

# Te Tai o Poutini Plan Proposed Plan

# Submission form



We need your feedback. We want to hear from you on the proposed Te Tai o Poutini Plan. What do you support and what would you like changed? And why? It is just as important to understand what you like in the Proposed Plan as what you don't. Understanding everyone's perspectives is essential for developing a balanced plan.

## Your details:

First name: CAROLINE ANNE Surname: JONES

Are you submitting as an individual, or on behalf of an organisation?  Individual  Organisation

Organisation (if applicable): BP & CA JONES

Would you gain an advantage in trade competition through this submission?  Yes  No

If you **could** gain an advantage in trade competition through this submission please complete the following:

I am  /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 effects of trade competition.

Postal address: 4300 Karamea Highway RD 3  
KARAMEA 7893

Email: cb.jones@farmside.co.nz Phone: 03 7826 704

Signature: [Signature] Date: 11-11-22

## Your submission:

The specific provisions of the proposal that my submission relates to are:

- |   |  |  |
|---|--|--|
| <input type="checkbox"/> Strategic Direction            | <input type="checkbox"/> Energy Infrastructure and Transport | <input type="checkbox"/> Hazards and Risks |
| <input type="checkbox"/> Historical and Cultural Values | <input type="checkbox"/> Natural Environment Values          | <input type="checkbox"/> Subdivision       |
| <input type="checkbox"/> General District Wide Matters  | <input checked="" type="checkbox"/> Zones                    | <input type="checkbox"/> Schedules         |
| <input type="checkbox"/> Appendices                     | <input type="checkbox"/> General feedback                    |  |

All submitters have the opportunity to present their feedback to Commissioners during the hearings process. Hearings are anticipated to be held in the middle of 2023. Please indicate your preferred option below:

I wish to speak to my submission  I do not wish to speak to my submission

If others make a similar submission, would you consider presenting a joint case with them at a hearing?

Yes, I would consider presenting a joint case  No, I would not consider presenting a joint case

Public Information - all information contained in a submission under the Resource Management Act 1991, including names and addresses for service, becomes public information. The content provided in your submission form will be published to the Te Tai o Poutini Plan website and available to the public. It is your responsibility to ensure that your submission does not include any personal information that you do not want published.

I am making a submission to the TTPP on some of our farmland which has been labelled 'highly productive land'.

I want to have this classification removed as it is not accurate.

The land was originally swamp and has been developed into pasture.

It is boggy and requires careful management to avoid pugging. It cannot be heavily grazed, or grazed by heavy stock and during winter cannot have tractors driven on it, and in some places even quads or on foot is inviting getting stuck. I know this from personal experience.

Around 2007 year there was a slip in the upper reaches of Granite Creek which has raised the bed of Granite Creek by up to 1 metre. This has had the effect of also raising the water table under the pasture, exacerbating the damp underfoot problem.

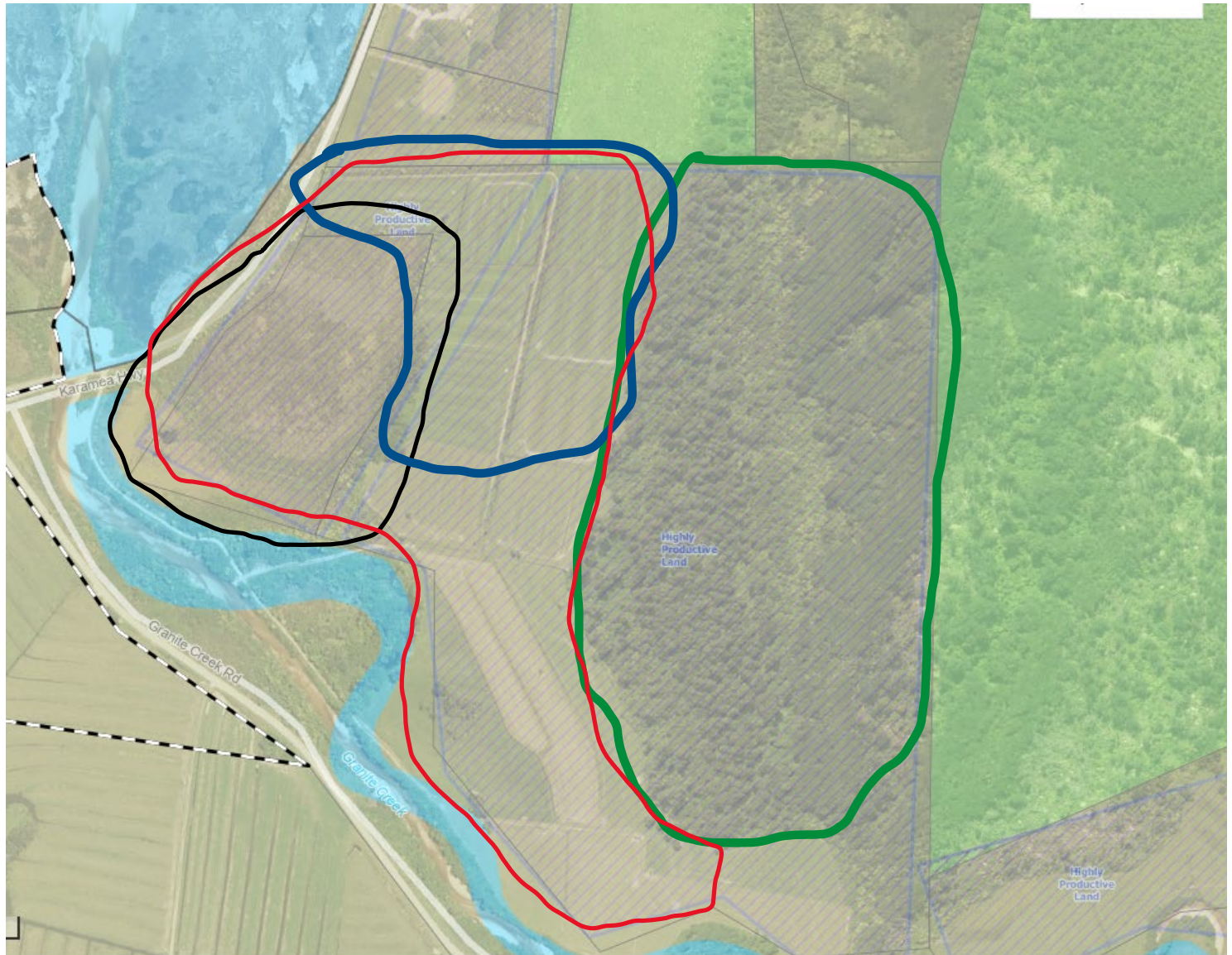
Referring to the attached map, the area outlined in green is currently native bush. It is also steep hillside. If anyone tried to farm this section of 'highly productive land' it would require clearing and cultivation. Even if this were possible, any rain on the hillside would result in the 'highly productive land' washing onto the flat area below. This land is not capable of being productive in an agricultural sense.

The area outlined in blue was inundated with salt water in tropical cyclone Fehi. It was under salt water for several days, and took a couple of months to recover to the point where it could be regressed. We did not find it highly productive at all. With the erosion of the foreshore by the Karamea River allowing the sea to have more direct access, and the sea level rise predicted with Climate Change, this land is also going to become even less productive.

All this area is subject to freshwater flooding from Granite Creek, as outlined in red. This can happen several times a winter, often to the extent that any stock we have in the block need evacuating to higher ground. As this was swamp there is not a lot of high ground available, it is only the not outlined bit at the bottom right of the map.

The land is not suitable for dairy production, and has limited use as a support block for the reasons stated above. It is not suitable for horticulture crops, as while it may be wet enough for rice growing, it is too salty.

The area outlined in black is not part of our farm, but I still suggest it should be removed from the 'highly productive land' category. It is owned by the crown and is a designated whitebait reserve. Whitebait live in water, not on land.



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I am submitting on the piece of land labelled SASM7. This is supposedly a piece of land of significance to Māori.

Our copy of the Certificate of Title Under Land Transfer states the Māori Trustee had possession of the block on the 8<sup>th</sup> day of December one thousand nine hundred and sixty-seven.

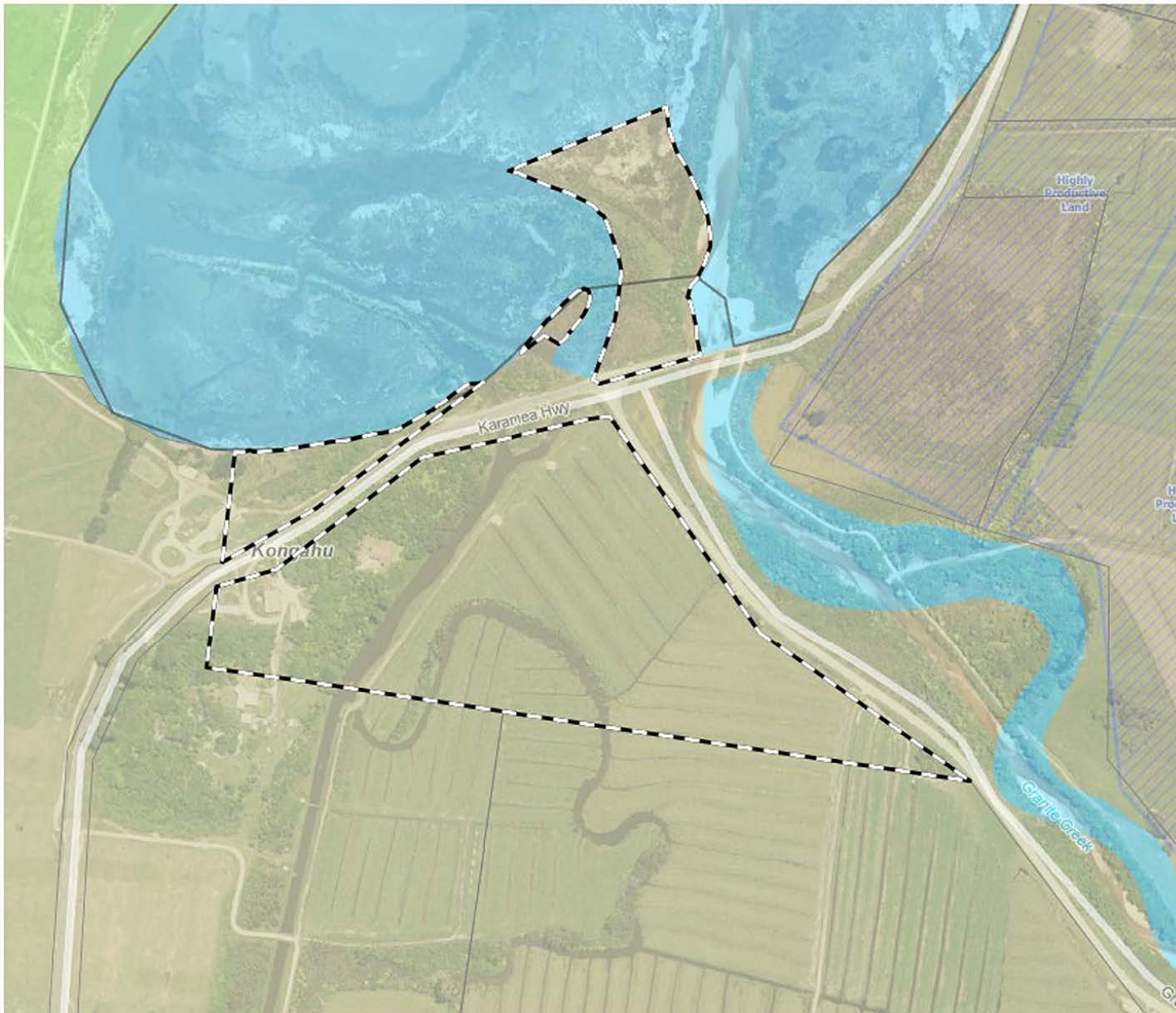
They approached the then owner of our farm and asked if he wished to purchase it.

Title was transferred to Karl Owen Jones of Karamea on 13.6.1968 at 10.36 o'clock.

Since then, no one has approached the farmers to view the land they had previously owned. No one has communicated to us that Māori still considered this block as of historical or cultural significance and asked us to take special care of it. They were aware of the use it would be put to and had no objections at the time. The Māori Trustees put no conditions on future use, or laid claims to future uses. It is an extremely scrappy title and has never been contiguous, even before the road was put through. I suspect the only reason the block has been included in the TTPP is someone took the simple way out and marked all blocks that have at some stage been owned by Māori Trustees. We are not aware of any permanent Māori settlement sites. Most of this block was never suitable for fortification or dwellings because it is either mud flat or swamp. No doubt the Māori passed through on their way down the coast, but they would have passed through a lot of land going from top to bottom of the South Island.

The title includes our main sheds, part of our farm diary, and a residence. We are willing to have the top three titles labelled as being of significance of Māori, but see no justification for the main piece of the block to be included. We should not have to go to the iwi if we wish to build another shed or dwelling on land we own, that the Māori Trustees of the time wanted to be rid of. I am aware that it has been stated Māori will not stop development, but the Māori who sold the land originally did not want to keep any control over it. How can we expect future Māori to abide by statements made today?

We are probably going to change the use of part of the area from dairy grazing to wetland. As I read things currently, this means we will have to go to the iwi and ask their permission. While I am sure this would be granted, it seems a waste of everyone's time just because Māori Trustees used to briefly officially own the area.



Land Information New Zealand, GEBCO, Community maps contributors