

## Plan Change 47: Alpha View Visitor Accommodation Sub Zone

Queenstown Lakes District Council gives public notice as of **9 October 2013** that it has accepted and is inviting submissions on the following private plan change to the District Plan: Plan Change 47: Alpha View Visitor Accommodation Sub Zone.

### The purpose of the Plan Change is:

To establish a Visitor Accommodation Sub Zone over an existing 7.3 hectare Rural General Zoned property located at 190/192 Wanaka-Luggate Highway (State Highway 84), Wanaka.

The visitor accommodation sub-zoning proposed is to enable visitor accommodation development on site as a controlled activity, with specific matters over which the Council will reserve its control, including external appearance, setback from internal boundaries, setback from roads, access, landscaping, screening of outdoor storage and parking areas, earthworks and provision of all service connections.

Plan Change 47 also seeks to introduce changes to policies, methods and exclusion of earthworks under Section 5 of the District Plan to give effect to the Visitor Accommodation Sub Zone. Amendments to Rule 14.2.4.2 Access under Section 14 of the District Plan are also proposed.

Submission forms, the full Plan Change, and the Section 32 Report are available from the following locations:

### How can I find out more about this plan change?

A full copy of the Plan Change and associated Section 32 Report can be inspected at the following locations:

- QLDC website: [www.qldc.govt.nz](http://www.qldc.govt.nz)  
– under District Plan Changes
- **Arrowtown**  
Public library: 58 Buckingham Street
- **Wanaka**  
Council offices: 47 Ardmore St Street  
Public library: Dunmore Street, Wanaka
- **Queenstown**  
Council offices: 10 Gorge Road  
Public library: 10 Gorge Road

### Making a Submission

Any person may make a submission to the proposed Plan Change. Submission forms are available from the above locations or can be downloaded from the website. The closing date for submissions is **7 November 2013**. Submissions must be in writing and sent to:

Queenstown Lakes District Council, Private Bag 50072, QUEENSTOWN Attn: Ruth Joiner  
Or email to [services@qldc.govt.nz](mailto:services@qldc.govt.nz) with Plan Change 47 in the subject line.

### What happens next?

Following the receipt of public submissions, a summary of the decisions requested will be prepared. This will then be publicly notified for further submissions. You can only make a further submission if you represent a relevant aspect of the public interest (e.g. A community association or environmental organisation) or have an interest in the plan change that is greater than the general public (e.g. the Plan Change affects your property rights).

The Council will appoint a Hearing Committee to assess the Plan Change and the submissions lodged to it, including further submissions. The Committee will hold a public hearing to enable submitters to present their submissions.

Following deliberation, a decision will be issued by the Council to withdraw, retain or modify the Plan Change. Any person who was a submitter, or lodged a further submission, and who is not satisfied with the decision reached, may appeal that decision to the Environment Court.

### Want more info?

For further information regarding this Plan Change, please call Nigel Bryce (Consultant Planner) on (03) 477 2119 and/or download a copy of the "Guide to Plan Changes in the Queenstown Lakes District" from the Council website or pick up a copy from your local Council office.

*This notice is pursuant to Clause 5 of the First Schedule to the Resource Management Act 1991.*