

HAHEI BEACH RATEPAYERS ASSOCIATION INC.



c/o Hahei PDC, RD1 Whitianga 3591 New Zealand
email: chair@haheiratepayers.co.nz

11 June 2015

Thames-Coromandel District Council
Private Bag 1001,
515 Mackay Street, Thames.

Attention: Peter French, Deputy Mayor
Leigh Robcke, District Plan Manager

Subject: Proposed Thames-Coromandel District Plan
Possible re-zoning of land at the entry to Hahei (the "hundred acres"),

Dear Peter/Leigh

Thank you for arranging a meeting on Friday, May 29 2015 to discuss submissions concerning the re-zoning of land around Hahei, and the possible inclusion of a 'structure plan' to enable a prescribed form of development at the entry to Hahei.

The Hahei Beach Rate Payers Association (HBRPA) has considered the issues raised at the meeting and, after consultation with our members has determined the following position.

1. No Change to Original "John North/Community" Submission

As stated at the meeting, the HBRPA strongly supports the John North's submission on behalf of the wider community. It received written support from 365 Hahei residents representing 176 properties. It is supported by other individual submissions, and is clearly the view of the majority of people of Hahei.

Specifically we would like to see a moratorium placed on any zoning change until we have updated the Hahei Community Plan.

2. Support for TCDC Staff Position

The Hahei Rate Payers Association also supports TCDC staff position stated in their report for the Hearings Committee, 14- 17 April 2015. That is, there should be no rezoning in and around Hahei until a wider planning exercise is completed in consultation with the community to address all the issues the community is facing, their needs and options for managing future growth and development.

3. The Way Forward

The Hahei Beach Ratepayers Association (HBRPA) recently elected a new leadership group who are committed to working in with owners/developers to deliver mutually acceptable long term solutions for our precious environment. New procedures have been put in place, with a regular e-mail newsletters and an updated website. We now feel we can communicate quickly and effectively with our Community, and represent their views accurately.

One of the key priorities of the new HBPR team is the preparation of an updated Community Plan. TCDC have agreed to support the Community Plan as it is recognised that Hahei has very serious infrastructure challenges. Work has started on the Plan and it is hoped that it will be completed by Easter 2016.

The Hundred Acres owners are important members of our Community and we would welcome their input and their advisers.

Until the updated Hahei Community Plan is complete, we have no alternative but to insist that Council make no change to the current zoning of the One Hundred Acres land. Once the Community Plan has been agreed it may be an opportune time for the owners to seek a re-zoning of their land. Such an application would be considered by the Community on its merits at that time.

Thank you for the opportunity to contribute again the District Plan development. We look forward to working with you in the future

Yours faithfully

Hahei Beach Rate Payers Association



Bill Stead
Chairman

Copy to Sam Marshall, TCDC and Paul Kelly, Mercury Bay Community Board