



OFFICE USE ONLY

Submission number **178**

PROPOSED PLAN CHANGE TO THE UPPER HUTT CITY COUNCIL DISTRICT PLAN
Proposed Plan Change 50 – Rural Review

The closing date for submissions is Friday, 17 November 2023, at 5pm

To Upper Hutt City Council

Submission on Proposed Plan Change 50 to the Upper Hutt City Council District Plan

Deliver to: Upper Hutt Civic Centre, 838 – 842 Fergusson Drive, Upper Hutt 5019

Post to: Planning Policy Team, Upper Hutt City Council, Private Bag 907, Upper Hutt 5140

Scan and email to: planning@uhcc.govt.nz

Details of submitter

When a person or group makes a submission or further submission on a Proposed Plan Change this is public information. By making a submission your personal details, including your name and addresses, will be made publicly available under the Resource Management Act 1991. This is because, under the Act, all submissions must be published to allow for further submission on the original submission. There are limited circumstances when your submission or your contact details can be kept confidential. If you consider you have reasons why your submission or your contact details should be kept confidential, please contact the Planning Team via email at planning@uhcc.govt.nz.

NAME OF SUBMITTER Sharyn Mitchell

POSTAL ADDRESS OF SUBMITTER CMB 42, Kaitoke, Upper Hutt

AGENT ACTING FOR SUBMITTER (IF APPLICABLE) N/A

ADDRESS FOR SERVICE (IF DIFFERENT FROM ABOVE) N/A

CONTACT TELEPHONE 04 5262069

CONTACT EMAIL Sharynmitchell68@gmail.com

I could gain an advantage in trade competition through this submission (please tick one): **yes** / **no**

Only answer this question if you ticked 'yes' above:

I am / am not (tick one) 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.

Details of submission

The specific provisions of the proposed Plan Change that my submission relates to are as follows:

My submission is related to the proposals outlined for the Kaitoke area only

USE ADDITIONAL PAPER IF NECESSARY

My submission is that:

I want to be heard for the following:-

I Support the new zoning for the rural production area – Marchant Road, Turksmas Lane, Kiwi Ranch Road

I support the increase in the 2nd dwelling size to 100m²

I DONNOT agree to the change of lot size for the Rural General zoning from 20ha to 1ha. The majority of land in this zoning in the Kaitoke area is hill side. A 1 hectre block is not large enough on some of these areas to support a safe building platform and support septic tank outflows. As most of the hill area is also bush this is a negative move as it has the potential to decrease soil support and increase the risk for land slippage due to water run off.

I support the zone change from Rural Production/General Rural to Rural Production for both 102 Marchant Road and 9 Marchant Road.

PLEASE STATE IN SUMMARY THE NATURE OF YOUR SUBMISSION. CLEARLY INDICATE WHETHER YOU SUPPORT OR OPPOSE THE SPECIFIC PROVISIONS OR WISH TO HAVE AMENDMENTS MADE, GIVING REASONS. PLEASE USE ADDITIONAL PAPER IF NECESSARY

I seek the following decision from the local authority:

To reassess the Rural General zoning and revert back to 20ha or allow discretionary sub division to 10ha in line with previously proposed drafts.

PLEASE GIVE PRECISE DETAILS AND USE ADDITIONAL PAPER IF NECESSARY

Please indicate whether you wish to be heard in support of your submission (tick appropriate box

I do wish to be heard in support of my submission.

I do not wish to be heard in support of my submission.

Please indicate whether you wish to make a joint case at the hearing if others make a similar submission (tick appropriate box

I do wish to make a joint case.

I do not wish to make a joint case.

Signature and date

Signature of person making submission or person authorised to sign on behalf of person making submission:

SIGNATURE

R. Hill

DATE

17 Nov 23