

Supplementary

**Queenstown Lakes District Council Proposed Stage 2 District Plan Change for
the Proposed Wakatipu Basin Lifestyle Precinct**

**Presentation of Supplementary Evidence in respect to Submission 2135 and the Further
Submission of David and Anthea Shepherd.**

1. MCCL support for the rezoning of the Donaldson farm arises out of commercial expediency and mutual commercial benefit and has nothing to do with what might be "right" for the land or the surrounding precinct.
2. We attach a letter of support from the owners committee declaring full support for our position concerning the Donaldson farm.
3. Many affected owners in the western precinct are very concerned at the potential development of the Donaldson farm and have expressed a desire to be identified in support of our submissions. They are listed in this separate handout along with the Owners committee letter of support noted above.
4. As with the Spruce Grove property the Donaldson farm provides the open space for Millbrook west an area which is already relatively intensely developed. Development on the Donaldson farm would erode that openness, an openness which is a key component to the general amenity upon which Millbrook west is based.
5. Whilst there is a potential and fundamental inconsistency between the notion of restricting access to the resort on the one hand and entering into a commercial arrangement that provides access on the other, the Donaldson farm like the other 'internal' holdings of Griffin and Archibald are to some extent unavoidable aberrations to the 'ideal' situation and are best managed by ensuring the access is minimised by a planning control regime that limits the number of lots available. This is best done in our opinion by the retention of the current adopted District Plan zoning rules for the Donaldson farm that would give effect to the neighbour agreement as it was intended.

Thank you

-----Original Message-----

From: Grant and Dianna Higgins <gdhigginz@gmail.com>

Sent: Friday, 13 July 2018 12:07 PM

To: shepconsults@xtra.co.nz

Subject: Your submission to QLDC's Hearing on District Plan Amendments

Dear David and Anthea,

Thank you for sending the Millbrook Owner-Members Committee a copy of your submissions on the Donaldson land adjoining Millbrook.

As you are aware, the Committee has confirmed its support for Millbrook Country Club Limited's submissions in response to claims by the owners of a number of properties adjoining or in the vicinity of Millbrook (including the Donaldson land) that they should be included in the Millbrook Resort Zone or the Wakatipu Basin Lifestyle Precinct Zone.

However we confirm our full support for your submissions, which advocate a more prescriptive approach to residential development on the Donaldson land. We consider that this approach is fully justified given the significant landscape values of that land and the potentially severe detrimental effect that over-development would have on property owners in Millbrook West, both from the point of view of visual amenity and from increased vehicular traffic through parts of Millbrook which are not well equipped to cope with it.

The Committee is more than happy for you to produce this letter of support to the Hearing Committee.

Yours sincerely

Grant Higgins

Chair, Millbrook Owner-Members Committee

Persons Supporting the Shepherd Submissions

Paul and Rachel Donovan	5 Rocky Gully Lane
Paul and Elizabeth McClintock	21 Ayrburn Ridge
Christine and David Bracy	10 McEntyres Lane
Carl Angus	5 Mica Ridge
Roy and Nina Grant	3 Mica Ridge
Geoff Breen and Frances Nichols	13 Mica Ridge
Ian and Jenny McPherson	8 Mica Ridge
Hamish Edwards	1 Ishii Lane
Raphael Yan	6 McEntyres Lane
Guy Pope-Mayell	5 McEntyres Lane
Mike Stenhouse	Ogilvie
Graham and Beryl Fabian	3 Jack Dagg Place
David and Jane Kent	2 Heenan Lane
Greg and Felicity Smale	1 Heenan Lane
Martin and Kearen McCullough	Cnr Ishii Lane / Campbell Lane
Mark Rice	5 Jack Dagg Lane
Nick and Tracey Tyler	9 Torea Lane