

**Attachment 6: Correspondence received from current owner
of the land**

The General Manager
Canterbury City Council
P.O Box 77 Campsie 2194

Canterbury
Warren Farleigh
T-22-93 A3
MAR 2013
W.F.

Allan & Aileen Wilkie
26 Oak St Lugarno 2210
26.3.2013

Re. 430 Canterbury Road, Campsie

Dear Sir,

Following an offer to purchase the above property, we the owners requested a 149 Certificate and found the land use had been re-zoned from **Business 3F (1994)** to **SP 2 Infrastructure**. (1-1-13)

Our desire to sell the property has been seriously affected due to this action, with **NO notification before or after**. This we understand is a **requirement before rezoning**. The plan shown to us at Council has 430 Canterbury Road blocked out in yellow with the adjacent roads like a Traffic island. It should be Dark Blue/ Business as per previous use.

We, the owners have not been aware of this change and hence require it to be **reversed immediately**.

On visiting the Council on the 25.3.21 at 3.30pm, to obtain more information than the cryptic advice on the 149 Certificate we were assisted by a very helpful, Urban Planner Lisa Ho who explained that the Council would now approach the Roads & Maritime Dept. to **Check/Invite** whether they wished to obtain our property for Roads.

This process will take approx. 9 months to gain a reply and hopefully a rezoning to its previous correct zoning. All of which is unacceptable. As we have a buyer wishing to purchase now.

As you would realise the error in classification this property as SP2, then compounding it by "no notification to the owners of the property and long term ratepayers of Canterbury Council then offering/inviting it to the Roads and Maritime Dept. by a process taking 9 months causing significant disruption to our planned sale with significant loss.

The Roads & Maritime Dept. have on no occasion requested that action but you have now raised and offered my property to them without our knowledge.

Andrews Real Estate, George Vourlas of Campsie has assessed the value of the property under the current 149 Certificate as land value only. The property correct value **without this administrative error would be around \$ 700,000**. We want to take advantage of this sale now at its correct value and error free zoning.

Correction of this Administrative error can be **achieved easily and quickly** to avoid any impending legal and opportunity cost losses that will ~~ensue~~. **ENSURE**.

Please advise your intended action promptly to assist our sale of this property.

Yours Faithfully

AE & AAWilkie

A.E. Wilkie