

Proposed District Plan submission form

Clause 6 of Schedule 1, Resource Management Act 1991

Feel free to add more pages to your submission to provide a fuller response.

Form 5: Submission on Proposed Far North District Plan

This is a submission on the Proposed District Plan for the Far North District.

Full Name:	Douglas Craig Swinbeck		
Company / Organisation Name: (if applicable)	DOUG'S OPUA BOATYARD		
Contact person (if different):	1 RICHARDSON STREET		
Full Postal Address:	OPUA 0200		
	B.O.I. Ph/Fax (09) 402 7055		
	GST No. 051-243-021		
Phone contact:	Mobile:	Home:	Work:
	021 143 7719	09 4074577	
Email (please print):	TOTALASHILL D CRAIG SWINBECK		

• **Submitter details:**

- (Please select one of the two options below)

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

If you could gain an advantage in trade competition through this submission, please complete point 3 below

3. I **am** 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 effect of trade competition

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 effect of trade competition

Note: if you are a person who could gain advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991

The specific provisions of the Plan that my submission relates to are:
(please provide details including the reference number of the specific provision you are submitting on)

REZONING OF CONSERVATION LAND
TO RURAL PRODUCTION AT WAITANGI
TREATY GROUNDS.

S185.001

Confirm your position:
(please tick relevant box)

Support

Support In-part

Oppose

My submission is:
(Include details and reasons for your position)

PLEASE SEE ATTACHED SUBMISSION
DATED 20/10/2022

I seek the following decision from the Council:

(Give precise details. If seeking amendments, how would you like to see the provision amended?)

PLEASE SEE ATTACHED SUBMISSION
DATED 20/10/2022

I wish to be heard in support of my submission

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

(Please tick relevant box)

If others make a similar submission, I will consider presenting a joint case with them at a hearing

Yes

No

Do you wish to present your submission via Microsoft Teams?

Yes

No

Signature of submitter:

(or person authorised to sign on behalf of submitter)

Date:

Deborah 20/10/2022

(A signature is not required if you are making your submission by electronic means)

Important information:

- The Council must receive this submission before the closing date and time for submissions (5pm 21 October 2022)
- Please note that submissions, including your name and contact details are treated as public documents and will be made available on council's website. Your submission will only be used for the purpose of the District Plan Review.
- Submitters who indicate they wish to speak at the hearing will be emailed a copy of the planning officers report (please ensure you include an email address on this submission form).

Send your submission to:

- **Post to:** Proposed District Plan
 - Strategic Planning and Policy, Far North District Council
 - Far North District Council,
 - Private Bag 752
 - KAIKOHE 0400
- **Email to:** pdp@fndc.govt.nz
- Or you can also deliver this submission form to any Far North District Council service centre or library, from 8am – 5pm Monday to Friday.
- **Submissions close 5pm, 21 October 2022**
- Please refer to pdp.fndc.govt.nz for further information and updates.

Please note that original documents will not be returned. Please retain copies for your file.

Note to person making submission

Please note that your submission (or part of your submission) may be struck out if the authority is satisfied that at least one of the following applies to the submission (or part of the submission):

- It is frivolous or vexatious
- It discloses no reasonable or relevant case
- It would be an abuse of the hearing process to allow the submission (or the part) to be taken further
- It contains offensive language
- It is supported only by material that purports to be independent expert evidence but has been prepared by a person who is not independent or who does not have sufficient specialised knowledge or skill to give expert advice on the matter.

20 October 2022

A SUBMISSION TO THE
PROPOSED FAR NORTH DISTRICT PLAN (PFNDP)

My name is Doug Schmuck and I am making this submission on behalf of the citizens of New Zealand in regards to their inalienable rights to access to and along the CMA.

This particularly so where marginal strips/reserves were created for this purpose in the formation of the nation in the following years after the Treaty of Waitangi or that were otherwise limited by way of extinguishments of those rights before it and/or subsequently by land alienations adjoining the foreshores of New Zealand, which in the case of the Treaty Grounds, appears not to have happened until some point after the Operative District Plan came into effect.

S185.001

With this issue in mind, I have become aware of practices and structures undertaken by the Waitangi National Trust Board that appear to not only circumvent the Deed of Trust provided by Lord Bledsloe in 1932, but the RMA and/or perhaps, the Reserves Act 1977 as well.

Then combined with the proposed changes in this new planning doctrine, makes me believe that there are grounds to bring some clarity and/or explanation of the planning reasons behind excluding one conservation area from the new designations for other similar conservation areas along the southern foreshores on the same planning maps for the Operative District Plan verses those that are proposed in the new District Plan.

Furthermore, as an interested party to the Marine and Coastal Area Act processes, the proposed changes along the foreshores of the Treaty Grounds poses a bit of a mystery as to how these matters might be addressed in the High Court.

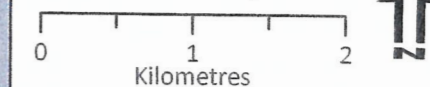
With respect then, and in respect to this submission, I am therefore opposed to any change that would in any way change the trust land of the Waitangi National Trust Board from its primary purpose of public access to and along the CMA in conjunction with its historical purposes incumbent in that national trust.

At a minimum, the land that was designated conservation in the Operative District Plan should be maintained and/or reinstated as "Natural Open Space" and/or even be extended to the treaty grounds boundary along the gulf course to the north and/or even further along the coastal margin of the gulf course to wherever that land adjoins private land.

In support of this submission I attach as exhibits 1-5 corresponding to the district plan map numbers 29 and 91 and the Cadastral overlay.

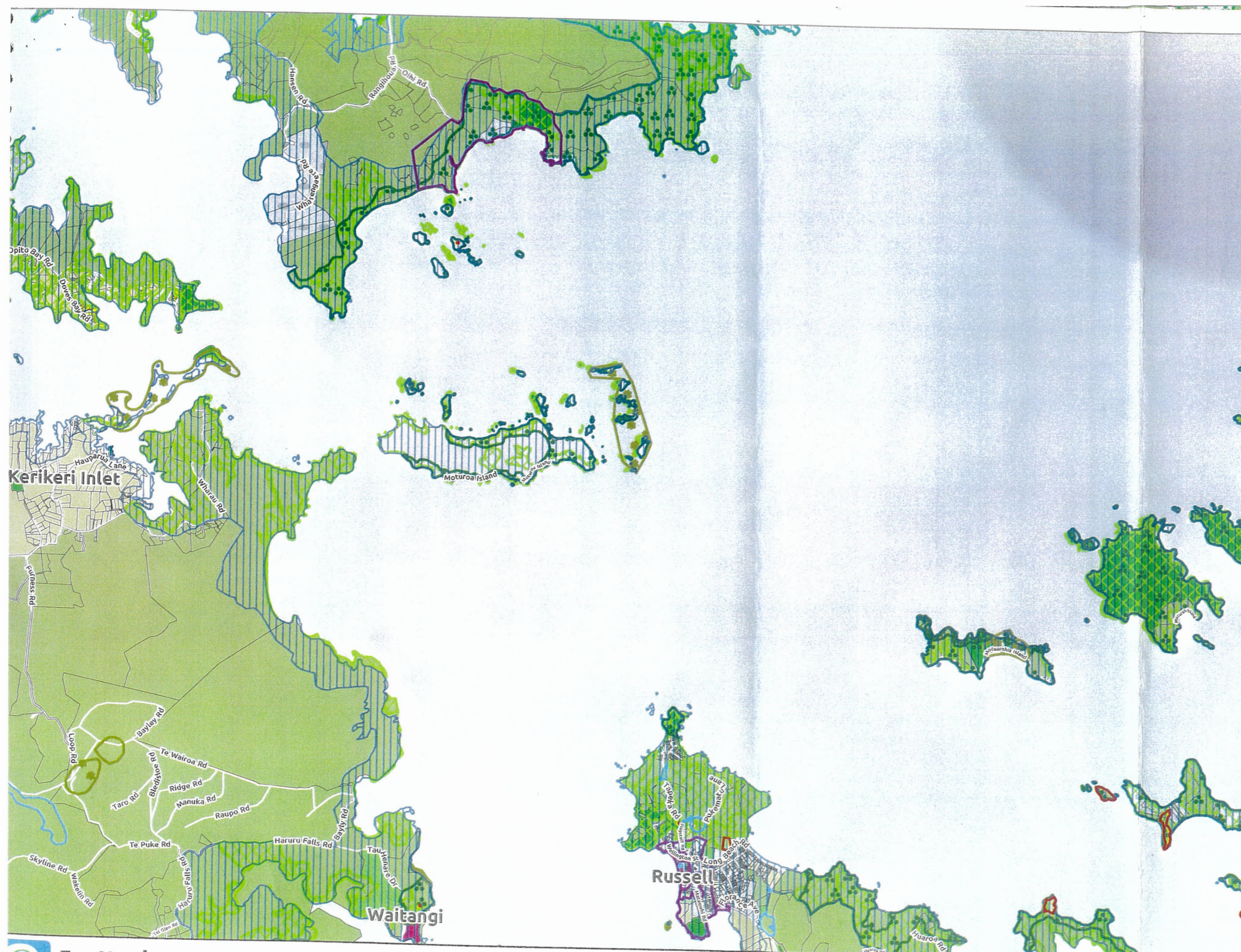
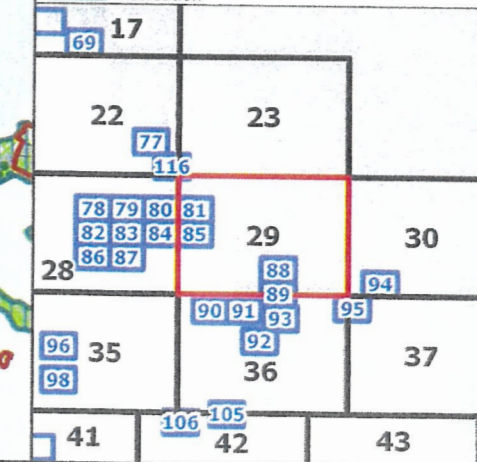
In conjunction with this submission, I wish to make reference to my earlier (PFNDP) submission dated 22/9/2022.


Douglas Craig Schmuck



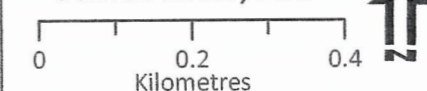
Legend

- Designation
- Heritage Area
- Sites & Areas of Significance to Māori
- Coastal Environment
- Outstanding Natural Feature
- Outstanding Natural Landscape
- Outstanding Natural Character
- High Natural Character
- Zone**
- General Residential
- Kororāreka Russell Township
- Mixed Use
- Moturoa Island
- Māori Purpose - Rural
- Māori Purpose - Urban
- Natural Open Space
- Open Space
- Rural Lifestyle
- Rural Production
- Rural Residential
- Settlement
- Sport And Active Recreation



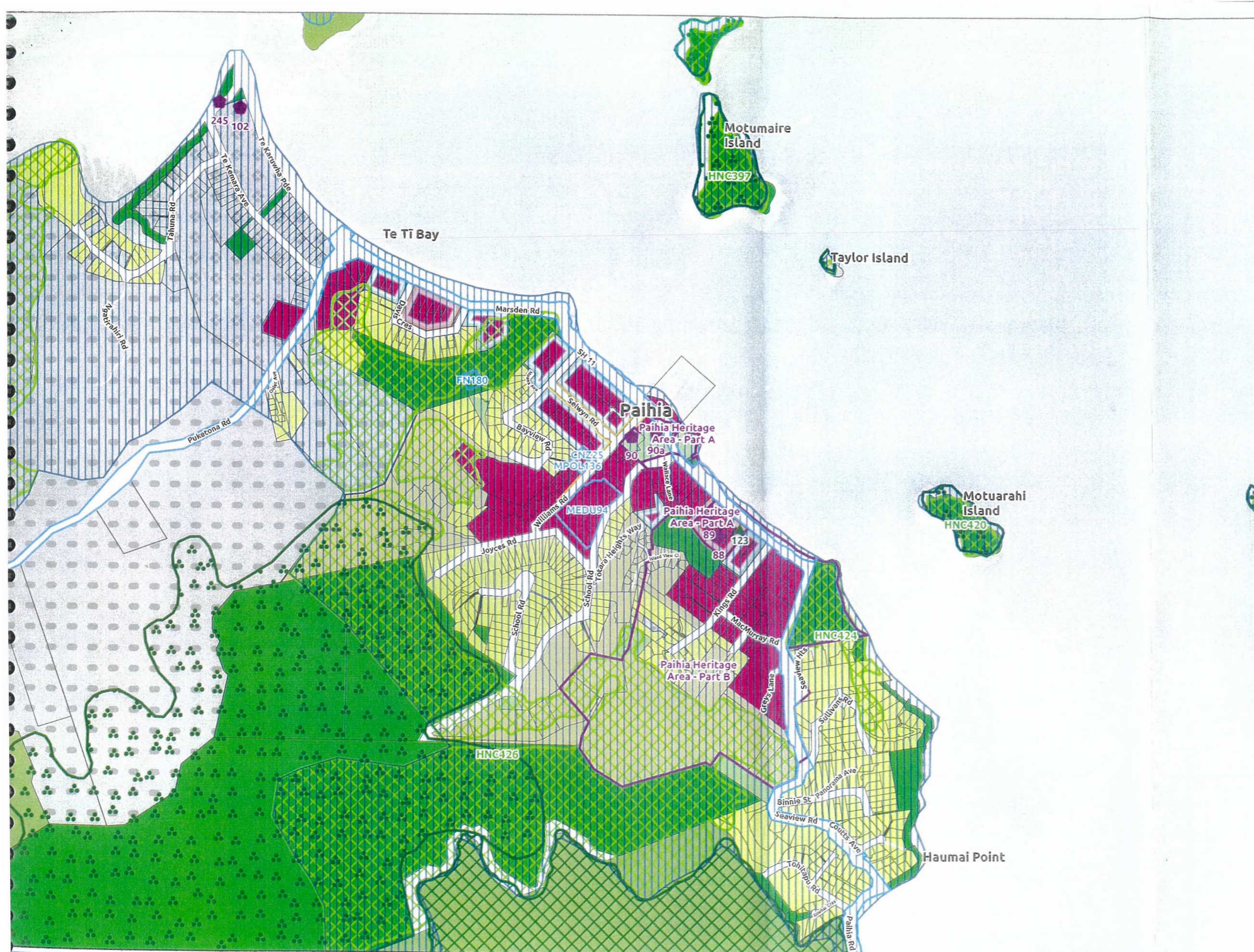
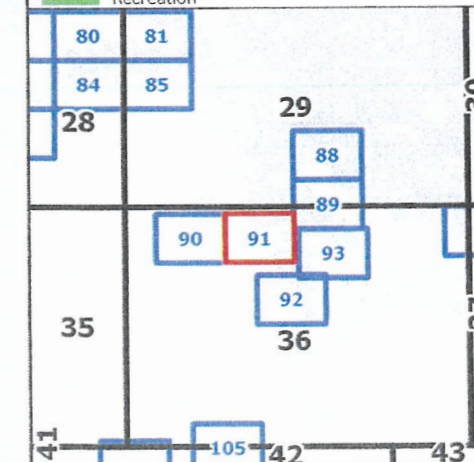
NOTE
 Roads carry the same zoning as the adjoining land. If a boundary between zones follows a road, the zone boundary is located on the centreline of the formed road, or where unformed, the centreline of the legal road.

DISCLAIMER
 Considerable care has been taken to avoid errors and omissions, and the latest information has been included in these District Plan maps. However, even with the greatest care inaccuracies may occur and therefore the Far North District Council cannot accept any responsibility for such errors and omissions.



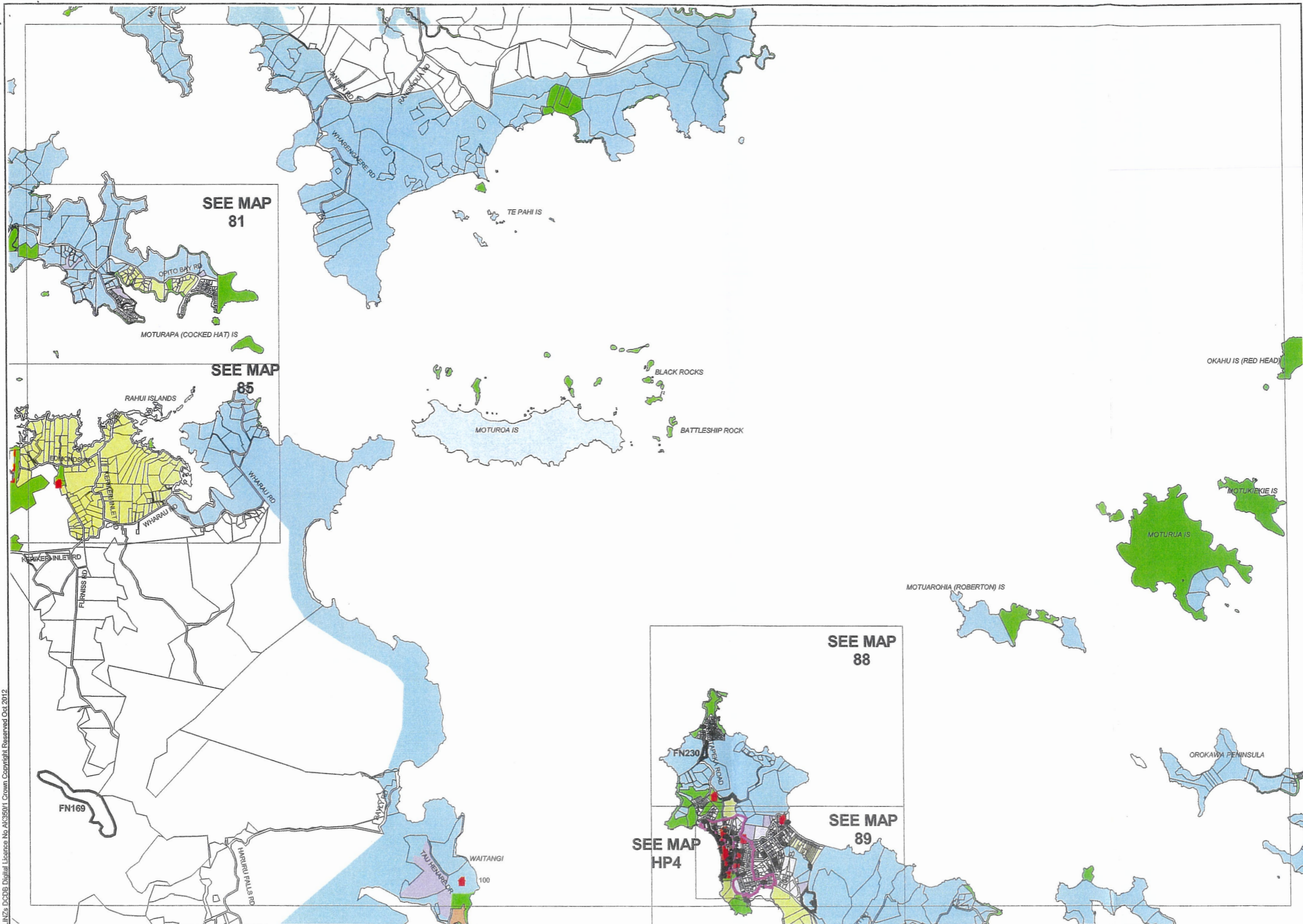
Legend

- Notable Tree
- Heritage Item
- Designation
- Heritage Area
- Pedestrian Frontage
- Coastal Environment
- Outstanding Natural Landscape
- Outstanding Natural Character
- High Natural Character
- Building Height Control
 - Area A
 - Area B
- Zone
 - General Residential
 - Mixed Use
 - Māori Purpose - Rural
 - Māori Purpose - Urban
 - Natural Open Space
 - Open Space
 - Rural Lifestyle
 - Rural Production
 - Rural Residential
 - Sport And Active Recreation



NOTE
Roads carry the same zoning as the adjoining land. If a boundary between zones follows a road, the zone boundary is located on the centreline of the formed road, or where unformed, the centreline of the legal road.

DISCLAIMER
Considerable care has been taken to avoid errors and omissions, and the latest information has been included in these District Plan maps. However, even with the greatest care inaccuracies may occur and therefore the Far North District Council cannot accept any responsibility for such errors and omissions.



SEE MAP
81

SEE MAP
85

SEE MAP
88

SEE MAP
89

SEE MAP
HP4

- Zone**
- Conservation
 - Coastal Living
 - Commercial
 - Coastal Residential
 - General Coastal
 - Lakes and Rivers
 - Moturoa Island
 - Recreational Activities
 - Rural Production
 - Russell Township
 - Road
 - Coastal Marine
 - Designations
 - Maritime Exemption Area
 - Historic Site
 - Notable Tree
 - Heritage Precinct
 - Russell Township Basin and Gateway Area

3

Note :-
Roads carry the same zoning as the adjoining land. If a boundary between zones follows a road, the zone boundary is located on the centreline of the formed road, or where unformed, the centreline of the legal road

22	23
28	29 30
35	36 37

Map Index

Map 29

LINZ's DCDB Digital Licence No A12501. Crown Copyright Reserved Oct 2012



Far North District Plan - Zone Maps



Scale 1:50,000

DISCLAIMER

Considerable care has been taken to avoid errors and omissions, and the latest information has been included in these District Plan maps. However, even with the greatest care inaccuracies may occur and therefore the Far North District Council cannot accept any responsibility for such errors and omissions.

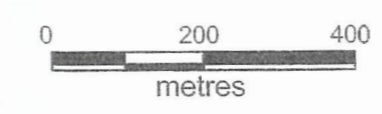
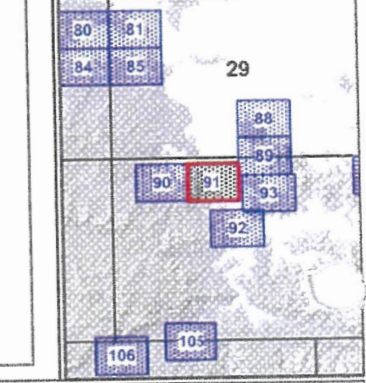
Legend

- Cemetery
- Historic Site
- Notable Tree
- Heritage Area
- Heritage Precinct
- Kerikeri Visual Buffer
- Russell Township
- Basin and Gateway Area
- Designations**
- Coopers Beschfront Estate
- Esplanade Priority
- Pedestrian Frontage
- Maritime Exemption Area
- HV Powerline
- Railway

Zone

- Carrington Estate
- Coastal Living
- Coastal Residential
- Commercial
- Conservation
- General Coastal
- Horticultural Processing
- Industrial
- Kauni Cliffs
- Lakes & Rivers
- Minerals
- Moturoa Island
- Orongo Bay Special Purpose
- Point Veronica
- Quail Ridge Country Club
- Recreational Activities
- Residential
- Rural Living
- Rural Production
- Russell Township
- South Kerikeri Inlet Zone
- Sensitive Area
- Waimate North

Map Index



Note:

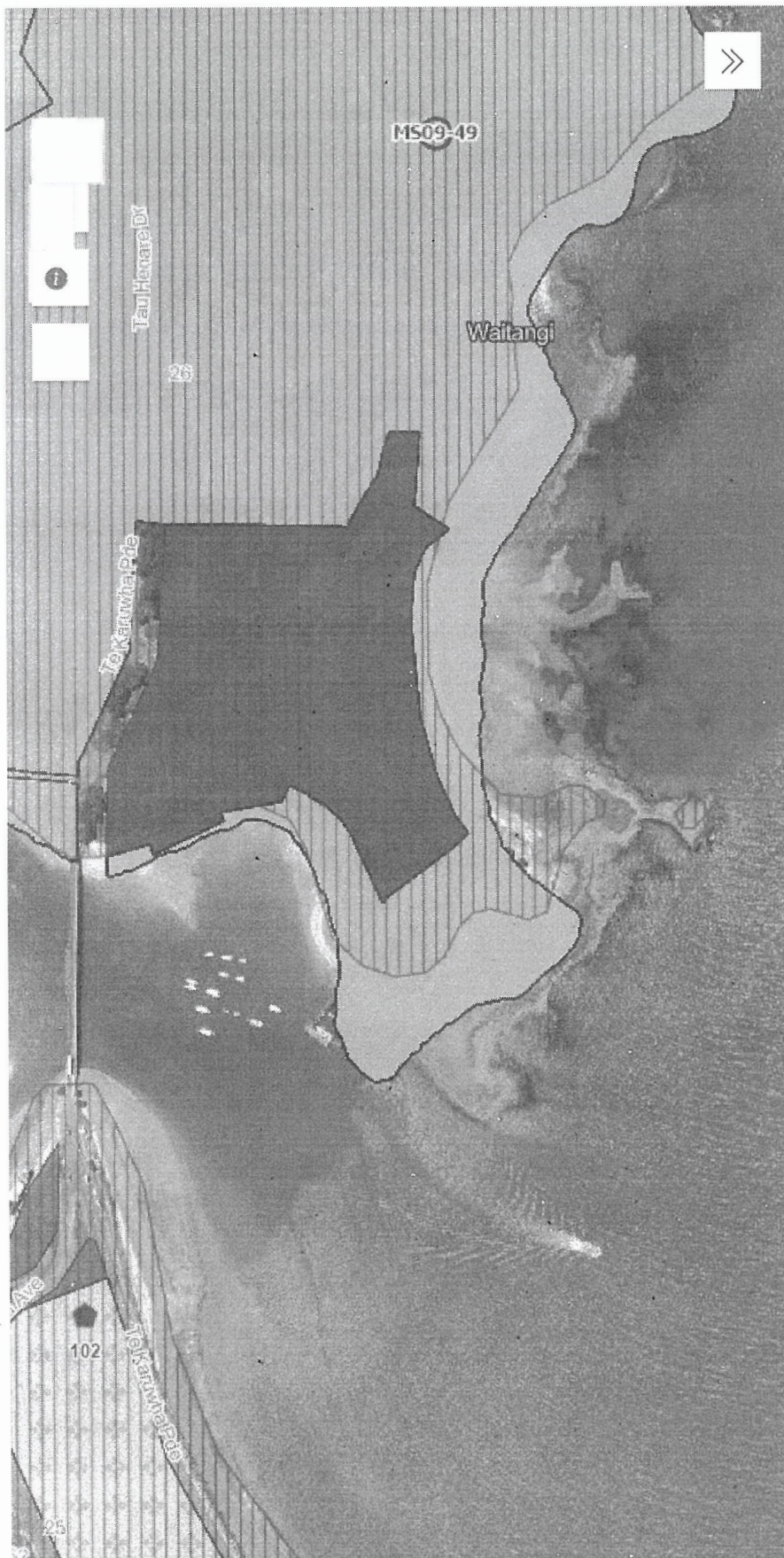
Roads carry the same zoning as the adjoining land. If a boundary between zones follows a road, the zone boundary is located on the centerline of the formed road, or where unformed, the centerline of the legal road.

DISCLAIMER

Considerable care has been taken to avoid errors and omissions, and the latest information has been included in these District Plan maps. However, even with the greatest care inaccuracies may occur and therefore the Far North District Council cannot accept any responsibility for such errors and omissions.

CADASTRAL OVERLAY
(5)

Far North Proposed District Plan



Map Tools

Legend

Property Rates (FNDC)

Zones

- Airport
 - Carrington Estate
 - General Residential
 - Heavy Industrial
 - Horticulture
 - Horticulture Processing Facilities
 - Hospital
 - Kauri Cliffs
 - Kororāreka Russell Township
 - Light Industrial
 - Mixed Use
 - Moturoa Island
 - Māori Purpose - Rural
 - Māori Purpose - Urban
 - Natural Open Space
 - Ngawha Innovation And Enterprise Park
 - Open Space
 - Orongo Bay
 - Quail Ridge
 - Rural Lifestyle
 - Rural Production
 - Rural Residential
 - Settlement
 - Sport And Active Recreation
- Zones** WAITANGI?
- Airport TRUST LANDS
 - Carrington Estate

Help

100 m