

Plan Change 40, “Come live the dream in Upper Hutt” ‘you have got to be joking’

Upper Hutt City has the third largest land area of any city in NZ, with one of the smallest populations, only 3% of Upper Hutt's land area is zoned residential, we do not need to put a large housing development in an Industrial area on contaminated land.

Upper Hutt has vast amounts of suitable, uncontaminated land available for residential development, but this council won't release this land.

52,000 hectares of land and this is where our council decides to put a large housing development

This plan change is all about money, hundreds of millions and now the same developer owns even more land in close proximity.

This has never been about protecting the health of 800 unsuspecting families, UHCC planners and WDL have been trying to push this plan change through as quick as possible, and they will only release information they have on Wallaceville on a need to know bases.

It's bad enough that the residents of Upper Hutt have been lied to for over 70 years, about the use radioactive materials in this city, and now they want to build houses on top of it.,

That it self is a good enough reason, as to why this development should never happen.

UHCC planners are prepared to turn a blind eye to the obvious contamination on this land, and are in breach of their responsibilities for human health.

This proposed housing development is premeditated murder, it's usually after the subdivision is completed, or when residents start dieing prematurely from cancer, or children are born with deformities, they than informed the land owners, their land is contaminated.

The developer does not have the right to play Russian roulette with lives of 800 families.

Wallaceville Animal Research Center [WARC]

**Significant** WARC was NZ only Animal Diagnostic and Infectious disease research facility up until 1960, and that makes it, the most dangerous land not only in Upper Hutt but NZ

And they experimented on Horses, Cattle, Sheep and Pigs, not rats  
[Ref Tenquest page 111]

This is also an industrial area of Upper Hutt , and this has been confirmed by the environment court, and the UHCC as industrial in 2015 { Ref: UHCC news}

So what's changed, a different owner and now we can change the rules, just for him, this Plan Change was dependent on "plan change 39 Alexander Road" been approved and it was rejected by the environment court. So what's going on ?

This proposed development is "sandwiched" between the new 64million dollar Infectious Disease Center and Trentham Race Course

The Infectious Disease Center, its still there, and so are the diseases including, Anthrax, they say this new building safe, but nothing is 100% safe and its extremely dangerous to have a large housing development in close proximity.

**ENGEO & Golders Associates**, don't want people to know the true history of this land because it will put a end to this development.

"They have no facts and have made "assumptions," and are all based around information obtained from Tenquest Book and two former employees

Allen Heath and Dave Cole are their scapegoats

Allen Heath and Dave Cole started working at Wallaceville in 1965, this was at a time when work at WARC had been scaled down and it had become more of a reference lab, he has no knowledge on WARC prior to 1965 and everything he refers to is from Tenquest Book

**Ref: Heritage Assessment report}**

Tenquest book, an anecdotal history of WARC [ heavily censored by MAF] based on personal accounts rather than facts or research.

I am not disputing what happen at WARC after 1965

ENGEO & Golders are saying prior to 1960 WARC was just growing grass and breeding sheep and only zoonotic disease was bovine tuberculous, and there is nothing buried on this land prior to 1960

It's naïve and irresponsible, to suggest that there is no other toxic waste or animals buried on this site prior to 1960, if they had that much waste at time when WARC was reference lab, there will ten times the amount toxic waste buried on this site between 1905 - 1960

WARC tested and produced millions of vaccines prior to 1960

**Ref. Tokin & Taylor remediation reports**

I can prove with documented evidence ENGEO, Golders Ass., assumptions are incorrect.

## Brief History of {WARC}

Established in 1905 more than 10,000 horses were processed at WARC for WWI many had serious injuries and illnesses such as strangles, a highly contagious disease and would have had to of been put down. Ref: {World War horses}

Again for WW2 they had many horses at WARC and because of the disease strangles, thousand of horses were put out of action {put down} all over the country Ref: {Tenquest page 75}

Strangles is highly infectious disease 50% of horses infected will die and those that survive generally are never the same many of these animals would be buried at WARC

WARC has been burying horse's on this land as far back as 1910 and so has neighbouring Trentham race coarse

**WARC Diagnostic section only**, for the first 48 years up until 1953, average number of animal specimens per year, large animals only, [not samples] figures conservative

Per year	Over 48 years
Cattle 500	Cattle 24,000
Sheep 400	Sheep 19,220
Horses 80	Horses 3,840
Pigs 130	Pigs 6,240
Dogs 100	Dogs 4,800

Ref: {Department of Agriculture }

And there was a huge increase in 1954 of over 38,000 specimens from 9000 cases

Ref: {Tenquest page 109}

Tenquest, the farm manager had problems suppling enough animals for their experiments

Tenquest [prevention was better than cure,] no animals with infectious diseases were cured, it was all about producing and testing vaccines

They also drug tested on animals many of the experiments were horrific quote by Tenquest

This is were they also produced and tested pesticides and insecticides so dangerous they are banned today organochlorine, organophosphate, organonitrogen, arsenic acids, chromium

## **Tenquest**

Organochlorine insecticides, **DDT** were banned because of research done at WARC huge stocks were collected from farmers around the country and destroyed under supervision, Tenquest quotes [and even that posed problems with pollution] The method of disposal, it was buried deep in drums, there's a big possibility that thousands of litres of DDT is buried at Wallaceville. [Ref. Tenquest page 134]

**ENGEO & Golder Associates**, say all animal carcasses would have been incinerated

**The incinerator up until 1960**, was only capable of pre cooking carcass before burial, it was "wood fuelled" and a 400 kg horse or cow, or a 600 kg draught horse would have to be cut up into pieces in order to fit into the incinerator, and it would be the equivalent of trying to cremate a whole sheep carcass on the average 3 burner gas barbecue

This incinerator was never set up or capable of handling large animals nor could it generate enough heat to incinerate animals, and diseases can live in the bones of animals. {Anthrax}

And it would of been extremely dangerous to burn radioactive carcasses and radioactive materials,

1950 they still didn't have a woodshed to keep the fire wood dry, as it was stack outside  
Ref: {Tenquest photo}

WARC was responsible for diagnosing animal diseases and to produce and test vaccines on live animals, and they produced millions of vaccines, for WARC to be able do this work they have to have the disease on site.

There were 8 separate out breaks of Anthrax in NZ between 1906 and 1951

[not one of these out breaks were mention in Tenquest book]

Ref. [Anthrax still history after all these years] and Hopkirk papers

Many of they experiments were horrific [Tenquest]

Disease Researched at Wallaceville between 1905 and 1960

**Dog Distemper**

**Contagious ecthyma**

**Fowl Pox**

**Cow Pox** [experimenting with human **small-pox** vaccines] most dangerous disease

**Black Leg**

known to man

**Black Disease****Strangles****Anthrax** deadly**Salmonella** zoonotic**Contagious Abortion** zoonotic**John's disease** linked to ~~swine~~ disease**Swine Erysipelas** deadly**Swine fever** zoonotic**Leptospirosis** zoonotic

And there were many more

Ref: {Hopkirk papers}

**Pollution on this site**

Thousands of Infected animal carcass

Radioactive waste, Cobalt 60 and many other types of radioactive substances

Vaccine pollution {serious}

Zoonotic diseases

Chemical pollution DDT

Soil and Scientific reports, waste of time and money. They did not know the history of WARC

Most were sub soil and soil tests to .1m except for around the library, if the were all put together would even equal 5 square meters, and the site is 64 hectares

None of the soil samples located any of the toxic waste sites used between 1960 and 1992 they were located through local knowledge and a old aerial "photo".

In a subdivision they remove the top layer of soil, so those soil samples are useless  
And with digging and trenching you are going to bring 55 years of toxic waste and deadly zoonotic diseases to the surface.

WARC started using radioactive materials in 1939 including cobalt 60 and they tested on live animals. {Ref Department of Agriculture 1947}

Cobalt 60 is so dangerous that anyone that comes within close proximity will die very quickly of cancer. that's the biggest fear that a person or child may uncover some unused discarded cobalt 60 or many of the other radioactive materials, cancer causing chemicals or deadly infectious disease, buried on this land

Cobalt 60 has a half life of 5.7 years but if it comes into contact with steel the steel can remain radioactive for decades

MAF has censored Tenquest book, therefore we will never know exactly what other types of radioactive materials they used

This land should be retained for commercial and industrial use only its far to dangerous for residential housing

**LIM reports** ENGEO the developer has to be completely transparent.  
Information on the Lim report every disease, chemicals

The only thing that should built on this land is a sign with a **Warning Radioactive Materials, DDT, Anthrax, Smallpox, buried here**

Council is responsible for the health

1. Council double standards this is industrial land
2. Trying to deny anthrax an other zoonotic diseases Ref: [Golders report]
3. All animal carcass were incinerated, not possible
4. Claiming no toxic waste is buried on this land between 1905 and 1960 wrong and irresponsible
5. Have now conceded radioactive materials were used at this site
6. Soil tests invalid

**The aftermath of a contaminated site, people dieing prematurely of cancer, birth deformities**