

Submission Form 16 to the Otago Regional Council on consent applications

This is a Submission on (a) limited notified/publicly notified resource consent application/s pursuant to the Resource Management Act 1991.

Submitter Details:

(please print clearly)

Full Name/s: Mylrea Elizabeth BELL

Postal Address:

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I wish to **SUPPORT** on the application of:

Applicant's Name: Greg and Ange Mirams

And/or Organisation: Onumai Enterprises

Application Number: RM22.550

Location:

Common Marine and Coastal Area adjacent to 21 Marine Parade, Taieri Mouth at about NZTM2000 E1382750 N4896314

Purpose:

To alter and extend existing structures and to occupy the common marine and coastal area. (The proposal is a discretionary activity under Rules 8.5.2.5 and 7.5.1.5 of the Regional Plan: Coast for Otago).

The specific parts of the application/s that my submission relates to are:

Support to alter and extend existing structures ie to improve on the existing structures almost within the existing footprint, and to enhance wharf access.

Overview of Support for the Proposal and its Relevance to Me

My submission is made in full support of all activities proposed by Mr and Mrs Mirams, of Onumai Enterprises. The applicants have a long family link with Taieri Mouth and a history of carrying out sympathetic improvement. Their proposed small build will also provide many community benefits – visual improvements, enhanced public access and safety, provision of short term accommodation, and contributions to the heart of the community.

Having been brought up in Milton, I have a long and positive association with Taieri Mouth. It is an area of huge ecological interest to me with its beach, river, creeks, swampland and thriving fauna and flora. These are critical factors to maintain within the changes that will occur eg changing sands and changing economic conditions. Commercial fishing is not the same as when I was young – I can no longer meet the boats to buy fresh fish as they return from the sea, but I can go to

an area which is refocussing and maintaining the area's superb features. I feel the Mirams are people who recognise the values of the Taieri Mouth area and should be supported in their positive plans.

Mirams Family History and Respect for the Area

The Mirams' family have a history of respect and appreciation for the area, beginning with Greg's great grandfather spending family holidays at Taieri Mouth from the 1890's; his grandfather owning property and being actively involved in the community; his father's purchase of land on the north side of the Taieri River; through to Greg and Ange's superb internal renovation and improvement of Greg's father's building, assistance with rescues, and involvement in the Taieri Mouth Amenities Society. A background such as this ensures a deep ongoing value of the area.

Consultation and Input from Local Community

The applicants have been open with their plans, consulting with the local community, including iwi and organisations involved with public access. I understand they also held a public meeting at Taieri Mouth to provide further information for those in the area.

Visual Improvement

The current buildings and structures that are the centre of this application, despite having approval for occupancy through to 2040, are in poor condition, and are an unattractive initial impression on arrival into the Taieri Mouth township. The Mirams' plan to use the existing footprint to reconstruct the current structures is carefully thought out and has been developed in sympathy with the environment. The building, at 82m² is small and not intrusive. Their application states they are selecting from the Resene 'Heritage Range' colour palette, and they are using non-reflective materials where possible. Already they have cleared and improved parts of the outside area, and have significantly improved the appearance and safety of the wharf that is adjacent to their buildings. The Mirams are people who are strongly motivated and who are well resourced to complete a job to a high standard.

Improvement of Wharf Access

The improvements planned to increase wharf accessibility for all are excellent eg for those who are less abled, injured, young people, etc. To handle an injured person on a flat area with a lot of room can be a difficult task in itself, but to carry this out from a small boat with tide and current adding to the mix can be extremely challenging. The proposal to create a floating pontoon with a ramp will expedite any rescue operation and ensure all-tide access. The Taieri Mouth bar is nationally significant in terms of hazard, and there is a long and historical list of frequent adverse events. The fact that there are letters of support for the Onumai application from the Otago Regional Harbourmaster, Ministry for Primary Industries on behalf of Otago Fisheries Officers, ParaFed Otago's Sport Development Officer, and the Principal of Taieri College is significant.

Protection of the Environment/Coastal Impact

The applicants are very mindful of their impact and have put in place measures to protect the land and marine environment throughout all stages of the demolition, construction, and ongoing use of the building. The build project will occur during work hours and the construction will be carried out within a set period of time. Their planning is extensive and protective, and shows sympathetic future planning. As well as the aesthetic improvement, the removal of the current decaying buildings will prevent any leaching into the environment.

Family Use and Accommodation

As written above, the Mirams have a five generation history of enjoyment and recreation in the Taieri Mouth area. It is excellent that there may be additional accommodation available so that others can also experience this special area. With the demise of commercial fishing it is positive to see other potential business, and subsequent employment opportunities, occurring in the area. The Onumai applicants are community minded and will work to belong to, and foster, the Taieri Mouth community whenever possible.

Thank you for the opportunity to submit in regard to this positive proposal.

I/We seek the following decision from the consent authority (*give precise details, including the general nature of any conditions sought*)

That the Onumai Enetrprises application be approved in full.

I:

- Not wish to be heard in support of our/my submission

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

- No

I **am not** a trade competitor of the applicant (for the purposes of Section 308B of the Resource Management Act 1991).

(Not applicable) I, **am/am not** (choose one) directly affected by an effect as a result of the proposed activity in the application that:

- a) adversely affects the environment; and
- b) does not relate to trade competition or the effects of trade competition.

I **do not** wish to be involved in any pre-hearing meeting that may be held for this application.

I **do not** request that the local authority delegates its functions, powers, and duties to hear and decide the application to 1 or more hearings commissioners who are not members of the local authority.

I **have** served a copy of my submission on the applicant.

Mylrea Bell

15 September 2023

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

(Date)

Notes to the submitter

If you are making a submission to the Environmental Protection Authority, you should use [form 16B](#).

The closing date for serving submissions on the consent authority is the 20th working day after the date on which public or limited notification is given. If the application is subject to limited notification, the consent authority may adopt an earlier closing date for submissions once the consent authority receives responses from all affected persons.

You must serve a copy of your submission on the applicant as soon as is reasonably practicable after you have served your submission on the consent authority.

Privacy: Please note that submissions are public. Your name and submission will be included in papers that are available to the media and the public, including publication on the Council website. Your submission will only be used for the purpose of the notified resource consent process

If you are a trade competitor, your right to make a submission may be limited by the trade competition provisions in [Part 11A](#) of the Resource Management Act 1991.

If you make a request under [section 100A](#) of the Resource Management Act 1991, you must do so in writing no later than 5 working days after the close of submissions and you may be liable to meet or contribute to the costs of the hearings commissioner or commissioners.

You may not make a request under section 100A of the Resource Management Act 1991 in relation to an application for a coastal permit to carry out an activity that a regional coastal plan describes as a restricted coastal activity.

Please note that your submission (or part of your submission) may be struck out if the authority is satisfied that at least 1 of the following applies to the submission (or part of the submission):

- it is frivolous or vexatious:
- it discloses no reasonable or relevant case:
- it would be an abuse of the hearing process to allow the submission (or the part) to be taken further:
- it contains offensive language:
- it is supported only by material that purports to be independent expert evidence, but has been prepared by a person who is not independent or who does not have sufficient specialised knowledge or skill to give expert advice on the matter.

The address for service for the Consent Authority is:

Otago Regional Council, Private Bag 1954, Dunedin, 9054
or by email to submissions@orc.govt.nz