



GREAT LAKE TAUPŌ
Taupō District Council

APPLICATION FOR RESOURCE CONSENT

Section 95A Resource Management Act 1991

Taupō District Council has received the following application for resource consent.

Location: Otaketake Drive, Kinloch, legally described as Lot 202 DP 606472 contained within Record of Title 1201870
25 Kahikatea Drive, Kinloch, legally described as Lot 2 DP 514174 contained within Record of Title 797345
27 Kahikatea Drive, Kinloch, legally described as Lot 1 DP 514174 contained within Record of Title 7877571

Applicant: Seven Oaks Kinloch Limited

Application Reference: RM240388-389 & RM200118C

Details of proposed activity:

- **For subdivision consent to subdivide to create 84 residential lots, four reserves and five roads over six Stages where the residential lots will be less than the minimum and average lot sizes for the Kinloch Low Density Environment; and to construct roads and extend water and wastewater infrastructure to service the lots**
- **For land use consent to carry out earthworks cut and fill to construct roads and to shape the proposed lots in excess of the 1.5m and 0.5m vertical ground alteration limits outside and within setbacks; and for future development on the residential lots to exceed the provisions in relation to building coverage, plot ratio, and building setbacks**
- **For a change of conditions to Subdivision Consent RM200118A to remove Stage 9 from that consent and to incorporate this area into the proposed subdivision**

The application for subdivision and land use are non complying activities under Rules 4a.4.5 and 4a.2.13 of the Taupō District Plan; and the change of conditions is a discretionary activity under section 127 of the Resource Management Act 1991.

The application includes an assessment of environmental effects.

The application may be inspected on the Taupō District Council website at www.taupo.govt.nz/sevenoaks or at the office of Taupō District Council during normal office hours.

If you have any questions about the application, please contact Louise Wood, Senior Resource Consents Planner on 07 3760749 or email lwood@taupo.govt.nz.

Any person may make a submission on the application, but a person who is a trade competitor of the applicant may do so only if that person is directly affected by an effect of the activity to which the application relates that –

- (a) adversely affects the environment; and
- (b) does not relate to a trade competitor or the effects of trade competition.

- You may make a submission by sending a written submission to Taupō District Council, Private Bag 2005, Taupō Mail Centre, Taupō 3352 or
- Online at www.taupodc.govt.nz or <https://online.taupo.govt.nz/online-services/new/resource-consent-submission-form/step/1>

Submission forms are available from Taupō District Council office. Submissions must be in Form 13.

Submissions close at 5pm on **Thursday 3 April 2025**.

You must serve a copy of your submission on Seven Oaks Kinloch Ltd C/- Cheal Consultants Ltd, PO Box 165, Taupō 3351, Attention: Sarah Hunt, sarahh@cheal.co.nz as soon as reasonably practicable after serving your submission on Taupō District Council.

Julie Gardyne
Chief Executive Officer
Taupō District Council