

Submission Proposed Opotiki District Plan 11/16

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I Generally support the proposed Opotiki District Plan  
But reserve my right too support or oppose any changes  
That may be introduced in the submissions.

➤ Marine Services Zone

Objectives and Policies// Support

Especially 5.2.1.3 maintain and enhance access

5.2.1.4 ensure that access

5.2.1.11 enable a range of activities that  
relate to the harbour and marine environment

Activity Status

5.3 Generally Support

Zone Standards Support

➤ Harbour Industrial Zone

7. Support

➤ Rural zone Permitted Activities

8.3.1.1 7 Should Read

Visitor accommodation for up to 4 persons per night.

The same as the Mixed Activity Zone.

The same should also apply to the Coastal Zone.

This is what it was in the last District plan.

The wording in the proposed plan is a little different for each zone needs fixing.

8.3.1.1 5 there should be

(c) Additions to existing dwelling just as it is in the Coastal Zone in 9.3.2 3 (e) additions to existing dwelling  
The same applies to Buildings Accessory to a Permitted Activity This also should be allowed in the rural zone.

➤ Noise and Glare 8.6.7

8.6.7.1

1 (b) Not exceed 65db ASEL

What does this mean, cannot find the reference on Uncle Google anywhere

➤ Artificial Crop Protection Structures 8.6.5

Should have a rule that if the colour is visible from outside the property . Then the top part of the top may also have to blend in with the landscape colour to lower the visibility

ie. The structure at Tablelands is visible just outside the Gorge, from a very significant part of Town even from Ohope Hill. If the top of the sloping areas was a shade of green it would have much less visible.

The result less imposing and far less friction about it.

## ➤ Parking and Access 8,6.9

### 8.6.9.1 Onsite parking and Loading

All current and future Orchards should be included

4. Orchards should be made to comply with this.

Provision shall be made for the loading and or unloading of service vehicles on site , in such a way that the footpath ,road or access to adjoining properties and through traffic is not obstructed.

If this is not done the very least that should happen is that fully certified STMS Road Traffic Control system is applied.

If there is a contractor working for council this applies  
Then any other person should in the least have to comply with this safety issue.

### Daylight Protection

If daylight recession is the issue then this should also apply to all other structures, plantings as well as buildings otherwise it is a nonsense to pick on buildings and not include all other daylight shading causes.

## ➤ Definitions and Appendices

The word Access needs defining for septic tank maintenance .

The access may not be from the road frontage but must have width of about 3.2 metre to allow a heavy access to the tank.

## Port Activities

After, And also includes industrial activities etc

1. Commercial fishing facilities, **should also include Recreational;**

Some Recreational vessels are of a size and nature that they require the same storage, repair and maintenance as Commercial vessels.

Contractors Depots Support