrastructure can be planned and constructed according to the needs of the next 30 years. Funding would be from investors and developers, reducing financial pressure on the City Council and maintaining the stability of rates. Construction will not affect the traffic in the city.</p>						
166	Lindsay Sandford			166.1	Seek Amendment	<p>Zoning should be introduced in a staged manner.</p> <p>Using Leicester Crescent in Halswall as an example, my request would be to only classify the streets immediately surrounding the nearby "Town centre zone" (which currently doesn't have a single commercial building), and the major</p>					Reject	<p>Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD)</p>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
						surrounding roads as HRZ, then notify a “pathway” for streets further away (such as Leicester Crescent) to be reclassified as HRZ when a certain percentage (e.g. 50%) of housing closer to the “Town centre zone” has already been developed as higher density housing.						and responds to the nature and scale of <u>the each City</u> centre.
199	Joshua Wight			199.5	Seek Amendm ent	Oppose restrictions on buildings above 14 m.		Unspecified			Reject	A number of standards are required to be met for building over 14m to ensure impacts on neighbouring properties are commensurate with what could be anticipated in the zone, and to achieve a well-functioning urban environment. <u>Greater intensification within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of each centre.</u>

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205	Graham Robinson for Addington Neighbourhood Association	Addington Neighbourhood Association		205.37	Seek Amendment	That the Spine [Brougham Street Expressway between Waltham Road and Barrington Street] and other traffic corridors be subject to lower density residential standards than the proposed provisions allow for.	Brougham Street between Waltham Road and Barrington Street	Unspecified	MRZ / MUZ / LCZ	RMD / IG / CC	Reject	Along Brougham Street Expressway between Waltham Road and Barrington Street, there is a cluster of HRZ proposed between Colombo Street and Gasson Street. This area is within a walkable catchment of a both the Sydenham LCZ centre and the City Centre Zone . Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD). Transport rules in Chapter 7 will manage effects on traffic corridors.

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220	Martin Snelson			220.2	Seek Amendment	Amend the High Density Residential Zone [surrounding] the proposed North Halswell town centre, to [apply] to the areas being developed and not to those newly built areas	HRZ land surrounding North Halswell Town Centre	Unspecified	HRZ	RNN	Reject	Areas to the north of Halswell town centre are proposed to be HRZ due to their walkable catchment to Halswell (a centre zone). Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).

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221	Cynthia Snelson			221.2	Seek Amendment	Amend the High Density Residential Zone [surrounding] the proposed North Halswell town centre, to [apply] to the areas being developed and not to those newly built areas	HRZ land surrounding North Halswell Town Centre	Unspecified	HRZ	RNN	Reject	Areas to the north of Halswell town centre are proposed to be HRZ due to their location within a walkable catchment to Halswell (a centre zone). Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
232	Kurt Higgison			232.2	Oppose	Opposes developments in already built areas and seeks that new development areas grow into new areas,		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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287	Mark Nichols			287.3	Seek Amendm ent	Seek densification in a planned and staged way by staging the effective date of the zoning changes in for example rings coming out from the city centre and/or major shopping areas, so that the densification occurs in a structured way over time, rather than in a haphazard way across most of the city. This will allow for a more staged build out of the infrastructure required to support the densification.					Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
320	Mark Figgitt			320.2	Oppose	[Oppose the High Density Residential Zoning] and ensure that all high density is consented and checked for compliance across the Board.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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67	Rachel Davies			67.17	Seek Amendm ent	Develop more multistorey or terraced styled housing in new subdivisions where infrastructure can be put in place to best service these new dwellings.		Unspeified			<u>Reject</u> <u>Accept in-part</u>	<u>Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensificaiton (HRZ) within areas close to the centres supports a well-functioning urban environment (Policy 1, NPS-UD). Multistorey typologies will be permitted across all relevant residential zones, with Council required to implement MDRS in all such areas under s77G of the Act. This cannot be only limited to new subdivisions.</u>
39	Dr Lynette Hardie Wills for Ilam and Upper Riccarton Residents' Association, Inc.,	Ilam and Upper Riccarton Residents' Association, Inc.,		39.1	Oppose	Oppose inclusion of land around the Bush Inn Shopping and Commercial Centre in Upper Riccarton in the High Density Residential Zone.	HRZ land around Bush Inn commercial centre, Upper Riccarton	Unspecified	HRZ	RS / RSDT	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). <u>Bush Inn has been identified has a large LCZ commercial centre, with HRZ</u>

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												<u>enabled within at least 400m from the centre. The centre is also part of the ANIA compensatory intensification.</u>
47	Laura Cary			47.4	Oppose	Oppose the introduction of the High Density Residential Zone.		Unspecified	HRZ, MRZ, LCZ, CCZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
74	Tony Rider			74.3	Seek Amendm ent	Amend and reduce intensification around Bush Inn/Church Corner	HRZ land around Bush Inn/Chruch Corner	Unspecified	HRZ	RS / RSdT	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a <u>large</u> Local Centre Zone. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning

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												urban environment (Policy 1, NPS-UD).
75	Sheila McLaughlin			75.1	Oppose	[That the area west of Riccarton Mall not be zoned High Density Residential - retain current zoning]	West of Riccarton Mall	RSDT / RMD	HRZ	RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). <u>Riccarton is identified as a large TCZ commercial centre and HRZ within at least 800m of the centre is considered appropriate, subject to qualifying matters.</u>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
105	Jenny Smith for Te Whare Roimata	Te Whare Roimata		105.1	Seek Amendm ent	[Remove High Density Residential zoning in Inner City East]	HRZ land in Inner City East	Unspecified	HRZ	RCC	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
108	Charles Etherington			108.1	Oppose	Remove High Density Residential zoning in the inner suburbs		Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
132	Tiffany Boyle			132.2	Oppose	Revoke the idea of high rise housing buildings in Hornby and work to rebuild existing infrastructure to handle the current demand in the area.		Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
158	Susan Thomas			158.2	Seek Amendment	[Remove HRZ in Dallington]	HRZ land in Dallington	Unspecified	HRZ	RS / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD). Proposed HRZ in Dallington is a response to being identified being within the walking

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
												<u>catchment from the City Centre Zone.</u>
160	Simon Smith			160.1	Oppose	It is requested that the proposed rezoning of the eastern portion of Strowan to High Density Residential is rejected.	Eastern portion of Strowan bound by Watford Street (West), Normans Road (South), Papapui Road (East) and Bligh's Road (North)	Unspecified	HRZ except 399 Papanui Road (MRZ)	RS	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ is proposed in Strowan along Papanui Road is within a walkable catchment of the Town Centre Zone (<u>Papanui</u>) and Local Centre Zone (<u>Merivale</u>). Greater intensification (<u>HRZ</u>) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
216	Russell Wills			216.1	Seek Amendm ent	[No High Density Residential zone in Hornby]	HRZ land in Hornby	Unspecified	HRZ	RS / RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
236	Susan Barrett			236.4	Oppose	That rather than wholesale non-consented High Density Residential Zone developments in Christchurch's existing suburbs, it would be preferable, more cost-effective, and quicker to apply these principles to forward-thinking, well-planned green field developments (with the right transport links)		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).

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1023	Cyril Warren Price			1023.3	Seek Amendment	Seek that Paparoa Street, Papanui, Christchurch become part of a Residential Suburban Zone restricted to urban residential living.	Paparoa Street, Papanui	Residential Suburban Zone	HRZ, MRZ	RS	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD). Paparoa street is within a walkable catchment to the Papanui TCZ commercial centre.
335	Lorraine Wilmhurst			335.6	Seek Amendment	[That] suburban areas [are not zoned] High Density Residential		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).

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426	Pat Mason			426.1	Seek Amendment	[That the] existing suburbs [are not zoned for High Density]		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
467	Jillian Schofield			467.1	Oppose	[O]ppose[s] the change in height restrictions that have been proposed and the number of buildings per section in Hornby and surrounding areas [such as] Hei Hei.		Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD). HRZ in Hei Hei is in response to being within a walkable catchment to the Hornby TCZ commercial centre.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
498	Hone Johnson			498.2	Oppose	Oppose all higher density zoning changes		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Upper Riccarton is within a walkable catchment of a large Local Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
677	Donna Kenton-Smith			677.2	Oppose	[Opposes] the planned intensification plans for Merivale.	Merivale area	Unspecified	MRZ / HRZ	RS / RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ in Merivale is located within walkable catchments of centre zones. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
686	Robyn Thomson			686.2	Seek Amendment	Riccarton is rezoned Medium Density Residential	Riccarton	MRZ	MRZ / HRZ	RS / RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
												Parts of Riccarton proposed to be zoned HRZ are within walkable catchments of centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). <u>HRZ in Riccarton reflects the walkable catchment to the Riccarton TCZ commercial centre.</u>
692	David Murison			692.9	Seek Amendm ent	[I]dentify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as MRZ not HRZ as proposed in PC14, as the impact on infrastructure demand and amenity values under HRZ is significantly greater than under MRZ.	Eastern portion of Strowan bound by Watford Street (West), Normans Road (South), Papapui Road (East) and Bligh's Road (North)	MRZ	HRZ except 399 Papanui Road (MRZ)	RS	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Areas in Strowan proposed to be zoned as HRZ are within walkable catchments of centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
693	Henri Murison			693.9	Seek Amendment	[U]rge Council to identify the area of Strowan, particularly those blocks in the vicinity of St Andrews College, as worthy of definition as an area which warrants zoning as MRZ not HRZ as proposed in PC14, as the impact on infrastructure demand and amenity values under HRZ is significantly greater than under MRZ.	Eastern portion of Strowan bound by Watford Street (West), Normans Road (South), Papapui Road (East) and Bligh's Road (North)	MRZ	HRZ except 399 Papanui Road (MRZ)	RS	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Areas in Strowan proposed to be zoned as HRZ are within walkable catchments of centres. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
711	Andrea Williams			711.2	Oppose	Amend residential zoning in Hornby from HDZ and MDZ to RS.	Hornby area	Residential Suburban Zone	HRZ, MRZ	RS / RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ is proposed in Hornby within a walkable catchment of the Town Centre Zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).

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755	Margaret Stewart			755.2	Oppose	Remove High Density Residential zoning.		Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ is proposed within a walkable catchment of centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
788	Marc Duff			788.10	Support	Supports MRZ zoning in Hornby. Change HRZ to MRZ zoning.	HRZ land in Hornby	MRZ	HRZ	RS / RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ is proposed in Hornby within a walkable catchment of the Town Centre Zone. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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871	Scott Tindall			871.1	Seek Amendment	[That the Hornby area is not zoned HRZ]	HRZ land in Hornby	Unspecified	MRZ	RS / RSDT / RMD	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ is proposed in Hornby within a walkable catchment of the Town Centre Zone. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
902	Helen Broughton for Waipuna Halswell-Hornby-Riccarton Community Board	Waipuna Halswell-Hornby-Riccarton Community Board		902.2	Seek Amendment	[That HRZ is not applied to any area currently zoned Residential Suburban, Residential Medium Density or Residential Suburban Density Transition]		Unspecified	HRZ		Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ is proposed within a walkable catchment of centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
902	Helen Broughton for Waipuna Halswell-Hornby-Riccarton Community Board	Waipuna Halswell-Hornby-Riccarton Community Board		902.32	Seek Amendment	<p>[That all sites within the Riccarton Bush Interface Area and on Matai Street] retain Suburban Density Zoning.</p> <p>[Note: Area includes sought extension to RBI: The southern side of Rata Street to Rimu Street and Kauri Street; Kahu Road opposite the entrance to Riccarton House; The Kauri Cluster, the precinct beside Riccarton House and Bush on the southern side; all [both sides of] Ngahere Street [and] Girvan Street; Houses adjoining the Avon e.g. 36a Kahu Road and adjoining houses; the larger area as indicated by the Riccarton Bush /Kilmarnock Residents' Association].</p>	Riccarton Bush area	Suburban Density Zoning	RS/MRZ	RS/RMD	Reject	The recommendation is to retain the proposed zoning beneath operative airport noise contours , as notified, noting the Council submission for additional controls within the Riccarton Bush Interface Area overlay. Also noting that the area would be subject to the new airport noise contour, if adopted as submitted by CIAL.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
66	Lisa Fabri			66.1	Seek Amendm ent	Amend the zoning of the farm and lifestyle blocks on John Paterson Drive [from the Rural Urban Fringe Zone] to the Medium Density Residential Zone or the High Density Residential Zone.	John Paterson Drive	MRZ or HRZ	RuUF	RuUF	Reject	<p>John Patterson Drive is not currently zoned residential zone under the Operative District Plan, nor is it within a walkable catchment to a centre zone, and therefore applying the HRZ would not achieve Policy 3 of the NPS UD or support a well-functioning urban environment (Policy 1, NPS UD).</p> <p><u>NOTE: See additional discussion in IHP request #34 accept / reject tables.</u></p>
68	Darren Fabri			68.2	Seek Amendm ent	Rezone John Paterson Drive from rural to residential.	John Paterson Drive	MRZ or HRZ	RuUF	RuUF	Reject	<p>John Patterson Drive is not currently zoned residential zone under the Operative District Plan, nor is it within a walkable catchment to a centre zone, and therefore applying the HRZ would not achieve Policy 3 of the NPS UD or support a well-functioning urban environment (Policy 1, NPS UD).</p> <p><u>NOTE: See additional discussion in IHP request #34 accept / reject tables.</u></p>

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222	Claire Mulcock for Deans Avenue Precinct Society Inc.	Deans Avenue Precinct Society Inc.		222.4	Support	Support these areas being High Density Residential zoning on planning maps 31 and 38: <ul style="list-style-type: none"> the "Old Saleyards" block from south side of Mayfair to Lester The Residential Guest Accommodation block (Chateau on the Park etc) Properties with a boundary on Riccarton Road 	Old Saleyard (25 Deans Road) RGA Block (Chateau on the Park etc) Properties with a boundary on Riccarton Road	HRZ	Old Saleyard (25 Deans Road) - HRZ RGA Block (Chateau on the Park etc) - RGA Properties with a boundary on Riccarton Road - MRZ / HRZ	Old Saleyard (25 Deans Road) - RMD RGA Block (Chateau on the Park etc) - RGA Properties with a boundary on Riccarton Road - RS / RSDT / RMD	Accept in-part	25 Deans Avenue - supports notified proposal. Chataeu on the Park - reject, as site is not a relevant residential zone, but is intensified through Policy 3. Residential properties with a Riccarton Road frontage - accept in-part: where not affected by qualifying matters that would alter zoning to maintain operative zoning.
261	Maia Gerard			261.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
262	Alfred Lang			262.9	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
263	Harley Peddie			263.9	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
264	Aaron Tily			264.11	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
265	John Bryant			265.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
266	Alex Hobson			266.11	Support	Support high-density housing near the city		HRZ	HRZ		Accept	The submitter supports the Council's

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						and commercial centres.						HRZ proposal, as notified
267	Justin Muirhead			267.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
268	Clare Marshall			268.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
269	Yvonne Gilmore			269.11	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
270	Rob Harris			270.11	Support	Support high-density housing near the city and commercial centres		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
271	Pippa Marshall			271.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
273	Ian Chesterman			273.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
274	Robert Fleming			274.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
283	Damon Ross			283.1	Support	[Retain High Density Residential Zoning in the Papanui area]		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
384	Christopher Seay			384.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

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387	Christopher Henderson			387.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
389	Emma Coumbe			389.9	Support	[S]upport[s] high-density housing near the city and commercial centres		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
391	Ezra Holder			391.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
392	Ella McFarlane			392.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
393	Sarah Laxton			393.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
394	Lesley Kettle			394.10	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
395	Emily Lane			395.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
416	Anake Goodall			416.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
418	Zoe McLaren			418.3	Support	[S]upport[s] the changes to replace zones with		HRZ	HRZ		Accept	The submitter supports the Council's

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						medium/high density zones.						HRZ proposal, as notified
425	Tom King			425.3	Support	[S]upport[s] changes to manage and set controls/requirements around increasing housing density, particularly in suburban area's.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
476	Rob Seddon-Smith			476.2	Support	[S]upport[s] the planned areas of intensification.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
503	Jamie Lang			503.11	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
505	Jarred Bowden			505.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
507	Paul Young			507.8	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
510	Ewan McLennan			510.5	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
						storeys for residential buildings near commercial centres.						
512	Harrison McEvoy			512.12	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
515	Zachary Freiberg			515.11	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
516	Jessica Nimmo			516.11	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
517	Alex McNeill			517.11	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
519	James Carr			519.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
						near commerical centres.						
520	Amelie Harris			520.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
521	Thomas Garner			521.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
522	Lisa Smailes			522.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
523	Adam Currie			523.4	Support	[S]upport[s] high-density housing near the city and commercial centres..seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
524	Daniel Tredinnick			524.11	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
525	Gideon Hodge			525.11	Support	[Retain] high density [zoning] near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
527	Kaden Adlington			527.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
529	Daniel Carter			529.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

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531	Claire Cox			531.4	Support	[S]upport high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
532	Albert Nisbet			532.10	Support	[Retain proposed extent of high density residential zones]		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
533	Frederick Markwell			533.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
537	Matt Johnston			537.9	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
538	Barnaba Auia			538.4	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
539	Lucy Hayes			539.4	Seek Amendm ent	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
545	James Hoare			545.3	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
546	Benjamin Maher			546.4	Support	Support High Density housing.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
547	Amanda Ng			547.4	Support	[S]upport high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
548	Ethan Gullery			548.4	Support	[S]upport high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
549	Tineek Corin			549.4	Support	[S]upport high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
550	Sam Mills			550.4	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
551	Henry Seed			551.4	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
552	David Moore			552.4	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
553	Josh Flores			553.12	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
						near commercial centres.						
554	Fraser Beckwith			554.12	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
555	James Cunniffe			555.12	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
557	Peter Beswick			557.8	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
558	Jan-Yves Ruzicka			558.8	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
558	Jan-Yves Ruzicka			558.9	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
559	Mitchell Tobin			559.12	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
559	Mitchell Tobin			559.14	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
560	Reece Pomeroy			560.12	Seek Amendment	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
560	Reece Pomeroy			560.14	Seek Amendment	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
562	Rob McNeur			562.14	Seek Amendm ent	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
563	Peter Cross			563.10	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
565	Angela Nathan			565.11	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
566	Bruce Chen			566.10	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
568	Hazel Shanks			568.11	Support	Supports high-density housing near the city and commercial centers.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
570	Christine Albertson			570.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
571	James Harwood			571.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
571	James Harwood			571.33	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
572	Yu Kai Lim			572.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
573	Jeff Louttit			573.11	Support	[Seeks] high-density housing near the city and commercial centres[be retained].		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
574	Henry Bersani			574.11	Support	[Seeks] high-density housing near the city and commercial centres [be retained].		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
575	Jeremy Ditzel			575.11	Support	[Seeks high-density housing near the city and commercial centres [be retained].		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
576	Juliette Sargeant			576.7	Support	Retain high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
577	James Robinson			577.12	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
578	Jamie Dawson			578.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
586	Joe Clowes			586.5	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
587	Ciaran Mee			587.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
588	David Lee			588.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
589	Krystal Boland			589.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
590	Todd Hartshorn			590.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
591	Helen Jacka			591.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
594	Hao Ning Tan			594.3	Seek Amendm ent	Seek that the Council enables 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
595	Logan Sanko			595.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
596	Hayley Woods			596.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
597	Karl Moffatt-Vallance			597.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
598	Caleb Sixtus			598.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
600	Maggie Lawson			600.5	Support	[Retain proposed extent of high density residential zones]		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
601	Jack Hobern			601.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
603	Evan Ross			603.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
604	Daniel Morris			604.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
606	Alanna Reid			606.9	Support	[S]eek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
612	Hamish McLeod			612.8	Support	[Retain proposed extent of High Density Residential zones]		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
613	Noah Simmonds			613.8	Support	[Retain proposed extent of High Density Residential zones]		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
622	Ella Herriot			622.7	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
623	Peter Dobbs			623.9	Seek Amendment	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
624	Daniel Scott			624.10	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
628	Tom Crawford			628.8	Seek Amendm ent	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
631	Matt Pont			631.4	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
634	Georgia Palmer			634.6	Seek Amendm ent	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
637	James Ballantine			637.5	Support	Support High Density Zone near city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
639	Rory Evans Fee			639.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
643	Keegan Phipps			643.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
646	Archie Manur			646.11	Support	Supports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
655	Daymian Johnson			655.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
656	Francesca Teague-Wytenburg			656.11	Support	High-density residential buildings near the city and commercial centers.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
658	Ben Thorpe			658.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
661	Edward Parkes			661.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
662	Bryce Harwood			662.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
696	Terence Sissons			696.3	Seek Amendment	Limit the HDRZ to the central city area and provide for MDRZs around the suburban shopping centres		HRZ and MRZ	HRZ, MRZ		Accept in-part	The submitter supports the Council's HRZ proposal near the Central City, as notified. Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. HRZ within a walkable catchment of centre zones (including outside of the central city). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
713	Girish Ramlugun			713.11	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
714	Russell Stewart			714.7	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
715	Sara Campbell			715.11	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
717	Jonty Coulson			717.11	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
719	Andrew Cockburn			719.11	Support	Support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
721	Ethan Pasco			721.4	Support	[S]upport[s] high-density housing near the city and commercial centres...seek[s] that the council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
724	Alan Murphy			724.8	Support	Supports high-density housing near the city and commercial centres. Seeks that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
727	Birdie Young			727.6	Support	[Retain] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
733	Michael Hall			733.13	Support	[Retain] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
738	Pim Van Duin			738.10	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
752	Amanda Smithies			752.11	Support	support high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
753	Piripi Baker			753.11	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
754	Alex Shaw			754.11	Support	[Supports] high-density housing near the city and commercial centres and seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
768	Mark Darbyshire			768.4	Support	Supports HRZ near commercial centres as proposed.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
808	Josh Garmonsway			808.6	Seek Amendm ent	[S]eek[s] that council enable 6 to 10 storeys for residential buildings near commerical centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
827	Anita Collie for MGZ Investments Limited	MGZ Investments Limited		827.4	Support	Approve plan change in line with NPS-UD		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
837	Sylvia Maclaren			837.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
1049	Dylan Lange			1049.11	Support	Support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
846	Lauren Bonner			846.8	Support	[S]upports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
847	Will Struthers			847.11	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
877	Ed Leeston for Otautahi Community Housing Trust	Otautahi Community Housing Trust		877.2	Support	Retain HRZ over areas where HRZ is proposed in PC14 as notified.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
254	Emma Besley			254.4	Support	[S]upport high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
839	Jacinta O'Reilly			839.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
840	Rosa Shaw			840.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
841	Jess Gaisford			841.7	Support	I support high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
843	Allan Taunt			843.11	Support	[S]eek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
844	Hayden Smythe			844.11	Support	[S]upports high-density housing near the city and commercial centres.		HRZ	HRZ		Accept	The submitter supports the Council's HRZ proposal, as notified
845	Christopher Evan			845.6	Oppose	[Seeks that] Christchurch City Council accepts the new Government rules and laws		<u>Unspecified</u>	HRZ		Accept	<u>The submitter supports the Council's HRZ proposal, as notified</u> <u>The PC14 proposal has been made in accordance with updated the requirements of the Act.</u>
1042	Mark Enfield			1042.1	Support	Support the zoning of HRZ on Bampton Street, Dallington.	HRZ land on Bampton Street, Dallington	HRZ	HRZ	RS / RMD	Accept	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
188	Tony Simons for Riccarton Bush - Kilmarnock Residents' Association	Riccarton Bush - Kilmarnock Residents' Association		188.19	Seek Amendment	[That] the walking distances to Riccarton centre boundaries (which we understand the legislation states defines the extent of high density 6-storey residential zones) be reconsidered based, not on distance, but on time taken to walk to key amenities in the centre zone.		Unspecified			Partially accept in-part	A walking propensity increases based on the type and diversity of facilities and services provided within an area, as well as in line with the quality of the walking environment. In applying walking catchments there is a choice to be made of time versus distance; Council has made the assessment that distance should be used to delineate catchments, rather than time (i.e. 5 or 10 minutes or walking at a specific walking speed).
237	Marjorie Manthei			237.2	Not Stated	That Salisbury Street to Bealey Avenue is (not zoned High Density Residential zone) removed from the 'walkable catchment' area from the edge of the City Centre.	Salisbury Street to Bealey Avenue	Unspecified	HRZ	RCC	Reject	Salisbury Street to Bealey Avenue is located within a walkable catchment as defined based on MfE guidance as outlined in the Section 32 report. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD)

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731	Heather McVicar			731.1	Oppose	Remove the 'walkable catchment of the city centre' from Salisbury Street to Bealey Ave, including Peacock Street.	Salisbury Street to Bealey Avenue	Unspecified	HRZ	RCC	Reject	Salisbury Street to Bealey Avenue is located within a walkable catchment as defined based on MfE guidance as outlined in the Section 32 report. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD)
859	Fiona McCarthy for Ministry of Housing and Urban Development	Ministry of Housing and Urban Development		859.12	Seek Amendm ent	Increas[e] the walkable catchments and spatial extent of the following types of commercial centres by at least 200 metres: a. medium local centres; b. large local centres; c. town centres; d. large town centres.					Partially accept in-part	It is proposed to increase some walking catchment distances from the Large Town Centre Zone , Town Centre Zones, Medium Local Centre Zones .

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914	Julie Comfort for Davie Lovell-Smith Ltd	Davie Lovell-Smith Ltd		914.1	Oppose	Oppose in part: Provide clearer reasoning for the choices made in determining the boundaries of the High Density Zone [relates to defining and measuring walkable catchments].					Partially accept in-part	It is important to outline the distinction between walking propensity and a walking distance metric for the purposes of having a catchment reactive to centre scale. Walking propensity increases based on the type and diversity of facilities and services provided within an area, as well as in line with the quality of the walking environment. In applying walking catchments there is a choice to be made of time versus distance; Council has made the assessment that distance should be used to delineate catchments, rather than time (i.e. 5 or 10 minutes or walking at a specific walking speed). A walking catchment of at least 1.2km has been considered appropriate around the City Centre, increasing in accordance with the principles set out in Policy 1, which extends to up to 1.9km. Applying a walking propensity lens to Policy 3(d)

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												centres is not a prerequisite; it is simply a requirement to have a catchment outlined that provides a proportionate response. A catchment based on distances serves this purpose, in my view. The measurement of walking catchments is taken from the central mass of buildings within each centre, rather than the edge of the respective commercial centre zone, as is directed for the city centre under Policy 3(c). This ensure that catchments are taken from areas of interest, with the greater degrees of accessibility, and seeks to align with Policy 1 of the NPS-UD.
78	Linda Blake			78.5	Seek Amendm ent	Reduce the extent of [the High Density Residential Zone] so that it only applies to those areas which are on core transport routes and within 800m walk to a bus stop and which have not had residential investment since the earthquake.					Reject	Some changes to walking catchments from Centres if proposed. This includes increasing the distance of walking catchments from Centres.

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140	Colin McGavin			140.3	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.	Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line	Between Harewood Road and Main North Road - HRZ South and east of Harewood Road and Main North Road area - Residential Suburban Zone	HRZ	RS / RSDT	Reject	The parts of Papanui proposed to be HRZ are based on walkable catchments in repose to Policy 3 of the NPS-UD. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). Further, it is recommended that this catchment is extended to better respond to the scale of the centre.
151	Defyd Williams for Papanui Heritage Group	Papanui Heritage Group		151.3	Oppose	Opposed to the High Density Residential zone extending along Papanui Road	HRZ land along Papanui Road	Unspecified	HRZ	RS / RSDT / RMD	Reject	The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

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152	Defyd Williams for Papanui Heritage Group	Papanui Heritage Group		152.3	Oppose	Opposed to the High Density Residential zone extending along Papanui Road	HRZ land along Papanui Road	Unspecified	HRZ	RS / RSDT / RMD	Reject	The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).
156	Maureen McGavin			156.3	Seek Amendment	[T]hat the boundary line for High Density Residential zoning [in Papanui] be along Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line is zoned Residential Suburban.	Harewood Road and Main North Road to the North and West, and the area to the South and East of this boundary line	Residential Suburban Zone	HRZ	RS / RSDT	Reject	The parts of Papanui proposed to be HRZ are based on walkable catchments in repose to Policy 3 of the NPS-UD. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)Further, it is recommended that this catchment is extended to better respond to the scale of the centre.

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222	Claire Mulcock for Deans Avenue Precinct Society Inc.	Deans Avenue Precinct Society Inc.		222.2	Oppose	Oppose High Density Residential Zoning on sites that are bounded by the following streets on Planning Map 31 and 38. - North: Matai St East - West: Deans Ave - South: Moorhouse Ave - East: Railway line Except for sites located along/facing Riccarton Road, on the Guest Accommodation block, and the old Saleyards site (they can be High Density Residential Zone).	North: Matai St East; West: Deans Ave; South: Moorhouse Ave; East: Railway line sites located along/facing Riccarton Road Guest Accommodation block - chateau on the Park old Saleyards site - 25 Deans Avenue	North: Matai St East; West: Deans Ave; South: Moorhouse Ave; East: Railway line - Unspecified sites located along/facing Riccarton Road - HRZ Guest Accommodation block - HRZ old Saleyards site - HRZ	North: Matai St East; West: Deans Ave; South: Moorhouse Ave; East: Railway line - HRZ sites located along/facing Riccarton Road - HRZ Guest Accommodation block - HRZ Guest Accommodation block - RGA old Saleyards site - HRZ	North: Matai St East; West: Deans Ave; South: Moorhouse Ave; East: Railway line - RMD sites located along/facing Riccarton Road - RS / RSDT / RMD Guest Accommodation block - RGA old Saleyards site - RMD	Accept in-part	Matai East / Deans / Moorehouse / Railway: These residential areas are within a Policy 3 catchment from either Riccarton or the City Centre and HRZ is considered appropriate in areas where qualifying matters do not apply. 25 Deans Avenue - supports notified proposal. Chataeu on the Park (RGA) - reject, as site is not a relevant residential zone, but is intensified through Policy 3. Residential properties with a Riccarton Road frontage - accept in-part: where not affected by qualifying matters that would alter zoning to maintain operative zoning.

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237	Marjorie Manthei			237.39	Seek Amendment	[W]ithin the High Density Residential Zone from Salisbury Street to Bealey Avenue, between Colombo and Victoria Streets, review the zoning to ensure “it takes into account how the package of zones work together” (‘Understanding and Implementing’ guide, Section 6, p28).	HRZ land between Salisbury Street, Bealey Avenue, Colombo Street, and Victoria Street	Unspecified	HRZ	RCC	Reject	The HRZ as proposed from Salisbury Street to Bealey Avenue has been determined by on walkable catchments to the city centre.
328	Bruce Taylor			328.1	Seek Amendment	Replace the HDRZ zoning with MDRS for all the properties on the east side of Allister Avenue [Merivale]	HRZ land along Allister Avenue	MRZ	HRZ	RS	Reject	The east side of Allister Avenue is proposed to be zoned HRZ as it is within a walkable catchment of Merivale (a centre). Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD)

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28	Alastair Grigg			28.6	Seek Amendm ent	[At the eastern end of Rugby Street, west of Papanui Road] change zone to Medium Density Residential Zone instead of High Density Residential Zone	Eastern end of Rugby Street	MRZ	HRZ	RMD	Reject	Part of Rugby Street is proposed to be HRZ as it is within a walkable catchment of Merivale (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
29	Malcolm Leigh			29.2	Seek Amendm ent	That Blair Avenue in Papanui will be rezoned from High Density Residential Zoning to Medium Density Residential Zoning through the application of a Qualifying Matter.	Blair Avenue, Papanui	MRZ	HRZ	RMD	Reject	Blair Street is proposed to be zoned HRZ as it is within a walkable catchment of Papanui (a Town Centre Zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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40	Steven & Diana Marshall			40.2	Seek Amendm ent	Change zoning of Helmores Lane/ Desmond Street/ Rhodes St (from Helmores to Rossall) from High Density Residential to Medium Density Residential	Helmores Lane/ Desmond Street/ Rhodes St (from Helmores to Rossall)	MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to <u>the City</u> centre <u>zone</u> . Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
51	Jeremy Wyn Harris			51.1	Oppose	Oppose the inclusion of Cox Street and surrounding streets in the High Density Residential Zone.	Cox Street, Merivale	Unspecified	HRZ	RSDT / RMD	Reject	Cox Street and the surrounding streets are proposed to be HRZ as they are within a walkable catchment to Merivale (a <u>LCZ</u> centre). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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60	Heather Duffield			60.1	Seek Amendment	Amend the zoning of the Deans Avenue area from High Density Residential to Medium Density Residential.	Deans Avenue area	MRZ	HRZ	RMD	Reject	Deans Avenue is proposed to be zoned HRZ as it is within a walkable catchment to a centre zone. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
62	Thomas Calder			62.6	Seek Amendment	Amend zoning of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) from High Density Residential to Medium Density Residential.	Helmores Lane/ Desmond Street/ Rhodes St (from Helmores to Rossall)	MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to <u>the City</u> centre <u>zone</u> . Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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77	Richard McLaughlin			77.2	Seek Amendm ent	Amend the planning maps to change the zoning of Watford Street and the surrounding Strowan Area (Watford Street, Normans Road, Halton Street and Hawthorne Street) from High Density Residential to Medium Density Residential.	Watford Street, Normans Road, Halton Street and Hawthorne Street	MRZ	HRZ	RS	Reject	Watford Street and the surrounding Strowan area is proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
86	Melissa and Scott Alman			86.7	Seek Amendm ent	Amend the zoning of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) from High Density Residential to Medium Density Residential	Helmores Lane/ Desmond Street/ Rhodes St (from Helmores to Rossall)	MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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90	Blair McCarthy			90.1	Seek Amendm ent	Limit the High Density Residential Zone along Papanui Road north from the Merivale commercial centre to Heaton Street/Innes Road and south from the Papanui commercial centre to Blighs Road. That the area of proposed HRZ in between, particularly around St Andrews College and east of Watford Street, be zoned Medium Density Residential instead of HRZ.		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui Road are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
95	Tom Gilbert			95.1	Seek Amendm ent	[That the extent of the proposed high density residential zone along Papanui Road be reduced, to apply only to] those properties with a street frontage to Papanui Rd - not a block back.		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui Road are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). This includes sites beyond those just fronting Papanui Road. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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106	Karyn Butler			106.2	Support	That the Council amends the Housing and Business Choice Plan Change 14 (PC14) from the proposed High Density Residential Zone (HRZ) in a continuous strip parallel to Papanui Road through Strowan (stretching from Papanui Road to Watford Street) to a Medium Density Residential Zone (MRZ). In particular, the residential area of Watford Street, Christchurch.		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui Road are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)
111	Andrew Butler			111.2	Seek Amendment	Amend the proposed High Density Residential Zone (HRZ) in a continuous strip parallel to Papanui Road through Strowan (stretching from Papanui Road to Watford Street) to a Medium Density Residential Zone (MRZ). In particular, the residential area of Watford Street, Christchurch		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui Road are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD)

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119	Tracey Strack			119.2	Oppose	[Helmores Lane, Desmond Street and Rhodes Street to Rossall Street0] this area should not be zoned high density.		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
120	Sandra Caldwell			120.1	Oppose	Rezone Papanui Street from High Density Residential and Medium Density Residential to Residential Suburban.		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui Road are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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152	Defyd Williams for Papanui Heritage Group	Papanui Heritage Group		152.1	Oppose	Opposed to the High Density Residential Zone extending into the residential streets of Papanui and seek that it is greatly reduced and excludes the following streets - St James Avenue, Windermere Road, Gambia Street, Dormer Street, Perry Street, Halton Street, Paparoa Street, Rayburn Avenue and Tomes Road.		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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161	Marilyn Goulter			161.1	Seek Amendment	Do not zone the area around Oakhampton Street in Hornby High Density Residential Zone		Unspecified	HRZ	RS	Reject	<p>Oakhampton Street is proposed to be HRZ as it is within a walkable catchment to Hornby (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). With respect to Ravensdown and the concern of health impacts on future occupants of the HRZ, Ravensdown is and would continue to be required to monitor and control their emissions to avoid adverse effects on the surrounding environment. <u>A separate qualifying matter has been proposed to address this. I refer to the evidence of Ms Ratka.</u></p>

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164	James and Adriana Baddeley			164.1	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified as a Medium Density Residential zone and a Residential Character Overlay Area.		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
165	Catherine & Peter Baddeley			165.2	Seek Amendment	[That] the area consisting of Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) [be zoned MRZ instead of HRZ]		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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182	Rosanne Hawarden			182.1	Oppose	Opposes the change to the current zoning of suburban residential transitional zoning around Jane Deans Close, Riccarton. [The area in question has been zoned as a High Density Residential Zone under the proposed PC14].		Unspecified	HRZ	RSDT	Reject	Jane Deans Close is proposed to be zoned HRZ as it is within a walkable catchment to Riccarton (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
185	Nick Dore			185.1	Seek Amendment	Oppose HRZ of block of land bounded by Papanui Road, Normans Road, Watford St and Blighs Road (Planning Map 24) Seeks this to be MDRZ (currently RS in the District Plan)		MRZ	HRZ	RSDT / RS	Reject	Areas around Papanui are proposed to be zoned HRZ as it is within a walkable catchment to centre zones (Papanui and Merivale). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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188	Tony Simons for Riccarton Bush - Kilmarnock Residents' Association	Riccarton Bush - Kilmarnock Residents' Association		188.14	Seek Amendment	[That] Jane Deans Close retain[s] its current zoning of Residential Suburban Density Transition [RSDT] [instead of HRZ]		Unspecified	HRZ	RSDT	Reject	Jane Deans Close is proposed to be zoned HRZ as it is within a walkable catchment to Riccarton (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
188	Tony Simons for Riccarton Bush - Kilmarnock Residents' Association	Riccarton Bush - Kilmarnock Residents' Association		188.17	Seek Amendment	[That] Matai Street West including Kahikatea Lane, Nikau Place, Harakeke St to the bridge, and Kereru Lane is zoned Residential Suburban [instead of HRZ]	Matai Street West including Kahikatea Lane, Nikau Place, Harakeke St to the bridge, and Kereru Lane	Residential Suburban Zone	HRZ	RSDT / MRZ	Reject	Matai Street West, Kahikatea Lane, Nikau Place, Harakeke Street and Kereru Lane are proposed to be zoned HRZ as they are within a walkable catchment to Riccarton (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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211	Pauline McEwen			211.5	Seek Amendm ent	That the area at the eastern end of Rugby Street be zoned Medium Density Residential instead of the proposed High Density Residential		MRZ	HRZ	RSDT / MRZ	Reject	Part of Rugby Street is proposed to be HRZ as it is within a walkable catchment of Merivale (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
229	Jennifer Smith			229.1	Oppose	Oppose zoning of 51 Jollie Street, Linwood as High Density Residential Zone.		Unspecified	HRZ	MRZ	Reject	Jollie Street is proposed to be HRZ zone as it is within a walkable catchment to Linwood (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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255	William Bennett			255.3	Oppose	<p>That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas: or,</p> <p>If Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, that the Area be zoned Medium Density Residential.</p>		MRZ	HRZ	RS	Reject	<p>Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).</p>

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272	Caitriona Cameron			272.12	Seek Amendm ent	Ratray St should be included in the MDR zone (i.e. included in the area south and west of the street).		MRZ	HRZ	RSDT	<u>Reject</u> <u>Accept</u>	<u>The proposed HRZ should be retained, as the area is within a Policy 3 catchment from the Riccarton Centre, subject to the updated Airport Noise Contour. The Residential Heritage Area Interface overlay in conjunction with the underlying HRZ controls development in this area. Ratray Street has been proposed to be retained as MRZ due to the updated ANIA overlay. Should the Panel not accept this updated QM, this area should be zoned HRZ due to its proximity to the Riccarton TCZ commercial centre. The Heritage Interface overlay seeks to protect the adjacent heritage area.</u>

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281	Mary Crowe			281.1	Seek Amendment	1. Amend the zoning of Hurley Street from High to Medium density.		MRZ	HRZ	RCC	Reject	Hurley Street is proposed to be zoned HRZ as it is within a walkable catchment to the central city. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
381	Kate Gregg			381.3	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be identified in the Christchurch District Pan as a Medium Density Residential zone and a Residential Character Overlay Area and be made subject to the rules that apply to Residential Character areas.		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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381	Kate Gregg			381.5	Seek Amendm ent	Seeks that if Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) are not included as a Residential Character Area, rezone to MRZ with additional qualifying matters including amending the sunlight access QM at medium/high density southern boundary recession plane to 45° from 3m at the boundary: and that neighbours along the southern boundaries of any proposed developments that involve non-compliances with height or access to sunlight rules can be notified of the required resource consents and to make submissions.		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a Centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
502	Kyri Kotzikas			502.1	Oppose	Oppose the zoning of High Density Residential for Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street), and seek that it be Medium Density Residential zone.		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a Centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
530	Chris Wilson			530.2	Seek Amendment	[Seeks that the area identified as] Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street), be rezoned as Medium Density Residential Zone as opposed to the proposed High Density Residential Zone under PC14.		MRZ	HRZ	RS	Reject	Helmores Lane, Desmond Street and Rhodes Street are proposed to be zoned HRZ as they are within a walkable catchment to a Centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
876	Alan Ogle			876.12	Seek Amendment	[Seeks that] Jane Deans Close should retain its current zoning of Residential Suburban Density Transition [RSDT] which provides for low to medium density residential housing.		Unspecified	HRZ	RSDT	Reject	Jane Deans Close is proposed to be zoned HRZ as it is within a walkable catchment to Riccarton (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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876	Alan Ogle			876.14	Seek Amendm ent	[Apply a qualifying matter to] both sides of Matai St West from Straven Rd east to the railway line, including the area north to the Avon River. [There] should be a Qualifying Matter restricting further residential intensification.		Unspecified	HRZ	RSDT / RS	Reject in-part	Matai Street is within a walkable catchment to a centre, however the Riccarton Bush Interface Area qualifying matter has limited the extent of the zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
355	Elisabeth Stevens			355.3	Seek Amendm ent	Zone [all of Hawthorne Street Papanui Medium Density Residential].		MRZ	HRZ	RS	Reject	The northeast part of Hawthorne Street is within a walkable catchment to Papanui/Merivale centres, whereas the southwest part of the street is not. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
390	Mike Singleton			390.1	Seek Amendment	[That] the area between Deans Ave and the Railway [is zoned] Medium Density Residential [instead of] High Density Residential.		MRZ	HRZ	MRZ	Reject	The area between Deans Avenue and the Railway is proposed to be HRZ due to its location within a walkable catchment to centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
398	Jan Mitchell			398.3	Seek Amendment	Seek amendment to only apply new intensification rules to new subdivisions.		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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423	Mark Aneil			423.1	Seek Amendm ent	Amend the planning maps to remove Pitt Place, St Albans from High Density Residential.		Unspecified	HRZ	RSDT	Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Pitt Place is located within a walkable catchment from a centre zone. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
445	Alison Dockery			445.6	Oppose	Oppose the application of High Density Residential Zone to any areas beyond 3kms of the central city.		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
485	John Buckler			485.2	Seek Amendment	Change 45 St. Albans Street to a Medium Density Residential zone or preserve current sunlight.		MRZ	HRZ	MRZ	Reject	St Albans Street is located within a walkable catchment to centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
494	Ann Kennedy			494.1	Oppose	Amend zoning for Paparoa Street and Perry Street from High Density Residential to Medium Density Residential Zone.		MRZ	HRZ	RS	Reject	Paparoa Street and Perry Street are proposed to be zoned HRZ as they are within a walkable catchment to centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
509	Geoffrey Rice			509.2	Oppose	That the High-Density Residential Zone designation along Papanui Road will be abandoned.		Unspecified	HRZ	MRZ / RS	Reject	Areas along Papanui Road are proposed to be zoned HRZ as they are within a walkable catchment to centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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561	Deidre Rance			561.2	Seek Amendm ent	[No high density zone in the Strowan area]		Unspecified	HRZ	RS	Reject	Parts of Strowan are proposed to be zoned HRZ as they are within a walkable catchment to centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
584	Claudia M Staudt			584.1	Oppose	Oppose High Density zoning of property at 21 Helmores Lane, and surrounding area bounded by, Holmwood Road, Rossall Street, Hagley Park and Fendalton Road (Planning Map 31 and CC) Seeks this to be rezoned Medium Density, and/or to also be regarded as a new QM Residential Character Area (as per pervious SAM 8)		MRZ	HRZ	RS / MRZ	Reject	Helmores Lane and the surrounding area is within a walkable catchment of Merivale centre. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). <u>! refer to the evidence of Ms White and Ms Rennie regarding character area consideration for this area.</u>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
636	Rod Corbett			636.1	Oppose	The submitter requests that the current zoning for the block bounded by Riccarton Rd, Harakeke St, Kilmarnock St and the railway line be retained as it is currently: Suburban Residential Transitional Zone.		Suburban Residential Transitional Zone	HRZ		Reject	This area is within a HRZ because it is within a walkable catchment of a centre zone. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
654	Wendy Fergusson			654.4	Seek Amendment	[Reduce extent of HRZ] Walkable catchment should be 10mins max.					Reject	Walking propensity increases based on the type and diversity of facilities and services provided within an area, as well as in line with the quality of the walking environment. In applying walking catchments there is a choice to be made of time versus distance; Council has made the assessment that distance should be used to delineate catchments, rather than time (i.e. 5 or 10 minutes or walking at a specific walking speed).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
668	Keri Murison			668.1	Seek Amendm ent	Amend the zoning of Strowan from HRZ to MRZ		Unspecified	HRZ	RS	Reject	Parts of Strowan are proposed to be zoned HRZ as they are within a walkable catchment to centres. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
679	Tony Dale			679.6	Oppose	Jane Deans Close should retain its current zoning of Residential Suburban Density Transition.	Jane Deans Close	Residential Suburban Density Transition	HRZ	RSDT	Reject	Jane Deans Close is proposed to be zoned HRZ as it is within a walkable catchment to Riccarton (a centre zone). Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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687	Hamish Ritchie			687.1	Seek Amendment	Does not support the zoning proposed under [Plan Change] 14 for 75 & 77 Rattray Street to be High Density Residential		Unspecified	HRZ	RSDT	<u>Reject</u> <u>Accept in-part</u>	<u>The proposed HRZ should be retained, as the area is within a Policy 3 catchment from the Riccarton Centre, subject to the updated Airport Noise Contour. The Residential Heritage Area Interface overlay in conjunction with the underlying HRZ controls development in this area.</u> <u>Rattray Street has been proposed to be retained as MRZ due to the updated ANIA overlay. Should the Panel not accept this updated QM, this area should be zoned HRZ due to its proximity to the Riccarton TCZ commercial centre.</u> <u>The Heritage Interface overlay seeks to protect the adjacent heritage area.</u>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
701	Ian McChesney			701.12	Seek Amendment	[That Rattray Street in Riccarton is zoned MRZ instead of HRZ]		MRZ	HRZ	RSDT	Reject	<p>The proposed HRZ should be retained, as the area is within a Policy 3 catchment from the Riccarton Centre, subject to the updated Airport Noise Contour. The Residential Heritage Area Interface overlay in conjunction with the underlying HRZ controls development in this area.</p> <p><u>Rattray Street has been proposed to be retained as MRZ due to the updated ANIA overlay. Should the Panel not accept this updated QM, this area should be zoned HRZ due to its proximity to the Riccarton TCZ commercial centre. The Heritage Interface overlay seeks to protect the adjacent heritage area.</u></p>

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707	Isobel Foyle			707.1	Oppose	[T]he demarcation of High Density Residential zone should be redrawn much closer to Northlands Mall.		Unspecified	HRZ	MRZ / RSDT / RS	Reject	The proposed HRZ zoning in Papanui has been based on the walkable catchment to the centres of Papanui and Merivale. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
707	Isobel Foyle			707.3	Seek Amendment	To Change the zoning of High Density Zone on Paparua Street to MDZ or RS	Paparua Street	MRZ or RS	HRZ	RS	Reject	The proposed HRZ zoning on Paparua Street has been based on the walkable catchment to the centres of Papanui and Merivale. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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709	Philippa Tucker			709.5	Oppose	That the northeast side of Windermere Road is not zoned High Density Residential	Northeast side of Windermere Road	Low Density	HRZ	RSZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). Windermere Road is located within the walkable catchment of the Town Centre Zone and rapid transit route .
746	Simon Fowke			746.2	Oppose	Do not Re-Zone Paparoa Street to High Density		Unspecified	HRZ	RS	Reject	The proposed HRZ zoning on Paparoa Street has been based on the walkable catchment to the centres of Papanui and Merivale. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).

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748	Karen Fowke			748.2	Oppose	Reject High Density Dwellings in Paparoa Street	Paparoa Street	Unspecified	HRZ	RSZ	Reject	The proposed HRZ zoning on Paparoa Street has been based on the walkable catchment to the centres of Papanui and Merivale. Greater intensification (HRZ) within areas close to the central city and other commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD).
760	Adele Radburnd for ChristchurchNZ	Christchurch NZ		760.25	Seek Amendm ent	At 2 Barnett Ave and 14 Johnson Street: Rezone all of Lot 5 DP537999 (as at 12 May 2023) to HRZ (Large Local Centre Precinct) instead of part HRZ (Large Lot Local Centre Precinct and part MUZ. Retain the proposed zoning of Lot 3 DP 537999 (as at 12 May 2023) as HRZ (Large Local Centre Precinct)		HRZ	HRZ, MUZ	MRZ	Accept in-part	A consistent zoning for all lots will better achieve Strategic Objective 3.3.2 by simplifying the consenting process applicable to the redevelopment of this land (by virtue of having a single consistent zone). It has also been recommended that many HRZ precepts are removed to decrease complexity within the framework.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
785	Vanessa Wells			785.1	Seek Amendm ent	[Seeks] that the high-density area be restricted to the commercial area surrounding Northlands Mall, to the north of Main North Road and Harewood Road. From Main North Road southeast should remain medium density housing. There is plenty yet to be in-filled for future generations, which will still retain the special character of the suburb.		MRZ	HRZ	RSZ/ RMDZ	Accept in-part	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPSUD. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). Main north Road is located within the Town Centre Zone. This area is within the walkable catchment of the Town Centre Zone and rapid transit route .
787	Peter Heffernan			787.1	Oppose	Delete high density zoning for Halliwell Avenue, Papanui		MRZ	HRZ	RMDZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPSUD. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
788	Marc Duff			788.2	Seek Amendm ent	(Seeks that) High Density can not extend more than 10km from the Centre of Christchurch					Accept in-part	The urban radius from the central city is in the order of 10km, therefore no HRZ would be enabled beyond this.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
810	Anita Collie for Regulus Property Investments Limited	Regulus Property Investments Limited		810.1	Seek Amendm ent	[That the property] located at 149 Waimairi Road and surrounding properties are rezoned to High Density Residential [instead of Medium Density Residential]	149 Waimairi Road and surrounding residential area	HRZ	MRZ	RSZ	Reject	149 Waimairi Road and surrounding residential area does not meet the criteria of Policy 3 of NPS-UD. The area is not within a walkable catchment of a Town Centre zone or a core transit route. The adjacent area is identified within the Low Public Transport Qualifying Matter. <u>Due to the updated ANIA extent, this site is now proposed to be zoned RS, with the overlay applying.</u>

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
822	Emma Lewis for Naxos Enterprises Limited and Trustees MW Limited	Naxos Enterprises Limited and Trustees MW Limited		822.2	Seek Amendment	Seeks the rezoning of 14 Field Terrace, Upper Riccarton from MRZ to HRZ.	14 Field Terrace, Upper Riccarton	HRZ	MRZ	Residential Suburban	Reject <u>Accept</u>	Field Terrace is not located within a walkable catchment to a centre. Therefore, MRZ is the most appropriate zoning to give effect to Policy 3 of the NPS-UD. Field Street and surrounds is proposed to be zoned HRZ as compensatory intensification with the application of the new ANIA extent. This location is within 5-10 minute walk from the Bush Inn-Church Corner LCZ commercial centre and is adjacent to a significant transport corridor on Riccarton Road.
827	Anita Collie for MGZ Investments Limited	MGZ Investments Limited		827.9	Seek Amendment	Rezone 65 Parkston Avenue, Ilam and surrounding area from Medium Density to High Density.	65 Parkston Avenue, Ilam and surrounding area	HRZ	MRZ	RSZ	Reject	65 Parkstone Avenue and surrounding residential area does not meet the criteria of Policy 3 of NPS-UD. The area is not within a walkable catchment of a Town Centre zone or a core transit route. The adjacent area is identified within the Low Public Transport Qualifying Matter.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
830	Catherine Gallagher			830.1	Seek Amendment	Limit [the extent of] the High Density Residential Zone to north from Merivale centre to Heaton Street / Innes Road, and south from Papanui commercial centre to Blighs Road, and not extending the High Density Residential Zone along that stretch of Papanui Road through the Strowan suburb.		MRZ	HRZ	RSZ	Accept in-part Reject in-part	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
831	Anthony Gallagher			831.1	Seek Amendment	Limit [the extent of] the High Density Residential Zone north from Merivale centre to Heaton Street / Innes Road, and south from Papanui commercial centre to Blighs Road and not extending the High Density Residential Zone along this stretch of Papanui Road through the Strowan suburb.		MRZ	HRZ	RSZ	Partially accept <u>Reject in-part</u>	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
836	Andrew James Kerr			836.1	Oppose	Oppose HRZ zoning of Strowan (from Papanui Road to Watford Street).		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

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838	Georgie McLaughlin			838.1	Oppose	Opposes HRZ in Strowan (Halton Street, Hawthorne Street, Watford Street, Normans Road). Seeks that it be changed to MRZ.		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).
1052	Bradley Nicolson for Oxford Terrace Baptist Church on behalf of Oxford Terrace Baptist Church	Oxford Terrace Baptist Church	Oxford Terrace Baptist Church	1052.2	Seek Amendment	Clarify whether the site at 288 Oxford Terrace is HRZ or MRZ, it is currently shown as split zoning.	288 Oxford Terrace	HRZ	MRZ	RCC	Accept	The notified zoning appears to have been an error and the entire site should be HRZ.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
861	Julie Robertson-Steel			861.1	Seek Amendment	Seek that the entire St Albans area between Bealey Avenue and Edgeware Road should be designated a Medium Density Residential Zone.		MRZ	HRZ	RMD/RSDT	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPSUD. Greater intensification within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre. The area north of Bealey Ave and south of Edgeware Road is within walkable catchments of rapid transport routes and LCZ and the CCZ.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
863	Stuart James Irvine			863.1	Oppose	Oppose HRZ of Strowan area, west of Papanui Road.		Unspecified	HRZ	MRZ / RS	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
865	Rogen Lough			865.1	Oppose	Oppose the HRZ zoning for the block to the south of Mayfair Street. Retain as open space.		Open Space	HRZ	RMDZ	Reject	The land is private property currently zoned for residential use. The proposed zone is HRZ in accordance with Policy 3 NPS-UD. The site is located within the walkable catchment to the town centre zone and a strong public and active transport network along Deans Ave and Blenheim Road.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
868	Maureen Kerr			868.1	Seek Amendment	[O]ppose[s] the introduction of High Density Residential Developments within the area Papanui Road to Watford Street and seeks that the Council revise this proposal.		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
869	Dawn E Smithson			869.1	Seek Amendment	[That] the eastern blocks of Strowan from Normans Road to Blighs Road [be zoned MRZ instead of HRZ]		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
888	David Smithson			888.1	Seek Amendment	That the Council change the HRZ which is proposed for the eastern blocks of Strowan from Normans Road to Blighs Road to MRZ.		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
890	Graham William Hill			890.1	Oppose	Opposes HRZ in Strowan, particularly 85 Normans Road.		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
891	Alan John David Gillies			891.1	Seek Amendm ent	[That] the High Density Residential Zone proposed for the Strowan Residential blocks from Normans to Blighs Road be changed to a Medium Density Residential Development zone.		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
894	Jacq Woods			894.2	Seek Amendment	Replace HRZ with MRZ on Strowan blocks west of Papanui Road from Normans Road to Blighs Road, along Watson Road.		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
895	Tim Priddy			895.1	Seek Amendment	That the proposed High Density Residential Zone (HRZ) for the blocks in the Strowan area, west of Papanui Road, from Normans Road to Blighs Road be revised to Medium Density Residential Zone (MRZ).		MRZ	HRZ	RSZ	Reject	Majority of area between Normans Road and Blighs Road is proposed MRZ. The area between Heaton Road, Blighs Road and Papanui Road is located adjacent to the TCZ and is zoned HRZ in accordance with Policy 3 NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

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898	Denis McMurtrie			898.1	Seek Amendment	[That the HRZ around Northlands does not extend south of Harewood Road and Main North Road]		No change	HRZ	RMDZ/RSZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
901	John Hudson			901.11	Seek Amendment	Change Watford St from HRZ to MRZ	Watford Street	MRZ	HRZ/MRZ	RSZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
901	John Hudson			901.12	Seek Amendment	Change Watford St from HRZ to MRZ	Watford Street	MRZ	HRZ	RSZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
901	John Hudson			901.13	Seek Amendment	Change Watford St from HRZ to MRZ	Watford Street	MRZ	HRZ	RSZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The HRZ along Papanui Road is due to this location being within walking catchments to centres at Merivale and Papanui. These catchments only leave the block between Mays Road and Chapter Street. The HRZ is extended along the length of Papanui Road to reflect the strong transport corridor of Papanui Road and to support a well-functioning urban environment (Policy 1, NPS-UD).

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902	Helen Broughton for Waipuna Halswell-Hornby-Riccarton Community Board	Waipuna Halswell-Hornby-Riccarton Community Board		902.27	Seek Amendment	[That the HRZ in the] Deans Avenue Precinct [that] covers the area from Matai Street East to Blenheim Road and from Deans Avenue to the Railway line [is limited to] the former Addington saleyards site; [and that the remainder of the area is zoned MRZ].		MRZ	HRZ	RMDZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. Greater intensification within areas close to town centre zones and transport corridors supports a well-functioning urban environment (Policy 1, NPS-UD). The area between Matai Street East to Blenheim Road and Deans Ave is located within the walkable catchment of the TCZ of Riccarton and Rapid transport routes the strong transport corridor along Riccarton Road, Blenheim Road and Deans Ave.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
902	Helen Broughton for Waipuna Halswell-Hornby-Riccarton Community Board	Waipuna Halswell-Hornby-Riccarton Community Board		902.34	Seek Amendm ent	[That] the area from Matipo Street to the Railway line [is not zoned HRZ].	The area from Matipo Street to the Railway line	MRZ	HRZ	RMDZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. Greater intensification within areas close to town centre zones and transport corridors supports a well-functioning urban environment (Policy 1, NPS-UD). Matipo Street is within the walkable catchment of the TCZ on Riccarton Road and the MUZ on Blenheim Road.
647	Michael Palmer			647.2	Seek Amendm ent	[Limit HRZ to the city centre and inner] suburbs surrounding the city centre.		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the centres supports a well-functioning urban environment (Policy 1, NPS-UD).
402	Justin Avi			402.6	Seek Amendm ent	Upzone the areas close to University and Riccarton Road.		Unspecified			Partially accept	Areas around Riccarton Road have been notified as HRZ. The University is zoned Special Purpose Teritary Zone, with areas surrounding MRZ.

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239	Andrea Floyd			239.7	Seek Amendment	[Reduce extent of medium and high density residential zones]		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD).
326	Vivienne Boyd			326.1	Seek Amendment	That higher density housing [is not enabled] on narrow, no exit streets.		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply MDRS across all relevant residential zones and Policy 3. Greater intensification (HRZ) within areas close to the central city <u>and other commercial centres</u> supports a well-functioning urban environment (Policy 1, NPS-UD). Some no exit streets would still be within walkable catchments, and therefore zoned HRZ.
349	Stephen Deed			349.2	Seek Amendment	Seek to retain a height limit of 2 stories for area near Lacebarks Lane that is closed to local industrial and commercial zones.		HRZ / Industrial Interface - QM	HRZ / Industrial Interface - QM	RSZ	Support	Support noted for Qualifying Matter - Industrial Interface along Lacebark Lane, Papanui. Reference should be made to evidence by Ms Ratka.

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564	Rachel Hu			564.2	Seek Amendment	[Standardise the MRZ and HRZ zones] e.g., choose for developers to have a clear guideline for 3-storeys or 6-storeys. Or at least make it more standard per suburb than every street block.		Unspecified			Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD through MDRS across the city's residential zones. The HRZ applies within walkable catchments of Centres, whereas the MRZ zone applies to residential areas beyond this catchment. A difference in HRZ and MRZ is required to allow greater intensification within areas close to centres to support a well-functioning urban environment (Policy 1 NPS-UD).
215	Graham Thomas Blackett			215.3	Seek Amendment	That all of the area of St Albans north of Bealey Avenue and south of Edgeware Road be zoned Medium Density Residential [instead of High Density Residential].	The area of St Albans north of Bealey Avenue and south of Edgeware Road	MRZ	HRZ	MRZ / RSDT	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. Greater intensification within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre. The area north of Bealey Ave and south of Edgeware Road is within walkable catchments of rapid transport routes and LCZ and the CCZ.

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
342	Adrien Taylor			342.9	Support	[Retain proposed extent of high density residential zones]		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
345	Monique Knaggs			345.11	Support	Supports high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
346	George Laxton			346.11	Support	I support high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
347	Elena Sharkova			347.11	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
350	Felix Harper			350.8	Support	[Retain proposed extent of high density residential zones]		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
361	James Gardner			361.7	Support	[Retain proposed extent of of high density residential zones]		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
362	Cynthia Roberts			362.9	Support	Supports high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
364	John Reily			364.7	Support	Support high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified

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365	Andrew Douglas-Clifford			365.10	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
366	Olivia Doyle			366.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
370	Simon Fitchett			370.11	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
371	Nkau Ferguson-spence			371.7	Support	[Retain proposed extent of high density residential zones]		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
372	Julia Tokumaru			372.11	Support	[S]upport[s] high-density housing near the city and commercial centres		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
372	Julia Tokumaru			372.15	Support	Support high-density housing near the city and commercial centres. Seek that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified

No.	Name	Organisation	On Behalf Of	Point No.	Support Oppose	Decision Sought Only	Address / Area	Requested Zoning	Notified Zoning	Operative Zoning	Recommendation	Reasons for Recommendation
373	Mark Stringer			373.11	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
374	Michael Redepenning			374.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
375	Aidan Ponsonby			375.11	Support	[S]upport[s] high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
379	Indiana De Boo			379.10	Support	[Retain proposed extent of high density residential zones]		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
415	Blake Thomas			415.3	Support	[S]upport[s] high-density housing near the city and commercial centre...seek[s] that the council enable 6 to 10 storeys for residential buildings near commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified
832	Finn Jackson			832.11	Support	[Supports] high-density housing near the city and commercial centres.		HRZ			Support	The submitter supports the Council's HRZ proposal, as notified

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851	Robert Leonard Broughton			851.14	Seek Amendment	[Seek] the walking distances to Riccarton centre boundaries (which we understand the legislation states defines the extent of high density 6-storey residential zones) be reconsidered based, not on distance, but on time taken to walk to key amenities in the centre zone. The centre of Riccarton should be taken as the CCC Community Centre in Clarence Street.		Unspecified			Reject	Walking propensity increases based on the type and diversity of facilities and services provided within an area, as well as in line with the quality of the walking environment. In applying walking catchments there is a choice to be made of time versus distance; Council has made the assessment that distance should be used to delineate catchments, rather than time (i.e. 5 or 10 minutes or walking at a specific walking speed).

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286	Millie Silvester			286.1	Oppose	Seek to rezone west side of Paparoa Street to Medium Density Residential instead, like the east side. We propose that the demarcation of High Density Residential zone be redrawn much closer to Northlands Mall. This will still allow for more housing without impacting the residents in the area, as stated above, and ruining what makes Paparoa Street a prime example of the Garden City.		MRZ	HRZ	Residential Suburban	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The north-west side of Paparoa Street is located at the edge of the walkable catchment to a core transport network along Papanui Road and the Town Centre zone. Greater intensification within areas close to the central city commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre.
285	Michael Skinner			285.1	Oppose	[Seeks removal of Perry Street and Rayburn Avenue in Papanui as part of the proposed High Density Residential Zone and the Town Centre Intensification Precinct.]		Unspecified	HRZ	RS and MRZ	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. Greater intensification within areas close to the central city commercial centres supports a well-functioning urban environment (Policy 1, NPS-UD). Perry Street and Rayburn Avenue are within a walkable catchment of Papanui - a Town Centre Zone.

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376	Colin Gregg			376.2	Seek Amendment	That Helmores Lane, Desmond Street and Rhodes Street (to Rossall Street) be zoned Medium Density Residential [instead of HRZ]		MRZ	HRZ	Residential Suburban	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The area around Helmores Lane, Desmond Street and Rhodes Street is within the walkable catchments of centre zones and strong public transport routes along Fendalton Road and Harper Avenue, and active transport connections through Hagley Park. Greater intensification within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre.
400	Rebecca McCullough			400.1	Seek Amendment	Amend the High Density Residential Zone to exclude Richmond.		Unspecified			Reject	Parts of Richmond are within a walkable catchment to the city centre zone. Greater intensification within areas close to the centre zones supports a well-functioning urban environment (Policy 1, NPS-UD).

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408	William Menzel			408.3	Oppose	Generally oppose High Density Residential Zone (in Durham Street North).			HRZ	RCC	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. Durham Street North is located within the walkable catchment of the City Centre Zone. Greater intensification within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre.
585	Nick Brown			585.2	Seek Amendm ent	[That the area of Strowan between] Heaton Street/Innes Road and Blighs Road [be zoned MRZ instead of HRZ]		MRZ	MRZ/HRZ	Residentia l Suburban	Partially accept	Majority of area between Heaton Street and Blighs Road is proposed MRZ. The area between Watford and Papanui Road is located adjacent to the TCZ and zoned HRZ in accordance with Policy 3 NPS-UD.

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885	Peter Dyhrberg			885.1	Seek Amendment	[That] the areas of the city north of Armagh Street and between Fitzgerald Avenue to the East and Madras Street to the West ..be zoned as a Medium Density Residential [instead of] High Density Residential.		MRZ	HRZ	RCC	Reject	Council is required to give effect to s77G of the Act and apply Policy 3 of the NPS-UD. The length of Armagh Street between Madras Street and Fitzgerald Avenue is located within the walkable catchment of the City Centre Zone. Greater intensification within areas close to the central city supports a well-functioning urban environment (Policy 1, NPS-UD) and responds to the nature and scale of the City Centre.