

Online submission

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

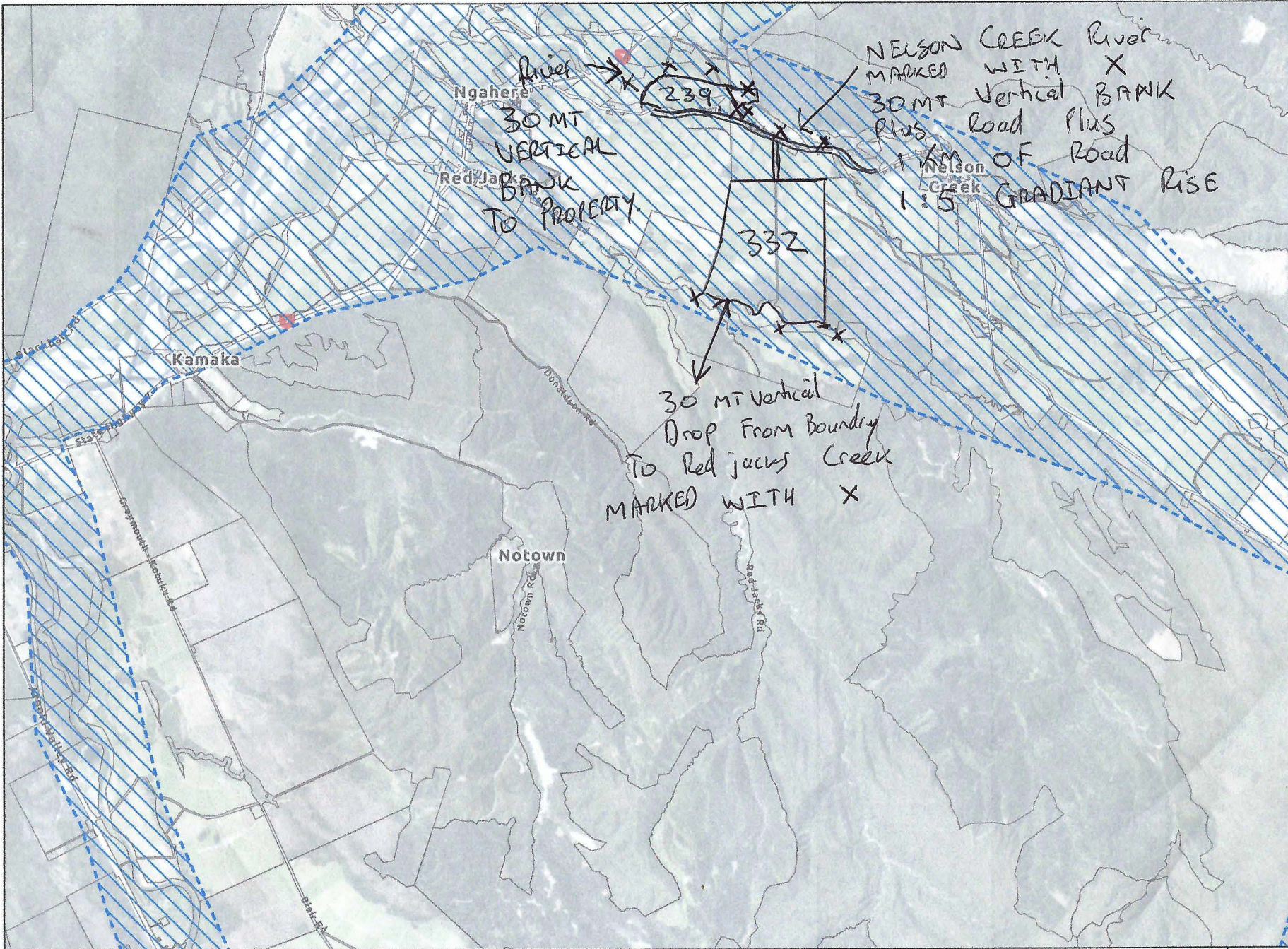
Submitter No.	S197
Submitter Name	Whittaker Ventures Ltd
Submitter Company/Group Name	Whittaker Ventures Ltd
Submitter is contact	Yes
Email	steve.fran@farmside.co.nz
Wish to be heard	No
Joint presentation	No
Trade competition	I could not gain an advantage in trade competition through this submission.
Directly affected	N/A
Withhold contact details?	No

Submission points

Plan section	Provision	Support/oppose	Reasons	Decision sought
Natural Hazards	NHR52	Oppose	<p>Our property 239 Nelson Creek Road is in map 52 being proposed in the natural hazard plan. This property is 30 mtrs vertical above the Nelson Creek and has never flooded to our knowledge. We have owned this for 17 years. We suggest thorough investigation into the landscape be performed by the regional. This classification will hinder any property sale, insurance premiums, and loan agreements on this property which is not a flood risk.</p> <p>Dairy Farm property 332 Nelson Creek Road in Map 52 is over 30mtrs vertical being a huge vertical bank above Red Jacks creek on one end of the property. On the front of the property, Nelson Creek Road end there is at least 40 mtrs vertical bank from Nelson Creek, plus Nelson Creek Road and 1km of 1:5 gradient rise thru farmland. There is no way 332 Nelson Creek would ever be subject to flooding from these areas as we are table top land.</p> <p>We totally oppose this plan and firmly suggest this is visited to understand how ridiculous this plan is for these two properties. We can supply maps or photos if need be, but a council visit is more than welcome. We need this plan to be true and correct before any plan is approved.</p> <p>This proposal will have huge consequences on our farming business, regarding, loan structures, insurance, premium and future sale and purchase agreements.</p>	<p>Totally oppose the flooding plan and require this to be abolished. Further physical inspection is warranted to prove the correct boundary. We require council consultation and visits to show correct shape of own properties or at least true and correct photos and maps, the land suggested in this map is false as this is table land, higher above river level not on riverbed. We own 2 properties on the Map 52 which have never flooded. Please see below for details.</p>

Documents included with submission

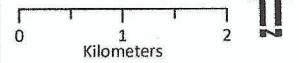
Document name	Whittaker Ventures
File	scan_202210282.png
Description	Outlining of property to creeks



52

Grey District

Scale: 1:50,000



Legend

Flood Plain

39	40	41
45	46	47
157 51	52	53
58	59	60
64	65	66

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 West Coast Regional Council cannot accept any responsibility for such errors and omissions.