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28 SEP 2022

Waipā District Plan
Plan Change Submission Form
Form 5
Clause 6 of the First Schedule to the Resource Management Act 1991

Waipā
DISTRICT COUNCIL

Send to: Waipā District Council, Private Bag 2402, Te Awamutu 3840
Phone: 0800 924 723 | Online: www.waipadc.govt.nz/planchanges | Email:

Please attach additional sheets if there is not enough space for your submissions. If you do not wish to use this form, please ensure that the same information required by this form is covered in your submission.

COUNCIL USE ONLY

Date received

Document ref:

Note: You must fill in **ALL** sections of this form.
Submissions close **5pm Friday, 30 September 2022**.

1. Submitter details

Full name of submitter: **MRS MARGARET JEAN HENWOOD**

Contact name if different from above:

Contact phone number(s): **021 060 5258 07 827 8969**

Email address: **henwoodfamily@gmail.com**

Address for service:
(required if no email address is provided) **5A GRACE AVENUE
CAMBRIDGE.**

We will serve all formal documents electronically via the email address provided above. Where there is no email address provided the documents will be posted to the above address.

2. This is a submission on the following proposed plan change to the Waipā District Plan

Plan Change 26 – Residential Zone Intensification

3. Trade competition

Select one ☐ I could gain an advantage in trade competition through this submission.
☒ I could not

Select one ☒ I am directly affected by an effect of the subject matter that –
☐ I am not (a) adversely affects the environment; and
 (b) does not relate to trade competition or the effects of trade competition

4. Attendance at Council hearing

Select one ☐ I do wish to be heard (attend and speak at the Council hearing) in support of my submission
☒ I do not

If others make a similar submission, I will consider presenting a joint case with them at the hearing.

☒ Yes
☐ No

5. The specific provisions of the plan change my submission relates to are: (give details)

Select one

☐ I SUPPORT

☒ I SUPPORT IN PART

☐ I OPPOSE

6. My submission is: (please include the reasons for your view)

TO SUPPORT THE APPLICATION BY THE WAIPA COUNCIL, OF THE INFRASTRUCTURE CONSTRAINT OVERLAY, & THE STORMWATER CONSTRAINT OVERLAY, THESE BEING QUALIFYING MATTERS, WHICH MAY ALLOW THE COUNCIL TO PROVIDE MORE RESTRICTIVE RULES, TO THE MEDIUM DENSITY RESIDENTIAL ZONES, (AS MANDATED BY CENTRAL GOVERNMENT).

I.E: UP TO 2 HOUSES NOT 3 ON EACH SECTION.

I ALSO SUBMIT IN SUPPORT OF THE WAIPA COUNCIL INCLUDING ADDITIONAL HERITAGE/CHARACTER AREAS - TO PROTECT THE ATTRACTIVENESS OF OUR TOWNS.

7. I seek the following decision/s from Council: (give precise details - e.g. what you would like the wording of a specific provision (or map) to be changed to)

THAT THE COUNCIL CAN IMPLEMENT THE INFRASTRUCTURE CONSTRAINT OVERLAY & THE STORMWATER CONSTRAINT OVERLAY AS QUALIFYING MATTERS TO PROTECT THE VISION & STRATEGY FOR THE WAIKATO RIVER, ALSO TO PROTECT & PRESERVE CULTURAL & HERITAGE SITES, INCLUDING HERITAGE BUILDINGS & TREES, WHICH MAY BE DESTROYED BY HOUSING INTENSIFICATION.

THAT THE COUNCIL REQUIRE EXTENSIVE FINANCIAL CONTRIBUTIONS FROM DEVELOPERS, INCLUDING FOR TRANSPORT MATTERS.

8. Signature of submitter (note: a signature is not required if you make your submission by electronic means, however please type your name below)

Signature of submitter:
(or person authorised to
sign on behalf of submitter)

Mythenwood

Dated 27/9/22.

PLEASE SEE ALSO
ATTACHED PAGE.

Plan Change 26

We are very disappointed with this plan change 26, which has been directed by central government to increase housing density. In our towns of Cambridge, Te Awamutu and Kihikihi, it has the potential to spoil the peace and quiet and ambience that people may move to semi rural towns for.

We are concerned about ugly three story developments alongside single level homes, taking away privacy and sunlight and affecting people's enjoyment of their own homes. Loss of trees, and green spaces around such homes is also a concern, less space for children to play, if New Zealand has a mental health problem now, all this could only make it worse.

Up to two houses up to two stories high would be more acceptable with maybe higher density in selected areas (which wouldn't impact existing established one level housing) would be a better option.

The council conducted flood mapping recently, has identified some areas at risk of flooding, because of our changing climate. Intensive housing, less permeable surfaces, less space between houses, less road setback etc, this will only make flooding, water run off worse, where ever it is. Some streets in Cambridge flood when there is heavy rain, even in newer areas, because the existing street drains are not sufficient.

No off street parking required by developers? This is madness, people will not give up their cars, in Cambridge, Te Awamutu and Kihikihi we do not have the public transport that large cities of the world have. We are not London, Paris or Berlin. Parked cars lining the streets are a danger to children, pets and cyclists, not to mention emergency vehicles trying to get down them.

We would hate to see large scale demolition of older character homes in good condition, just because it's more profitable for a developer to put up ugly modern intensive town houses and apartments, with no thought for attractive design.

We would like Cambridge, Te Awamutu and Kihikihi to remain beautiful towns.

M. J. Tenwood