

DISTRICT PLAN REVIEW

Proposed Waimakariri District Plan - Submission

Clause 6 of Schedule 1, Resource Management Act 1991

Submitter details

(Our preferred methods of corresponding with you are by **email** and **phone**).

Full name: _____

Email address: _____

Phone (Mobile): _____ Phone (Landline): _____

Postal Address: _____ Post Code: _____

Physical address: _____ Post Code: _____
(if different from above)

Please select one of the two options below:

I **could not** gain an advantage in trade competition through this submission (go to Submission details, you do not need to complete the rest of this section)

I **could** gain an advantage in trade competition through this submission (please complete the rest of this section before continuing to Submission details)

Please select one of the two options below:

I **am** 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 effect of trade competition.

I **am not** 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 effect of trade competition.

Submission details

The specific provisions of the proposal that my submission relates to are as follows: *(please give details)*

My submission is that: *(state in summary the Proposed Plan chapter subject and provision of your submission. Clearly indicate whether you support or oppose the specific provisions or wish to have amendments made, giving reasons) (please include additional pages as necessary)*

I/we have included: _____ additional pages

I/we seek the following decision from the Waimakariri District Council: *(give precise details, use additional pages if required)*

Submission at the Hearing

I/we wish to speak in support of my/our submission

I/we do not wish to speak in support of my/our submission

If others make a similar further submission, I/we will consider presenting a joint case with them at the hearing

Signature

Of submitters or person authorised to sign on behalf of submitter(s)

Signature _____

Date _____

(If you are making your submission electronically, a signature is not required)

Important Information

1. The Council must receive this submission before the closing date and time for submissions.
2. Please note that submissions are public. Your name and submission will be included in papers that are available to the media and public. Your submission will only be used for the purpose of the District Plan review process.
3. Only those submitters who indicate they wish to speak at the hearing will be emailed a copy of the planning officers report (please ensure you include an email address on this submission form).

If you are a person who could gain an advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991.

Please note that your submission (or part of your submission) may be struck out if the authority is satisfied that at least 1 of the following applies to the submission (or part of the submission):

- It is frivolous or vexatious
- It discloses no reasonable or relevant case
- It would be an abuse of the hearing process to allow the submission (or the part) to be taken further
- It contains offensive language
- It is supported only by material that purports to be independent expert evidence, but has been prepared by a person who is not independent or who does not have sufficient specialised knowledge or skill to give expert advice on the matter.

Send your submission to: Proposed District Plan Submission
Waimakariri District Council
Private Bag 1005, Rangiora 7440

Email to: developmentplanning@wmk.govt.nz

Phone: 0800 965 468 (0800WMKGOV)

You can also deliver this submission form to one our service centres:

Rangiora Service Centre: 215 High Street, Rangiora

Kaiapoi Service Centre: Ruataniwha Kaiapoi Civic Centre, 176 Williams Street, Kaiapoi

Oxford Service Centre: 34 Main Street, Oxford

Submissions close 5pm, Friday 26 November 2021

Please refer to the Council website waimakariri.govt.nz for further updates

Special Purpose Zone – SPZ (KN) – R24

I oppose unless there are amendments made.

Amendment is that all landowners in the SPZ (KN) can also build a house to live in as of right.

Māori descendants had an opportunity to build a house on their land, some chose to, others chose not to and some of the direct decedents of the original grantees of the land legally sold their land to anyone who paid the asking price.

Therefore, I feel non-Māori landowner should not be disadvantaged, by not being able to build a house on their small block of land. Both are hardworking with similar hopes and aspirations for their family.

There should not be two rules, one for Māori descendants, and one for non-Māori landowners who have paid their rates all these years and now they are going to be treated differently.

Most of these rural blocks in the Māori Reserve 873 are in their original title smaller than 4H and so cannot be build on as of right. There should be equal rights for all landowners.

What you are proposing will change the character of Tuahiwi and it will appear fragmented but if you include all rural properties .

The majority of the productive land in the area (growing barley) is Māori land that is leased, once the lease is finished the Māori dependents will take it back and build their 7 houses.

It will make the Māori land more valuable as can build 7 houses put them on 7 titles and sell to anyone in the future as decedents can do whatever they want and the bare land that they sold previously to other owners will reduce in value as they are not able to build a house, their small size makes it impossible to develop with limited uses unless can build and live with their family – how is this fair.

By including all land owners being able to build as of right there will be more people that will enable the local schools, activities, businesses etc. make investment and keep improving. The infrastructure could be extended and improved through more people living on their land (be more cost efficient) Māori and non-Māori.

The existing Marae complex in the Tuahiwi village can accommodate the extra activities and I don't think there needs to be any more Maraes built in the area.

When building a residence all council rules will need to be followed e.g., water, sewer, storm water disposal etc pay connection costs for each dwelling whether one or seven, as each one will put more demand on the services.

District Council is responsible for ensuring everyone is safe on their private property, with more people in the area (coming and going driving around visiting) these small rural blocks need to have someone living full time on their property for safety of their stock and property.