

BEFORE THE INDEPENDENT HEARINGS PANEL

UNDER the Resource Management Act
1991 and the Canterbury
Earthquake (Christchurch
Replacement District Plan)
Order 2014

AND

IN THE MATTER of the Proposed Christchurch
Replacement District Plan –
Specific Purpose Zone Chapter

SUBMITTER Holistic Education Trust

(Submitter 2127)

MEMORANDUM SEEKING LEAVE TO BE EXCUSED

30 October 2015

ASTON CONSULTANTS
Resource Management & Planning
CHRISTCHURCH
Planner: Fiona Aston

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May it please the Panel:

- 1.1 Holistic Education Trust ('HET') lodged a submission (2127) which included a request that the southern half (4 ha) of the Site (8ha) on the corner of Quaifes Road and Murphys Road, south west Halswell, legally described as Lot 2 DP 33729, be zoned Specific Purpose School.
- 1.2 The HET purchased the Site in November 2008 for the purpose of establishing a moderate sized school (anticipated roll around 400 students) for all age groups from pre-schoolers to seniors based on a 'holistic education' philosophy. The Site was chosen after an extensive search, and in close consultation with Council staff in order to ensure it met District and Regional planning requirements. Only 4 ha of the 8 ha site is required for the school. This will be the southwest portion. The balance 4 ha will be developed for residential purposes, proceeds from which will used to help fund the school building programme. A preliminary development concept plan for the school and balance residential land is included with the HET submission.
- 1.3 There is an urgent need for the Submitter to obtain the necessary approvals to be able to commence development of the proposed school. The current HET school (Sevenoaks) is a primary school only and operates on a temporary basis from a site at Waltham (Hassals Lane) formerly used by CPIT (Christchurch Polytechnic) for horticultural educational purposes. The lease with CPIT has expired and the Trust now operate on a month by month lease arrangement.
- 1.4 The Site is within the area subject to the South West Halswell Outline Development Plan ('ODP'). It is zoned Residential New Neighbourhood on Stage 2 notified Planning Map 49.
- 1.5 Council Planner, Glenda Dixon, in her Evidence (6 October 2015) recommends accepting the HET submission to rezone the southern 4 ha of the Site Special Purpose School. She notes that given the land is located on the South West Halswell Outline Development Plan, that the rezoning also needs to be addressed comprehensively through the New Neighbourhood process as well. She has discussed the rezoning request with Council Planner Ms Sarah Oliver who is considering the rezonings in the New Neighbourhood Zone specific hearing, and has confirmed her agreement with the rezoning. Informal discussions are also underway between HET and its advisors and Sarah Oliver on this matter.

1.5 In the interest of maintaining an efficient process, it is respectfully requested that the Panel excuse the submitter and its planning expert from attendance at the Specific Purpose Zones hearing.



F A Aston

On behalf of Holistic Education Trust

Date: 30 October 2015