

# Form 13



Submission on application concerning resource consent that is subject to public notification by Hurunui District Council

*Sections 95A Resource Management Act 1991*

Please do not hesitate to phone the planning section at the Hurunui District Council (ph 03 314 8816) if you require any assistance.

To: Hurunui District Council

This is a submission on an application from Hanmer Springs Thermal Pools and Spa (the applicant) for a resource consent to install and operate a gravity-based recreation activity (flyride) on the western face of the Conical Hill Reserve at 54 Lucas Lane, Hanmer Springs.

## Submitter details

### 1. Name of Submitter \*

William Smith

Please provide your full name

### 2. For the purposes of Section 308B of the Resource Management Act 1991: \*

- I am a trade competitor
- I am not a trade competitor

### 3. I am or 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 effects of trade competition

\*

- I am affected
- I am not affected

### 4. The specific parts of the application that my submission relates to are: \*

My Submission is - I oppose the application for the following reasons:

The proposal will have unacceptable adverse effects on the amenity of local residents and users of the conical hill reserve. These effects include but are not limited to, significant effects to noise and privacy and traffic congestion effects on residents and local roads.

The proposal does not achieve the relevant objectives and policies of the Hurunui district plan.  
The proposal is inconsistent with the provisions of the Reserve Management Plan.

The proposal increases risk of Hazard to residents and property on conical hill with the removal of over 100 trees ( as per the submission) which will cause soil instability and higher risk of soil displacement (slips).

### 5. My submission is in \*

- SUPPORT
- OPPOSITION

\*

Include whether you support, oppose or are neutral to specific parts of the application or wish to have them amended and provide reasons for your views. This may be provided on a separate sheet if you need more space.

The current amenity value of people living in proximity will be severely affected due to the cumulative effect of noise, impact on privacy, vehicles, pedestrians and riders on the fly wire. This will result in more traffic in what are currently very quiet streets designed for the current residential zoning use, not commercial business activities/parking. Properties that currently enjoy peace and quiet due to their location close to the forest and Conical Hill that enjoy the company of Native birds and tranquility in Reserve natural environment will be severely impacted by the proposed increase in visitor numbers and the likely need for the applicant to grow these numbers and add other commercial activities and amenities.

#### Hazard-

From a minimum of 8 trees to be removed to what is expected to be in excess of 100 to be removed including desirable native species will cause increased Hazard affects to soil displacement close to residential properties on Conical Hill Reserve. This Hazard is of high Focus and similar to many issues around the world today where weather impact inclusive of reduction of native and monitored planting and replenishment has caused adverse affects to soil displacement. The proposal does not include a risk assessment to cover this.

#### PARKING -

New businesses and activities are required to provide parking. No Parking has been proposed for this Flyride and no consideration to residential zoning requirements for the same areas proposed in the submission. activity, therefore breach Council rules. The intention to use public car parking around residential streets will cause congestion and residents and ratepayers should not have to subsidize a commercial activity by using public property.

#### NOISE -

There is a predicted 80,000 riders in the first year, up to 97,000 in years three. This will adversely affect the amenity value of the walkway and with a capacity of 1400 riders per day, this will significantly add to the adverse effects with the potential to severely affect the current peace and ambiance of Conical Hill for present and future generations, holiday makers and in particular residents including protected species.

Once this activity has been established the intention to start Night flights is planned, this will be very disruptive and impact close by residents within 50 meters proximity of the Flyride who currently enjoy peace and tranquility of Conical Hill Reserve and native birds and other protected species.

A generator and lighting which will impact on visitors wishing to experience the Star gazing experience, the lighting will need to be compatible with star gazing equipment.

#### WILDLIFE, NATIVE BIRDS AND AT RISK SPECIES -

Two 'at risk-in decline' species the Falcon and Gecko are residing on Conical Hill Reserve.

This natural environment on this Reserve is the perfect place to protect and nurture these precious creatures and native birds and other wildlife that have chosen this location for their homes.

This is something very special to all of us and needs our help to be protected from any commercial activity.

Privacy\_- The proposed 11 meter high towers will impact significantly on properties close to the Flyride which will give invasive views of private living areas of properties close to the Flyride. Given the proposed operating hours this will have severe impact on quality of life for close by residents.

#### **6. I seek the following decision from the consent authority: \***

give precise details, including the general nature of any conditions sought

The consent for the proposed Zipline be Declined.

#### **7. Do you wish to be heard in support of your submission \***

- I do wish to be heard
- I do not wish to be heard

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

- Yes
- No

9. In pursuant to Section 100A of the Resource Management Act 1991: I request / do not request that the council delegate their 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 request

I do not request

**11. Contact details for the submitter:**

**Address for service:\***

24 Conical Hill Hanmer Springs.

**Phone Number:\***

0272779127

**Email:\***

wsmithjnr@gmail.com

**Date\***

04/08/2021

**Note to submitter**

- o By using this electronic form, a copy of the submission will be sent to the address for service of the applicant automatically.
- o The closing date for serving submissions on the consent authority is 5pm on the 20th working day after the date on which public notification is given (5th August 2021).
- o 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.
- o 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.
- o 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.