



Form 5

Submission on a notified proposal for Private Plan Change 83 – The Rise Limited

Clause 6 of Schedule 1, Resource Management Act 1991

Submitter details

(Please note that any fields with an asterisk () are required fields and must be completed)*

First name*

Surname*

Agent (if applicable)

Postal address*

Postcode

Contact phone

Daytime phone

Mobile phone

Email address for Submitter*

Email address for Agent (if applicable)

Please select your preferred method of contact*

By email

By post

Correspondence to*

Submitter (you)

Agent

Both

Submission on application

This is a submission on a private plan change

Please complete this form if you wish to make a submission to a current plan change that is open for submissions.

Plan change number: **PPC83**

Plan change name: **The Rise Limited**

The purpose of the plan change is to rezone an area north of Mangawhai to a Residential Zone. The key features of the plan change are:

- Rezone 56.9ha of land at Cove Road and Mangawhai Heads Road from Rural Zone to Residential Zone, including consequential amendments to the Operative Kaipara District Plan Maps;
- The creation of a Precinct over top of the Residentially Zoned land with core provisions that to protect ecological features, promote high quality urban design, provide open space and connectivity; and
- Any necessary consequential amendments to the Operative Kaipara District Plan provisions.

Trade competition and adverse effects (select one of the following options)*

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

If you ticked 'I could' above, please answer this question by selecting one option below:

I am I am not 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.

Note:

If you are a person who could gain an advantage in trade competition through making a submission on PPC83 you may only make a submission if you are directly affected by an effect of PC83 that adversely affects the environment; and does not relate to trade competition of the effect of trade completion: Clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991.

Would you like to present your submission in person at a hearing?

<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
<input type="checkbox"/>	Yes	<input type="checkbox"/>	No

If others make a similar submission, will you consider presenting a joint case with them in the hearing?

Please complete a line for every submission point, adding as many additional lines as you need.

Note: This form is intended for brief submission only, if you wish to provide us with more in-depth content, please do this on a separate page and attach it to this form when returning it to us.

The specific provisions of the proposal that my submission relates to (e.g. provision number, map)	Do you: <ul style="list-style-type: none"> Support? Oppose? 	What decision are you seeking from Council? Select which action you would like: <ul style="list-style-type: none"> Retain Amend Add Delete 	Reasons
Example: Zoning	Example: Support	Example: Retain zoning for proposal	Example: Supports the growth of Dargaville

Your signature: Date:

(A signature is not required if you make your submission by electronic means.)

Please return this submission form and any attachments **no later than 5pm Wednesday 23 August 2023** to Kaipara District Council by:

Posting to: Kaipara District Council, Private Bag 1001, Dargaville 0340

Email to: planchanges@kaipara.govt.nz or

Hand-deliver to: Kaipara District Council, 32 Hokianga Road, Dargaville or 6 Molesworth Drive, Mangawhai

PRIVACY ACT NOTE: Please note that all information provided in your submission is considered public under the Local Government Official Information and Meetings Act 1987 and may be published to progress the process for the private plan change and may be made publicly available.

The specific provisions of the proposal that my submission relates to (e.g. provision number, map)	Do you: <ul style="list-style-type: none"> Support? Oppose? 	What decision are you seeking from Council? Select which action you would like: <ul style="list-style-type: none"> Retain Amend Add Delete 	Reasons
Example: <i>Zoning</i>	Example: <i>Support</i>	Example: <i>Retain zoning for proposal</i>	Example: <i>Supports the growth of Dargaville</i>
zone change	Oppose	Keep existing zoning as it is now	The proposed zoning change, if allowed, is going to ruin the current open views of this area. New Zealand is all about 'clean green' not concrete jungle of high density housing.
High density housing	Oppose	Keep existing zoning as it is Now	Where is the stormwater going to go? Flooding has been and still is a major issue in our district. the amount of housing and roading proposed will significantly increase the flooding in and around the PPC83
High density housing	Oppose	Keep existing zoning as it is now	How is the significant increase in sewage going to be managed? When the current sewerage system is already running at capacity. Are we as ratepayers going to be 'fined' 'held hostage' again?
Zone change	Oppose	Keep existing zoning as it is now	If this PPC83 is approved can KDC guarantee existing ratepayers are not going to have increases to cover infrastructure of this 'development'?