
Submission on Waimakariri District Council - Proposed District Plan

Form 5 Submission on publically notified proposal for policy statement or plan, change or variation

Clause 6 of Schedule 1, Resource Management Act 1991

To: Waimakariri District Council - Development Planning Unit

Date received: 24/11/2021

Submission Reference Number #:94

This is a submission on the following proposed plan (the **proposal**): Waimakariri District Council - Proposed District Plan

Address for service:

F [REDACTED] Rose

[REDACTED]
New Zealand

I wish to be heard: No

I am willing to present a joint case: No

Could you gain an advantage in trade competition in making this submission?

- No

Are you directly affected by an effect of the subject matter of the submission that

(a) adversely affects the environment; and

(b) does not relate to trade competition or the effects of trade competition

- Yes

Submission points

Point 94.1

Section: K - Kaiapoi

Sub-section: General

Provision: General

Sentiment: Oppose

Submission:

I strongly object to the change of the present Rural Lifestyle zoning the proposed development area presently has because:

To develop the area to the East of Sovereign Palms as residential is foolhardy due to its Orange tsunami zoning which has the expectation that it will be flooded multiple times in a persons lifetime.

High groundwater is already present in the area with significant flood risks for localised flooding events due to rainfall in addition to the tsunami threat.

Any increase in housing density will adversely affect the wildlife of the area. ECan has voiced concerns in the past that any development to the eastern side of the Kaiapoi Lakes reserve will increase the volume of nutrients seeping from residential lawns and gardens, swimming and spa pools, roads and concreted pathways which will promote algal growth in the areas lakes and waterways. Algal growth is harmful to young children and can kill animals and in the past had been responsible for significant bird and duck deaths on more than one occasion. For example, it has been reported that over 1,000 dead birds were retrieved from the area in 2019/20.

Any additional residential development will result in habitat reduction and further disconnect the Lakes Reserve for the passage of the fauna of the area from the surrounding streams, lakes and the few remaining mature trees.

Relief sought

I propose the Council retain the present Rural Lifestyle Zoning of the proposed Development Area.

Failing that the Council insist any potential development includes:

1. The retention of the few remaining mature trees along Lees Road
2. A wide nature strip/swale along the back of the existing eastern Sutherland Drive properties to enable excess stormwater to drain from these properties and retain habitat and passage for the local fauna to access. This would also accommodate stormwater runoff from any development which will no doubt require raised land levels to mitigate the orange Tsunami zoning.
3. Any further development be of a low density to maintain the quality of life of existing residents and wildlife, ie large lifestyle sections which will retain the existing rural nature of area.