

**IN THE MATTER** of the Canterbury Earthquake  
(Christchurch Replacement  
District Plan) Order 2014 and  
Resource Management Act  
1991

**AND**

**IN THE MATTER** of Directions pursuant to cl 7(d)  
of Schedule 3 of the Order

**SPECIFIC RELIEF – HORNBY CONSORTIUM LIMITED (958)**

1. This memorandum is provided in accordance with the directions of the Independent Hearing Panel dated 3 December 2014, requiring submitters to provide further information in the form of identifying specific relief.
2. Hornby Consortium Limited's submission relates to the land on the southern side of Halswell Junction Road and adjacent to Columbia Avenue, Hornby, comprising a total area of approximately 2.53ha.
3. The notified proposal is to zone the land Industrial Heavy. Hornby Consortium Limited's submission sought that the land be zoned Industrial General, with more liberal provision for offices, retail, commercial services, and yard based suppliers.
4. To clarify the specific relief sought, Hornby Consortium Limited seeks that the land be zoned Industrial General and that specific to the land identified in the submission, the provisions of the zone particularly provide for the following:
  - (a) Permitted activities
    - (i) P1 Industrial Activity, P2 Warehousing and Distribution Activities, P3 High Technology Industrial Activity – delete activity specific standards which restrict the display of goods or showrooms to a gross floor area or % of buildings.
    - (ii) P6 Ancillary Retail Activity, P9 Ancillary Office Activity – delete activity specific standards which restrict these activities to a gross floor area or % of buildings.
    - (iii) Include Trade Supplier, Yard-based Supplier and Second-hand Goods Outlet as permitted activities with no activity specific standards.
  - (b) Restricted discretionary activities
    - (i) Include Commercial Services as a restricted discretionary activity, and remove from discretionary activity list.
5. Paragraph 4 sets out the specific amendments sought by Hornby Consortium Limited, however there may be other consequential amendments required to arising from those changes, or alternative amendments available to achieve the outcome

sought. Hornby Consortium Limited seeks such further, other or consequential relief necessary to give effect to the amendments sought above.



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M Christensen / S Eveleigh  
On behalf of  
**Hornby Consortium Limited**

19 December 2014