

Online Further Submission

Further Submitters Name Ian Wolstencroft

Further Submitter Number FS218

Further Submitter #218

Wish to be heard Yes

FS qualifier a person who has an interest in the proposal that is greater than the interest the general public has (e.g. land owner, resource user)

FS qualifier reason I am a Landowner in an area that, is under the new Plan, being re-zoned Horticulture from Rural Production.

Joint presentation Yes

Attention: Mr. Ian Wolstencroft

Contact organisation

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Online further submitter? Yes

Date raw FS lodged 05/09/2023 8:15am

Further submission points

Raw FS number	Original submitter	Related Submission Point	Plan section	Provision	OS Decision Requested	SupportOppose	FS Decision requested	Reasons
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FS218.1	Kapiro Residents Association	S427.026	Planning maps	Horticulture Zone	<p>Amend zoning for clusters of existing small residential lifestyle properties from Horticulture Zone to Rural Lifestyle Zone where they meet the following criteria:</p> <ul style="list-style-type: none"> Existing small residential lifestyle property less than 2.5ha, and Without commercial agricultural/horticultural production, Part of an existing cluster of at least 8 or so residential lifestyle properties clustered around a road or access lane [inferred]. 	Oppose	Allow in part	<p>A significant cluster of sites surrounding 64 Ness Road, Waipapa (refer Goggle Earth attached) have existing residential lifestyles that do not have commercial-scale orchards or visible agricultural production. There are 20 properties surrounding 64 Ness Road, (11 on the North side: 9 South side). 30% of these are 0.1Ha-0.6Ha 20% 0.7Ha-2.0Ha: 15% 2.1Ha-2.9Ha 35% representing 7 properties are 3.0-5.0Ha.</p> <p>All the above properties are to be re-zoned Horticulture from Rural Production with only two of the 20 properties likely meeting any definition of commercial horticulture production.</p> <p>Council is required by the government to give effect to higher policy documents, but also in its role under the Local Government Act it is to enable democratic local decision making and action by and on behalf of communities, so in essence it is also required to represent the needs and wants of ratepayers and the community back to the government.</p> <p>I oppose the wholesale re-zoning of this Cluster on the basis that most properties will never be commercially horticulturally productive and yet will suffer the restrictive conditions imposed in this re-zoning.</p>
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