

**634****Change 68: Rezoning of 104 Waimea West Road, Brightwater****Decisions and Reasons****Final Decision 634.1**

C68.336.1	Batten, Garrick	Disallow
C68.336.2	Batten, Garrick	Disallow
C68.3981.1	Nelson Diocesan Trust Board	Allow
C68.3981.2	Nelson Diocesan Trust Board	Allow
C68.3981.3	Nelson Diocesan Trust Board	Allow
C68.3981.4	Nelson Diocesan Trust Board	Allow
C68.3981.5	Nelson Diocesan Trust Board	Allow
C68.4154.1	Carmody, Peter	Allow
C68.4155.1	Fraser, Chris	Disallow
C68.4156.1	Gibbs, Janice & Lyne	Disallow
C68.4157.1	McQueen, Steph & Andy	Disallow
C68.4158.1	Moorhead, John H	Disallow
C68.4163.1	de Weck, Philip	Disallow

**Plan Amendments****Topic : C68 GEN**

No Plan amendments.

**Other Action**

1. If the rezoning proposal does not succeed or the land is not gifted to DoC, the staff recommendation is to undertake STEM assessments on the trees in the balance portion of land, for potential protection through inclusion in TRMP Schedule 16.13 (Protected Trees) as part of a future plan change process.
2. Request the Engineering Dept to inspect the intersection of the right-of-way entrance at Waimea West Road and consider any safety matters arising.

**Reasons**

The primary reasons for the recommendation to retain the rezoning as proposed is that:

- The property is privately owned land.
- A revocation of the declaration of the land as 'Protected Private Land for Scenic Purposes' occurred on 10 May 2016, lifted associated restrictions imposed under the Reserves Act 1977.
- The Conservation Zone is not the most appropriate zone for privately owned land that has no other encumbrances. Rural 1 Deferred Residential Zone is the most appropriate and efficient zone for the property, given its location.
- Two thirds of the land title are to remain Conservation Zone and be essentially gifted to the Conservation estate for community benefit.