

FORM 5

**SUBMISSION ON THE PROPOSED FAR NORTH DISTRICT PLAN
FAR NORTH DISTRICT COUNCIL**

To: Far North District Council
Private Bay 752
Kaikohe 0400

Name of Submitter: Blair and Deanne Rogers

Blair and Deanne Rogers provide this submission on the Proposed District Plan (“PDP”) for the Far North District.

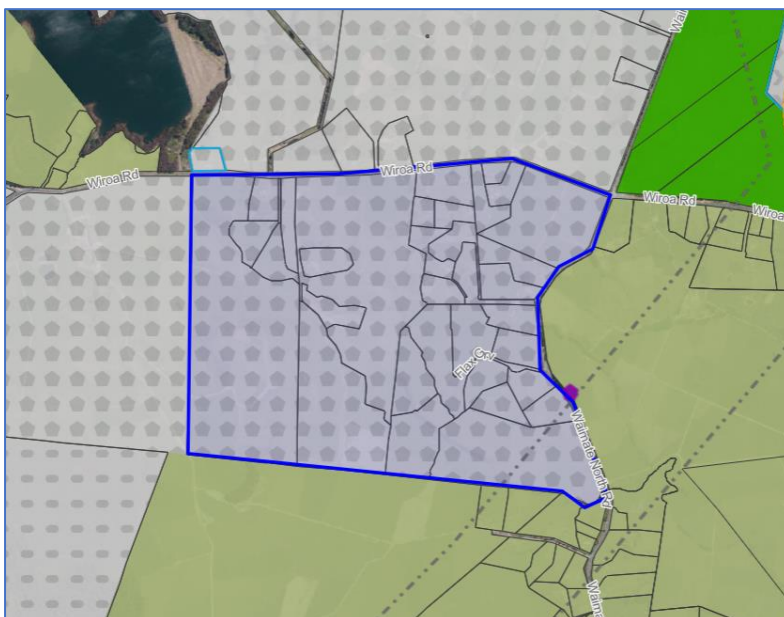
The submitter could not gain an advantage in trade competition through this submission and the submission does not raise matters that relate to trade competition or the effects of trade competition.

The Submitter seeks amendments to various objectives, policies, rules and other provisions of the PDP, as set out more specifically in this submission.

The Submitter is owner of land at 505 Waimate North Road, Kerikeri.

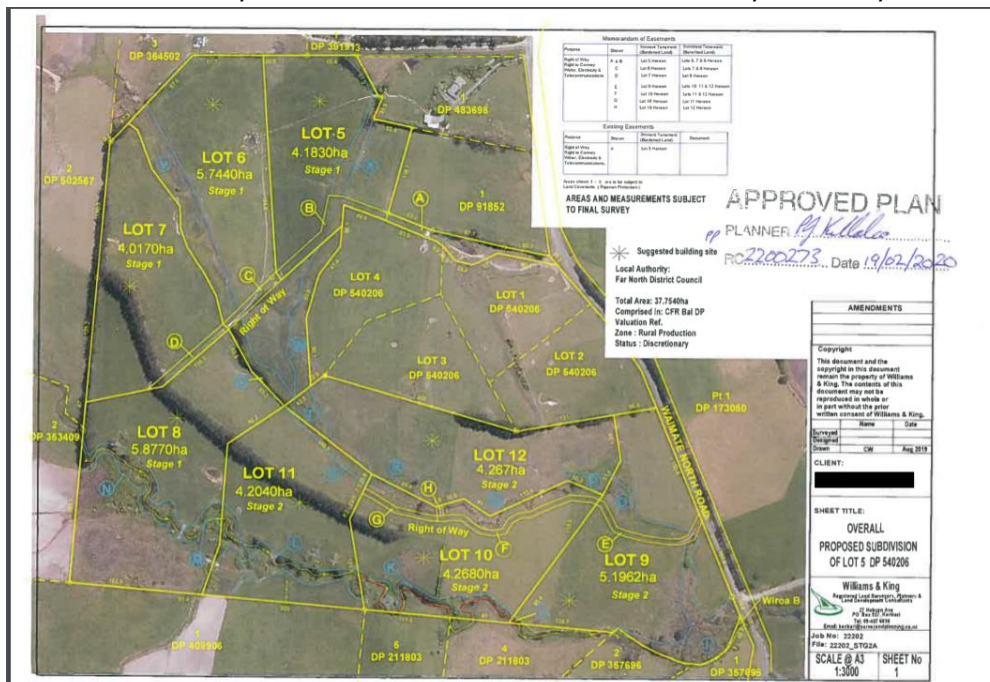
The feedback seeks that:

- Land depicted in the proposed district plan Zone map image below is zoned Rural Production Zone and not Horticulture Zone



The alternative zoning is sought for the following reasons:

- The depicted area has been recently subdivided into smaller lots and is the location of existing and proposed concentrated rural-residential activities. The area is adjacent to an existing enclave of rural-residential properties further south on Arthur Taylor Place and on the eastern side of Waimate North Road.
- Lot 5 DP 540206 has subdivision approval for a further eight rural lifestyle lots (see subdivision plan below). While the 4-hectare lot average is potentially a useable size for horticulture, it is predominantly for rural lifestyle purposes as stated in the application. Substantial investment in vehicle accessways and streamside enhancement is currently underway.




- The development of this land for horticulture activities other than the existing site at Lot 1 DP 525899 at the corner of Wiroa Road and Waimate North Road, is unlikely due to the presence of rural-residential activities and the potential for reverse sensitivity effects.
- It is not clear if there is irrigation water supply available to these properties.
- The class type of soil has not been determined.
- The alternative proposed Rural Production zone would enable ongoing existing horticulture activities in this location and would not restrict future horticulture activity.
- The alternative Rural Production Zone would restrict further fragmentation of land to below 4 hectares, which would be a non-complying activity.
- In the alternative, the Submitter **seeks that the proposed 'Horticulture Zone' is deleted in its entirety** as planning method that has been applied inconsistently and inappropriately across the Far North District

S366.001

The Submitter wishes to be heard in support of this submission. If other parties make a similar submission, the Submitter would consider presenting a joint case with them at any hearing.

Signed:

A handwritten signature in blue ink that reads "Blair Rogers D/Rogers." The signature is written in a cursive style. The first part, "Blair Rogers", is written in a larger, more prominent script, and "D/Rogers." is written in a smaller, more compact script to the right.

Blair and Deanne Rogers
505 Waimate North Road, Kerikeri