

**SUBMISSION ON PUBLICLY NOTIFIED PROPOSAL FOR POLICY STATEMENT OR
PLAN, CHANGE OR VARIATION**

Clause 6 of Schedule 1, Resource Management Act 1991

To Buller, Grey and Westland District Councils

Name of submitter: Ballin Family

- 1 This is a submission on the proposed Te Tai o Poutini Plan/West Coast District Plan (the **Proposed Plan**).
- 2 Ballin Family could not gain an advantage in trade competition through this submission.
- 3 Ballin Family's submission relates to Variation 2 – Coastal Hazards of the Proposed Plan.
- 4 Ballin Family seeks the following decision from the local authority:
 - 4.1 The relief as set out in **Annexure A**.
 - 4.2 Any other similar relief that would address the relief sought by Ballin Family.
 - 4.3 All necessary consequential amendments.
- 5 Ballin Family **wishes to be heard** in support of the submission.
- 6 If others make a similar submission, Ballin Family will consider presenting a joint case with them at a hearing.

Signed for and on behalf of Ballin Family by its and authorised agents Novo Group



Helen Pickles
Senior Planner
4 December 2024

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ANNEXURE A

The drafting suggested in this annexure reflects the key changes Ballin Family seeks. Consequential amendment may also be necessary to other parts of the proposed provisions.

Ballin Family proposes drafting below and seeks that this drafting, or drafting with materially similar effect, be adopted by the Council.

PLANNING MAPS

No.	Provision	Position	Submission	Relief Sought
1.	Coastal Hazard Setback Overlay (Section 18 Block I Brighton Survey District)	Oppose	<p>The submitter opposes the proposed mapping (in relation to Coastal Hazard Setback overlay) proposed for the property at 5827 State Highway 6, Coast Road, legally described as Section 18 Block I Brighton Survey District.</p> <p>The aforementioned site has been owned by the Ballin Family for 2 years. Resource consent (ref. RC220099) to establish 3 buildings, 1 x 5000L water tank and to form an access and vehicle track from the State Highway, was granted by Buller District Council on 26 May 2023. Building consent will shortly be lodged and consent RC220099 which will be given effect to within the next 6 months.</p> <p>Ballin Family oppose inclusion of Section 18 Block I Brighton Survey District within the Coastal Hazard Setback Overlay as the proposed new coastal hazard provisions are too onerous and costly to implement for land owners, and the Ballin Family seek to protect the works outlined in RC220099.</p>	<p>Delete the Coastal Hazard Setback overlay in its entirety.</p> <p>Any consequential changes that may also be required to other provisions in the proposed Plan in order to provide for the requested relief.</p>