

Resource Management Act 1991

City of Hamilton Transitional District Plan & Proposed District Plan Public Notification of Application for Resource Consent Under Section 93 of the Act.

Hamilton City Council has received an application for the following resource consent:

Name of Applicant:	Cascades Retirement Resort Ltd
Address for Service:	Wasley Knell Consultants Ltd PO Box 381 Tauranga
Location of Site:	Corner of Pembroke, Palmerston and Fow Streets
Legal Description:	Lots 7 and Part Lot 32, Lots 9,10,11, 12 DP 11512, Lot 1 DP 15575.
Total Land Area:	12 027m ²
Zoning:	Residential Zone High-Density Area (Hamilton City Proposed District Plan)
File Number:	10.2009.00020636.001 (2009/036)

Description of Application:

The applicant seeks consent to construct an additional rest home wing to the eastern end of an existing retirement complex. The existing complex was consented in 2003 for 40 retirement units, 32 serviced suites and a 38 bed resthome. The 40 unit retirement complex has not yet been completed – identified as “stage 2”.

The proposed new additional wing would be referred to as “Stage 3” of the complex and will comprise 32 beds and 5 self contained apartments. A basement parking area is also proposed to be added to the new Stage 3 building which will be accessed from Fow Street. An existing on-site car park is also proposed to be increased in size, resulting in a total of 89 on-site parking spaces.

The new (stage 3) wing is proposed to connect to the existing cascade resthome and service suite building. A new addition is also proposed to the ground floor at the northern end of the existing building. This addition will involve the removal of 3 existing bedrooms to be replaced by 4 new resthome bedrooms in a new configuration. The total number of bedrooms in this building will increase to 42.

The complete application, Assessment of Environmental Effects and original plans drawn to scale are available for inspection at the Planning Guidance Unit Office, Ground Floor, Hamilton City Council, Garden Place, during normal office hours (8.00am to 4.45pm Monday to Friday). Please contact Gulab Bilimoria, Planning Guidance Manager on 07 838 6614 if you have any questions about the application.

You may send a written submission on this application addressed to the Planning Guidance Unit, Hamilton City Council, Private Bag 3010, Hamilton 3240 (Fax 07 838 6819) to be received by 4.00pm on Wednesday, 14th October 2009. A copy of any submission must also be served on the applicant at the address for service as above. Any submission must be dated, signed, and include the following information:

- 1) Your name, postal address and telephone number and fax number (if applicable).
- 2) Details of the application in respect of which you are making the submission, including location.
- 3) Whether you support or oppose to any specific parts of the application.
- 4) Your reasons.
- 5) The decision you wish Council to make.
- 6) Whether you wish to be heard in respect of your submission.

Dated this 16th day of September 2009.

www.hamilton.co.nz

M G Redman, Chief Executive, Private Bag 3010, Hamilton



Hamilton City Council

Te kaunihera o Kirikiriroa