

Submission Form (Form 5)

Submission on Proposed Kaipara District Plan

Form 5: Submissions on a Publicly Notified Proposed District Plan under Clause 6 of Schedule 1 of the Resource Management Act 1991

Return your signed submission by Monday 30 June 2025 via:

Email: districtplanreview@kaipara.govt.nz (subject line: Proposed District Plan Submission)

Post: District Planning Team, Kaipara District Council, Private Bag 1001, Dargaville, 0340

In person: Kaipara District Council, 32 Hokianga Road, Dargaville; or
Kaipara District Council, 6 Molesworth Drive, Mangawhai

If you would prefer to complete your submission online, from 28 April 2025 please visit:

www.kaipara.govt.nz/kaipara-district-plan-review/proposed-district-plan

All sections of this form need to be completed for your submission to be accepted. Your submission will be checked for completeness, and you may be contacted to fill in any missing information.

Full name: Susan Wendy Curtis

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Organisation:

(*the organisation that this submission is made on behalf of)

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Postcode: 0374

Address for service: name, email and postal address (if different from above):

Trade Competition

Pursuant to Schedule 1 of the Resource Management Act 1991, a person who could gain an advantage in trade competition through the submission may make a submission only if directly affected by an effect of the proposed policy statement or plan that:

- a) adversely affects the environment; and
- b) does not relate to trade competition or the effects of trade competition.

Please tick the sentence that applies to you:



I could not gain an advantage in trade competition through this submission; or



I **could** gain an advantage in trade competition through this submission.

If you have ticked this box please select one of the following:



I am directly affected by an effect of the subject matter of the submission



I **am not** directly affected by an effect of the subject matter of the submission

Sue Curtis

Signature:

Date: 6/29/25

(Signature of person making submission or person authorised to sign on behalf of person making the submission.)

Please note: all information contained in a submission under the Resource Management Act 1991, including names and addresses for service, becomes public information.



I **do not** wish to be heard in support of my submission; or



I do wish to be heard in support of my submission; and if so,



I would be prepared to consider presenting my submission in a joint case with others making a similar submission at any hearing

(1) The specific provisions of the Proposed Plan that my submission relates to are:		(2) My submission is that: <i>(include whether you support or oppose the specific provisions or wish to have them amended and the reasons for your views)</i>		(3) I seek the following decisions from Kaipara District Council. <i>(Please give precise details for each provision. The more specific you can be the easier it will be for the Council to understand your concerns.)</i>
Chapter/Appendix/ Schedule/Maps	objective/policy/rule/ standard/overlay	Oppose/support (in part or full)	Reasons	
Proposed Kaipara District Plan - Proposed Zoning - Dargaville	Beach Road, Dargaville -General Rural or Rural Lifestyle or Light Industrial?	Clarificaton	The properties at the start of Beach Road are identified as Light Industrial Zone, however, there are properties further along Beach Road, currently marked Rural General Zone which are currently supporting light industrial businesses. This same area also supports properties used for rural and rural lifestyle uses. I have been able to identify 54 properties along Beach Road through the Rates Property Search function on the KDC website. Four properties have a property area of over 10 hectares in area with the largest property being 20.5404 ha., 3 are recorded as being under .1000 ha, 2 properties of 5.5910 ha and 7.7770 ha. This leaves the remaining properties - 45 - having a property area of between .1.000 ha and 5.000 ha. Should these 45 properties be zoned as Rural Lifestyle Zone or does this preclude agricultural support businesses from this zoning?	Clarificaton on the properties in Beach Road, Dargaville being zoned as Rural General
Proposed Kaipara District Plan - Proposed Zoning - Dargaville	Extend Light Industrial zoning along SH14	Support	The indication within the Trifecta Development Area Special Zoning (TSPZ-LIA) includes an area set aside for light industrial. It makes sense that the Light Industrial Zone be extended up to the Trifecta Development Area land. It is a short distance to include but allows for development to progress up to the boundary of the Trifecta Development area.	Extend the Light Industrial zone on SH14 to the Trifecta Development Area
Drought Resistant Water Supply (SD-VK-05), - Infrastructure Rules (INF R2), Infrastructure - Three Waters Infrastructure (INF-P15 -P17 and Infrastructure Rules (INF-R43)	Allow residential water tanks for non potable water uses	Support	Dargaville has experienced several years of Level 4 water restrictions and it has been identified that the stormwater runoff from the General Residential zoning areas contributes to the flood waters, not only during extreme weather events, but also during regular rainfall. If properties within the General Residential Zone were permitted to install a water catchment system, collecting rain water from the roof of the houses, which would be connected to their toilet flush system and their washing machine. This would be non potable water and not for consumption but would reduce the amount of water being used from the reticulated water supply, therefore reducing the strain on the town's water supply. This has a double effect whereby it also reduces the amount of stormwater which follows not stormwater drains and as ground runoff.	Allow residential businesses to install small/medium sized water tanks for non potable water uses.

Natural Hazard O2 and P5	Alternative route to	Support	<p>Scouring has been occurring along the Northern Wairoa River from the mouth of the Kaihu River to Mt Wesley Corner for many years. While there have been several attempts to remediate this scouring, it continues to occur and there seems to be no suggested plans to mitigate the damage should the scouring at Mt Wesley Corner be unusable. This would mean that everyone who lives south of Mt Wesley Corner, would only have access to Dargaville and further afield by driving along Ripiro Beach, which in itself is a hazardous journey for many reasons. References Natural Hazards - Objectives (NH-O2) and Natural Hazards - Policies (NH-P5).</p> <p>On the Proposed Zoning Map for Dargaville, it shows two roadways off Old Golf Course Road which are not currently constructed as public roads. It is vital that we construct at least one of these roads to allow for our community to travel from their homes south of Mt Wesley corner should erosion make the road unpassable. Without another means of access, hundreds of people would not be able to attend school, buy groceries, visit the Dargaville Medical Centre or the Dargaville Hospital or to travel further afield to Whangarei or Auckland and beyond.</p>	Plan for the roadway failure of Mt Wesley Corner by creating an alternative route from the Pouto Peninsular to Dargaville.
Our Waterways are missing from this Kaipara District Plan	Inclusion of direction for kaitiakitanga of our waterways	Support	<p>Having scanned the over 500 pages of the Proposed Kaipara District Plan and can find no reference to the canals, creeks, streams, rivers, and waterways which form the lifeblood of the District. They have many risks associated with them which I would expect to be included in the District Plan, at least in a general manner. Is there another document which sets out what can be done to mitigate the risks identified, the rules of using the resources from our streams and river, flood r Reference to the Coastal Environment appears several times throughout the document, why not Waterways Environment? Our waterways interlace with the areas which have been zoned within this Proposed Kaipara District Plan and they come under natural Environment, Historic Heritage, Urban Form and Development (SD-UFD-02 and SD-UFD-04) Tangata Whenua / Mana Whenua (SD-TW-01), Natural Hazards and Resilience (SD-NH-01), Natural Environment (SD-NE-01) There have been discussions in the past about harnessing the power of our waterways to create electricity - Renewal Electricity Generation (REG) - while worldwide waterways are used to transport people, goods, animals, etc and the Kaipara Harbour is the pleasure ground for many boaties and the commercial activities of the Kewpie Too, providing a glimpse of the heritage of the Kaipara</p>	The Kaipara District Plan includes Coastal Environment - let's include Waterways Environment which is sadly lacking are present.

			Harbour and the Northern Wairoa River - Transport (TRAN). Northland Regional Council has not shown kaitiakitanga for our rivers, streams, etc, except in the most minimal of ways. In fact, they dispute the onus is on them to care for the majority of our waterways.	
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Add further pages as required – please initial any additional pages