

## Online submission

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

<b>Submitter No.</b>	S93
<b>Submitter Name</b>	Westdrest Limited
<b>Submitter Company/Group Name</b>	Westdrest Limited
<b>Submitter is contact</b>	Yes
<b>Email</b>	<a href="mailto:ross@rs3.co.nz">ross@rs3.co.nz</a>
<b>Wish to be heard</b>	No
<b>Joint presentation</b>	Yes
<b>Trade competition</b>	I could not gain an advantage in trade competition through this submission.
<b>Directly affected</b>	N/A
<b>Withhold contact details?</b>	No

## Submission points

Plan section	Provision	Support/oppose	Reasons	Decision sought
General Industrial Zone	General Industrial Zone	Support	<p>In respect of of industrial zoning of land in the Northern Hokitika area we would be in support of the plan including our owned land. We have been involved in light industrial business parks in Canterbury with SH profile exposure and find that demand for areas like this including the re-zoning of land to industrial on the North side of Keoghans Road would be beneficial to the area as there currently is a lack of light industrial land with excellent state highway access along with exposure for the light industrial occupants.</p> <p>We are involved in mining and construction businesses on the West Coast and have found that rural or rural residential land is best for commercial operations due to the lack of designated industrial land. Rural and rural residential should be used for rural activities and not blended into industrial businesses or operations. The rezoning of of the blocks north side of Keoghans Road and West Drive would greatly assist small to medium business that are looking for light industrial yard space along with state highway profile and good road access to help grow their businesses.</p> <p>The population growth for the Westland District has been stagnant for the past 20 years with the highest growth coming between 2002-2006. COVID has negatively impacted South Westland due to the reduced tourist volume but this will start to come back again along with an increased trend of provincial growth as the larger urban areas of New Zealand become less affordable. As a council and a province we have a duty to ensure we capture the opportunity, ensuring we have enough residential, commercial and industrial land to assist with this growth and provide for future residents and ratepayers of Westland District and the West Coast as a whole. It excites me that we can develop this deemed 'waste' land by SH6 into commercial blocks servicing small to medium business in the Westland area.</p>	We are land owners of WS3A/2 and are in support of your Industrial Zone Plan though would request that our proposed zoning of General Industrial Zone be re-zoned to Light Industrial Zone which would be the lesser industrial for our south West Drive residential neighbours.

## Documents included with submission

None