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**SUBMISSION FORM (FORM 5)**

**PROPOSED PLAN CHANGE TO THE UPPER HUTT CITY COUNCIL  
DISTRICT PLAN: PROPOSED PLAN CHANGE 15 – FLOOD AND EROSION  
HAZARD AREAS**

To: Upper Hutt City Council

Submission on Proposed Plan Change No. 15 to the Upper Hutt City Council District Plan.

Submissions can be:

File Number: 351/12/015  
Submission Number:  
(for office use only)

Delivered to: Level 2 Reception, Civic Administration Building, 838-842 Fergusson Drive, Upper Hutt  
Posted to: Proposed Plan Change No. 15, Upper Hutt City Council, Private Bag 907, Upper Hutt  
Faxed to: (04) 528 2652  
Emailed to: askus@uhcc.govt.nz

**The closing date for submissions is Friday 9<sup>th</sup> November 2012 at 5pm**

**DETAILS OF SUBMITTER**

Name of submitter	Michael & Bev Gillespie (and others)	
Postal address of submitter	4 Beechwood Way Te Marua	
Agent acting for submitter (if applicable)		
Address for service (if different from above)		
Contact phone/fax number	Daytime Telephone: 027 526 9006	Fax:
I could gain an advantage in trade competition through this submission (Please tick one)	<b>NO</b>	<input checked="" type="checkbox"/>
	<b>YES</b>	<input type="checkbox"/>
<p><b>Only answer this question if you ticked YES:</b></p> <p>I am / am not (select one) 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.</p>		



**DETAILS OF SUBMISSION**

The specific provisions of the proposed Plan Change that my submission relates to are as follows:  
Adoption of the model "for the Mangaroa River: the extent of a 1 in 100-year (372 cumec) flood event" specifically Chapters 14 and 33.

My submission is that:

We have no faith in the flood plan because at the very first public meeting council representatives stated that they had spoken with many people yet nobody at that heavily attended meeting had been involved and given any feedback. Furthermore people who have had decades of experience in living near the river dispute the model and point out that areas it says flood simply don't and areas it says stays dry, flood. These things have been consistently said at public meetings but never been accepted by the councils involved.

The data is collected by humans, put into a model designed by humans, written by humans and managed by humans and as such has the real probability that it cannot be guaranteed to be totally accurate. Further which of the two scenarios would council favour for a new building: where a 1 in 1,000,000-year flood event that ends up 1 metre below its foundation; or 1 in 100-year flood event that ends up 1 metre above its foundation. I suspect that in all cases it would be the former and this safeguard will be built into any model as councils need to mitigate their risk.

The developer of the subdivision at Beechwood Way was given permission to develop the land into residential housing with no reference made to flood plain requirements. At the first public meeting held it was stated by council representatives that a flood plain report was sent to UHCC by the WRC in 2006 but it was not made public until 2008. When it came to light the Beechwood Way subdivision had been approved and all properties sold with that time window. We have asked verbally and in writing for an explanation for this and have never had one. Our property value will be adversely affected and we want to know why it was allowed to be built and who will compensate us for the loss of value should this plan be adopted. Furthermore at the first public meeting it was categorically stated that there were no plans to undertake any remedial work to mitigate any of the risk factors that the report raised.

*(Please state in summary the nature of your submission. Clearly indicate whether you support or oppose the specific provisions or wish to have amendments made, giving reasons. Please use additional sheets if necessary)*

I seek the following decision from the local authority:

That it does not adopt the plan based on the current model as under the model our subdivision would not now be allowed.

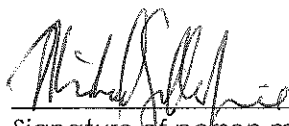
If the Council accepts the WRC model as correct we would consider it has been negligent in approving the residential development of Beechwood Way when it was in receipt of this information. Therefore we would like the local authority to accept their responsibility and decide on appropriate compensation and/or remediation works for the properties affected within the 2006-2008 window.

*(Please give precise details and use additional sheets if necessary)*

Please indicate whether you wish to be heard in support of your submission (Tick appropriate box)	I <b>do</b> wish to be heard in support of my submission	✓
	I <b>do not</b> wish to be heard in support of my submission	
Please indicate whether you wish to make a joint case at the hearing if others make a similar submission (Tick appropriate box)	I <b>do</b> wish to make a joint case	✓
	I <b>do not</b> wish to make a joint case	

(B)

SIGNATURE AND DATE



Signature of person making submission or person authorised to sign on behalf of person making submission

07 / 11 / 2012

Date

(Note: A signature is not required if you are making your submission by electronic means)

**PLEASE NOTE THAT THE INFORMATION PROVIDED IN YOUR SUBMISSION, INCLUDING YOUR CONTACT DETAILS, WILL BE AVAILABLE TO THE PUBLIC**

7/11/12

Gareth Hamill & Chelsea Hatcher  
6 Beechwood Way

