

Online submission

This is a submission that was made online via the Council's website.

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Submitter is contact	Yes
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Joint presentation	Yes
Trade competition	I could not gain an advantage in trade competition through this submission.
Directly affected	N/A
Withhold contact details?	No

Submission points

Plan section	Provision	Support/oppose	Reasons	Decision sought
Natural Hazards	Coastal Severe and Coastal Alert Overlay	Oppose	<p>We object the proposed rezoning of our land as a natural hazard area for costal inundation. Our land is flat land around 4m above sea level, 320m inland from a 7-8m sand dune, Between us and the ocean is a villa from the 1800's and our property neighbours state highway 6 which is apparently at no risk in the proposed plan.</p> <p>The zoning of our land falls under high risk because of the blanket thrown over the Hokitika to Arahura coastline, with the financial risk due to the Hokitika township affecting our rural outlook. The plan states the risk has been monetary based and the high risk is not applicable to our lot. The TTPP also states that, this, a quote form the Technical report from the Measures and Rouse NIWA report, .."There has been little long-term trend in erosion or accretion observed at Hokitika"</p> <p>The priority assessment also states that.. "There are many high value assets at risk on a very dynamic coastline. Current management practices seem to be reasonably effective at managing the erosion risk" indicating the there is no immediate or intermediate risk as the current accretion and erosion cycles are in check with each other. The technical data report shows a portion of our land is at threat of inundation whilst the land next door (which is around 1m lower than ours) is not, our land is also flat so this makes no sense and there is no logic to it.</p>	We would like the natural hazard area that is deemed to be of high risk over our land to be removed so that we can in future build dwellings on our property if we choose to.

Documents included with submission

None