

ANNEXURE 1A: AGREED AMENDMENTS TO NARRATIVE

Southeast Rangiora

Context

This area comprises approximately 57 hectares and is situated on the south-east side of the ODP provides for the integrated development of this new residential area that will yields around 600housing units over the next 10-15 years.

The development is anticipated to progress in three sequential stages from north to south as depicted on the ODP as Blocks A B and C. The new REL Road traverses Block A north of Boys Road before forming the eastern boundary of Blocks B and C.

The ODP identifies Block C as an ‘odour constrained’ area comprising a wetland area and a future light industrial zone (**LIZ**). The detailed design and layout for Stage C to be determined once details of future road alignments and level crossings in the area have been finalised. **The land has been zoned LIZ, with a PREC overlay that precludes subdivision of this land for industrial purposes prior to the completion of specified works and investigations. A separate plan change or consenting process will be required before the industrial development can proceed.**

The ODP comprises four ‘layers’ comprising a ‘blue network, green network, movement network and (resulting) land use pattern. The purpose of this methodology is to provide an integrated approach to managing the natural environment that maximises the opportunities to protect and enhance natural environmental features and integrate these into the built environment.