

**From:** [Brian Steere](#)  
**To:** [Proposed District Plan](#)  
**Subject:** Fwd: FNDC - Submission  
**Date:** Friday, 21 October 2022 2:31:39 pm  
**Attachments:** [FNDC - Submission.pdf](#)

**CAUTION:** This email originated from outside Far North District Council.

Do not click links or open attachments unless you recognise the sender and know the content is safe.

Please find attached my submission on the proposed changes to the current district plan.

I have already sent an email to Mr Greg Wilson concerning the lack of ability to file a submission online despite following all instructions on the website. I have tried several times to log-in but no luck. I have also tried to reset my password but have not been sent any link. It is disappointing as I have tried again this afternoon without luck. The paper version has taken longer and there is not enough room to put submissions. I have run out of time.

I wish to add this to section to my submission which is \*3 on page 2 of my submission:

"Point 32.4, Section: Settlement, Sub-section: Standards

Provision RSZ-S7 - Oppose

This standard is not appropriate to the Opito Bay community and imposes undue restrictions on the community. Opito Bay is a built up historic community that enjoys an amazing kiwi feel which is based around residents and holiday makers having open access to each others property. Many residents are older and having no fences or screenings adds to the safety and security of the community. By imposing 1.8m fences or screenings would destroy the community feel and the nature of Opito Bay. Residents always have the option of building a fence or can plant screenings that ensure privacy if desired.

In fact, RSZ-S7 is likely to have some undesired consequences. Many properties are South facing and shading from overgrown boundary trees can be hazardous and dangerous as these shaded areas grow moss and mould on driveways. The current district plan has enough safeguards and RSZ-S7 is not appropriate in settlements like Opito Bay.

**S508.001** I would like the council to delete clause RSZ-S7.

I wish to reserve the right to comment further on any new provision Council may introduce as a result of this submission point or any other submission point."

If you have any questions or queries on my submission or any of the above, I can be contacted on either 0273125008 or this email.

Sincerely  
Brian Steere

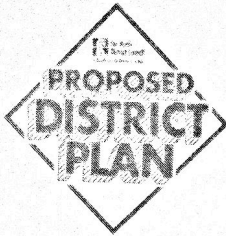
----- Forwarded message -----

From: **Brian Steere** <[briansteere69@gmail.com](mailto:briansteere69@gmail.com)>

Date: Fri, 21 Oct 2022 at 13:56

Subject: FNDC - Submission

To: Brian Steere <[briansteere69@gmail.com](mailto:briansteere69@gmail.com)>



Remember submissions close at 5pm, Friday 21 October 2022

### Proposed District Plan submission form

Clause 6 of Schedule 1, Resource Management Act 1991

Feel free to add more pages to your submission to provide a fuller response.

Form 5: Submission on Proposed Far North District Plan

TO: Far North District Council

This is a submission on the Proposed District Plan for the Far North District.

#### 1. Submitter details:

Full Name:	BRIAN FRANCIS STEERE		
Company / Organisation Name: (if applicable)			
Contact person (if different):	SAME AS ABOVE.		
Full Postal Address:	16 TIKORANGI ROAD, OPITO BAY KERIKERI 0294		
Phone contact:	Mobile: 0273125008	Home: 0273125008	Work: N/A.
Email (please print):			

#### 2. (Please select one of the two options below)

- I could not gain an advantage in trade competition through this submission  
 I could gain an advantage in trade competition through this submission

If you could gain an advantage in trade competition through this submission, please complete point 3 below

3.  I am 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 effect of trade competition

- I 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 effect of trade competition

Note: if you are a person who could gain advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991

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

(please provide details including the reference number of the specific provision you are submitting on)

Point 32.1 - Section: Planning Maps, OPPOSE:  
Opito Bay is a built-up coastal settlement with backs and permanent housing on sections that range from 1000sqm to 3000sqm+. The coastal environment overlay unduly restricts/applies rules on new constructions/alterations that are inconsistent to the existing buildings.



Confirm your position:  Support  Support In-part  Oppose  
(please tick relevant box)

My submission is:

(Include details and reasons for your position)

32.2 - Coastal Environment - OPPOSE

Like a lot of New Zealand's coastal settlements, Opito Bay has built up over time under different operative district plans. Some properties are old very small bachs. The ~~Coastal~~ Coastal Environment overlay disregards long established settlements and applies rules inconsistent with current dwellings.

I seek the following decision from the Council:

(Give precise details. If seeking amendments, how would you like to see the provision amended?)

Delete the Coastal Environment overlay from already well established coastal settlements (such as Opito Bay)  
Delete RSZ-S7 - Opito Bay has developed over time and is an open and close community. There is limited screenings between properties. This section is to the detriment of the community.

I wish to be heard in support of my submission  
 I do not wish to be heard in support of my submission  
(Please tick relevant box)

If others make a similar submission, I will consider presenting a joint case with them at a hearing  
 Yes  No

Do you wish to present your submission via Microsoft Teams?  
 Yes  No

Signature of submitter:

(or person authorised to sign on behalf of submitter)

Date: 21 | 11 | 2022

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

S508.002

Important information:

1. The Council must receive this submission before the closing date and time for submissions (5pm 21 October 2022)
2. Please note that submissions, including your name and contact details are treated as public documents and will be made available on council's website. Your submission will only be used for the purpose of the District Plan Review.
3. Submitters who indicate they wish to speak at the hearing will be emailed a copy of the planning officers report (please ensure you include an email address on this submission form).