

PC14 Reply - INFORMATION REQUESTED ON RESIDENTIAL CHARACTER AREAS AND RESIDENTIAL HERITAGE AREAS – 7 NOVEMBER 2023 (*Minor Revisions 13 November 2023 & 17 May 2024*)

Summary of Residential Character Areas

ODP Ref #	PC14 Name Character Area	Existing Zone	Relationship with RHA	No. properties as notified	Heritage Items?	Change in spatial extent between ODP & PC14 as notified	Surrounding Zone as notified	S42A Recommendation
CA1	Esplanade	Residential Suburban Density Transition				Removed		
CA2	Clifton	Residential Hills				Removed		
CA3	Cashmere	Residential Hills	Most (but not all) of RHA within RCA. <i>Refer proposed Appendix 9.3.7.9.7</i>	237	4	Reduced (moderate)	MRZ	
CA4	Beckenham	Residential Suburban		877	1	Existing Reduced (moderate), but Tennyson Street frontage added	MRZ	
CA5	Tainui	Residential Suburban		72	-	Reduced (minor)	MRZ	
CA6	Piko	Residential Suburban Density Transition	All within RHA. <i>Refer proposed Appendix 9.3.7.9.8</i>	54	-	Reduced (minor to moderate)	MRZ (south and west) & HRZ (north and east)	s42A Recommendation by Mr Kleynbos would either increase HRZ area (800m walking catchment from Riccarton Centre); or result in MRZ and RSDT instead (if airport noise contour expanded)
CA7	Heaton	Residential Suburban	All within RHA. <i>Refer proposed Appendix 9.3.7.9.4</i>	25	3	Reduced (minor)	MRZ (west) and HRZ (east)	
CA8	Beverley	Residential Suburban Density Transition (2 sites Residential Medium Density)		25	-	None	HRZ	Remove
CA9	Ranfurly	Residential Suburban Density Transition		36	-	None	HRZ	Remove
CA10	Massey	Residential Suburban Density Transition		32	-	None	MRZ	
CA11	Malvern	Residential Suburban Density Transition	Most (but not all) of area also in RHA. <i>Refer proposed Appendix 9.3.7.9.2</i>	120	-	Reduced (minor)	MRZ	
CA12	Severn	Residential Suburban (6 sites Residential Suburban Density Transition)		127	-	None	MRZ	
CA13	Francis	Residential Suburban		88	-	Reduced (minor)	MRZ	
CA14	Dudley	Residential Suburban		472	3 (clustered)	Reduced (minor)	MRZ	s42A Recommendation by Mr Kleynbos would apply to north-eastern portion. Reduce to exclude portion located within north-eastern portion of 600m walking catchment from Shirley Town Centre Zone
CA15	Englefield	Residential Medium Density	Most (but not all) of area also in RHA. <i>Refer proposed Appendix 9.3.7.9.3</i>	55	-	Reduced (moderate)	HRZ, MRZ to north east	
CA17	Lytelton	Residential Banks Peninsula	All within RHA. <i>Refer proposed Appendix 9.3.7.9.6</i>	446	49	Expanded (moderate) with some reductions (minor)	RBP	Include. Rezone to MRZ(SD) as recommended in Mr Kleynbos' s42A
	Roker	Residential Suburban Density Transition		117	-	New	MRZ	
	Ryan	Residential Suburban Density Transition		59	-	New	MRZ	
	Bewdley	Residential Suburban Density Transition		91	-	New	MRZ	
	Cashmere View	Residential Suburban		43 (s42A)(90)*	-		MRZ	s42A recommendation: Add as a new RCA. *Recommendation post hearing to expand to include Fairview St

				3039 (3086)*			
--	--	--	--	-----------------	--	--	--

## Summary of Residential Heritage Areas

Ref #	PC14 Name Residential Heritage Area	Relationship with RCA	No. properties as notified (no. residential properties in brackets)	Heritage Items?	Is there an RHA Interface Overlay? No. properties included	Surrounding Zone as notified	S42A Recommendation
HA1 - Akaroa	N/A - Akaroa not included in PC14		-	-	-	-	-
HA2	Chester Street/Dawson Street	No RCA. <i>Refer proposed Appendix 9.3.7.9.2</i>	50 (44)	3	Yes – 48. Would be 46 if CCC submission #751.45 accepted.	HRZ, 1 property RVA	Reduce RHA on NZ Fire Service property, to first 5m from Chester St, with interface area to cover the remainder of this title (i.e. to rear boundary of title on Chester St)
HA3	Church Property Trustees North St. Albans subdivision 1923	CA11 Malvern. The two areas are mostly the same but the western and eastern boundaries differ and the RHA includes Rugby Park and Malvern Park, which the RCA does not. <i>Refer proposed Appendix 9.3.7.9.3</i>	115 (113)	-	No	MRZ	-
HA4	Englefield Avonville	CA15 Englefield. The core of the two areas is the same but there are areas which are only RHA or only RCA. <i>Refer proposed Appendix 9.3.7.9.4</i>	56 (55)	1	Yes – 22. Would be 20 if CCC submission #751.45 accepted	MRZ, some HRZ eg southwest corner	-
HA5	Heaton Street	CA7 Heaton. All of it is within Heaton RHA, with the latter also including Elmwood Park. <i>Refer proposed Appendix 9.3.7.9.5</i>	28 (26)	3	Yes - 8	Mostly MRZ. Some HRZ at northwest corner.	-
HA6	Inner City West	No RCA. <i>Refer proposed Appendix 9.3.7.9.6</i>	76 (65)	11	Yes – 3. Would be 4 if Carter site added	Mostly HRZ, also SPS School, and CCZ	Remove majority of 32 Armagh St (Carter Group) from RHA. Add interface overlay to this site, if HRZ on remaining strip of RHA adjoining Gloucester St. Remove YMCA site from RHA.
HA7	Lyttleton	CA17 Lyttelton. All of RCA is within RHA, with RCA significantly smaller. <i>Refer proposed Appendix 9.3.7.9.7</i>	793	53	No	RBP as notified.	Rezone to MRZ(SD) as recommended in Mr Kleynbos' s42A
HA8	Macmillan Avenue	CA3 Cashmere. Most (but not all) of RHA is within RCA. <i>Refer proposed Appendix 9.3.7.9.8</i>	24 (21)	2	No	MRZ	-
HA9	Piko/Shand (Riccarton Block) State Housing	CA6 Piko. All within and smaller than RHA. RHA includes three parks which the RCA does not. <i>Refer proposed Appendix 9.3.7.9.9</i>	104 (100)	-	Yes – 16. Would be 14 if CCC submission #751.45 accepted, However if airport noise contour expanded, there would be no HRZ in this area, and therefore no need for an interface.	MRZ (south and west) & HRZ (north and east).	s42A Recommendation by Mr Kleynbos would either increase HRZ area (800m walking catchment from Riccarton Centre); or result in MRZ and RSDT instead (if airport noise contour expanded).
HA10	RNZAF Station Wigram Staff Housing	No RCA <i>Refer proposed Appendix 9.3.7.9.10</i>	36 (34)	-	No	MRZ	-
HA11	Shelley/Forbes Street	No RCA <i>Refer proposed Appendix 9.3.7.9.11</i>	33 (33)	2	No	MRZ	-
HA12	Wayside Avenue 'Parade of Homes'	No RCA <i>Refer proposed Appendix 9.3.7.9.12</i>	32 (31)	-	No	MRZ	-
			<b>1347</b>				