



Submission on Proposed Far North District Plan

Form 5 Submission on publically notified proposal for policy statement or plan, change or variation

Clause 6 of Schedule 1, Resource Management Act 1991

To: Far North District Council - District Planning

Date received: 30/09/2022

This is a submission on the following proposed plan (the **proposal**): Proposed Far North District Plan

Address for service:

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I wish to be heard: Yes

I am willing to present a joint case: Yes

Could you gain an advantage in trade competition in making this submission?

- No

Are you 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

- No

Submission points

Point 23.1 S35.001

Section: Planning Maps

Sentiment: Oppose

Submission:

The areas off of Kapiro Road that have been suggested to be designated as Horticulture should either remain as Rural Production or convert to Rural Residential. A lot of the sections are smaller than 1ha and already have a house on them. These

sections are unlikely to be reverted to horticultural use and are limiting the current home owners from pursuing avenues such as subdivision or additional building.

I live down [REDACTED] we are wanting to put a granny flat (<65sqm) on the property to support an elderly family member that cannot afford to live in one of the local retirement villages. As we are currently listed as Rural Production this is something that we have permission to do. Under the Horticultural Zone we are unable to have a secondary residential unit on our site.

Not enabling subdivision or extra residential units on a property is going to severely impact not only the value of the properties, but the lifestyle of those who already live within the current Rural Production zone.

Kerikeri is already an unaffordable area to buy housing in, it's comparable to Auckland but without the extra wages associated with living in a big city. This move is going to push people further outside of the Kerikeri area, requiring more people to drive into town to do school drops off/work, and the township is already struggling to handle the traffic that currently exists .

Relief sought

My suggestion is to keep the area's as Rural Production, or change them to Rural Residential (as Kerikeri demands growth close to the town) or limit what is going to be Horticultural Zone based on the size of the property (>5ha).