
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: 15/12/2023

Submission Reference Number #:195

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

Submitter:

Napier City Council Commercial Director

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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 195.1

Section: Planning Maps

Sentiment: Amend

Submission:

The specific provisions of the proposal this submission relates to:

Te Whanganui-a-Orotū (Ahuriri Estuary) Ecology and Stormwater Zone.

Reasons:

The AESZ - Te Whanganui-a-Orotū (Ahuriri Estuary) Ecology and Stormwater Zone is mapped to cover the full extent of the Lagoon Farm Site north of Prebensen Drive. The masterplan for the Ahuriri Regional Park has not yet been prepared. It may be that the full Site is not required to facilitate the development of the regional park and achieve the objectives of the AESZ. There may be opportunity for a part of the Site to be rezoned for alternative uses. The Council would like to reconsider the final zoning of the Site following completion of the masterplan.

Relief sought

Relief:

Consider rezoning part of the land identified as AESZ - Te Whanganui-a-Orotū (Ahuriri Estuary) Ecology and Stormwater for alternative uses following completion of the Ahuriri Regional Park Masterplan.

Point 195.2

Section: AESZ - Te Whanganui-a-Orotu (Ahuriri Estuary) Ecology and Stormwater Zone

Sub-section: Policies

Provision:

AESZ-P7: Other land uses

Avoid residential and/or industrial activities.

Relates to AESZ-O2; AESZ-O3, AESZ-O4, AESZ-O6, and AESZ-O7

Sentiment: Oppose

Submission:

Reasons:

The range of activities appropriate within the AESZ - Te Whanganui-a-Orotū (Ahuriri Estuary) Ecology and Stormwater Zone will be dependent on the outcome of the masterplanning process, with a focus on the priority objectives of stormwater management, ecological restoration, enhancement of cultural values and management of natural hazards and effects from climate change. The policy framework should acknowledge the objectives without pre-determining what activities may or may not be appropriate within this context. There may be some opportunity for other activities that do not detract from the overall direction for the Site. An "Avoid" policy predetermines the outcome of this process and should be deleted, with instead retention of the positively framed objectives and policies. It is further noted that this policy is not required to give effect to the objectives of the zone.

Relief sought

Relief:

Delete Policy AESZ-P7.