
Submission on Napier City 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: Napier City Council - Planning Unit

Date received: 13/12/2023

Submission Reference Number #:110

This is a submission on the following proposed plan (the **proposal**): Napier City Proposed District Plan

Submitter:

Amy Dove

Address for service:

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I wish to be heard: Yes

I am willing to present a joint case: Yes

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

- N/A

Submission points

Point 110.1

Section: HRZ - High Density Residential Zone

Provision: General

Sentiment: Amend

Submission:

I oppose the proposal to make Napier South and in particular Carnell Street a "high density housing" zone.

Replacing the existing 3 storey flats with 6 storeys will impact on the light on the street that is already affected by the trees that line the streets.

It will have a significant impact on privacy with the buildings overlooking those opposite them and next to them.

The increase in noise on what is a quiet residential street will be significant with an increase in residents of that size,

This is a street of character homes which is frequently visited by Art Deco tours, to erect 6 storey modern buildings will affect the aesthetic and feel of the street - significantly impacting house values.

6 storey buildings on this street will also have a horrible affect in terms of traffic and especially parking which is already a problem with Napier Intermediate on the street and parents dropping and collecting children. Parking will become even more problematic especially for residents like myself.

It will also impact safety of residents and school attenders. The street was already used as a race track by the residents and visitors of the old flats, this will only get worse with the proposed housing mean more residents, and not families.

Carnell Street is a street resided in primarily by elderly people, women on their own and young families. To put 6 storey social housing on this street will significantly impact the safety and wellbeing of the existing residents.

We have not be consulted or properly informed of either the proposal or its impacts. It very much feels like Napier City Council has tried to sneak this change through knowing full well that it will have significant impacts on the local residents and school.

I strongly oppose the proposal.

Relief sought

I request that you reverse the decision to include Carnell Street in the high density housing zone or the height at which these buildings can be built.

All residents bought their properties in full knowledge of the existing 3 storey flats, and to replace them with like for like housing - for families - would be fair and could not be objected to.

But to make such a significant change that will not only impact on the peace, parking, safety and wellbeing of the residents as well as the value of the homes they have bought is unreasonable and objectionable.