

To: The Resource Consent Administration Officer
 Tasman District Council
 Private Bag 4
 Richmond 7050
 Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

Please note: all submissions become public documents. If the application requires a hearing, your submission may be published on the council's hearings page, including your name and contact details.

Personal information will also be used for administration purposes, including notifying submitters of hearings and decisions. All information will be held by the Tasman District Council with submitters having the right to access and correct personal information.

Submitter Details

Full Name:

Contact Person (if different):

Address for Service:

Postcode:

Phone: E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant):

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

Actual or Potential Effects on the Environment

- Dust and Noise Effects (p31)
- Heavy Vehicle and Traffic Effects (pp31-32)

(Handwritten signature and date are visible in the background of this section)

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

The proposal gives no consideration to the impact of the activity throughout the district - especially for the residential areas through which the heavy trucks and trailers will travel to transport the gravel to the CJ Industries crushing and processing plant in Hau Road. The application describes the impact of the increase in heavy vehicle movement as "minor" - I vehemently disagree with this estimate. Living in the residential area of Queen Victoria Street, we already experience considerable disturbance (noise, dust and vibrations) from the many heavy vehicle movements past our property from early in the mornings and throughout the day. Most of these are fully laden or empty truck and trailer vehicles coming from or returning to Hau Road. The proposal will see a massive increase in this traffic. Although the speed limit in this part of the street is 50km, most vehicles exceed this as they approach the 70km zone, including heavily laden trucks. In addition to the impact of increased noise, dust and vibration, I am concerned about the consequent negative impact the increase in heavy vehicle movement will have on residential property values in Queen Victoria Street, on road safety and on the condition of the road surface. I strongly oppose the application.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

[Empty box for conditions]

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5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Martin Irvine Major

Signature*: 
(Person making submission or authorised agent)

Date: 6/2/2022

*Note: A signature is not required if you make your submissions by electronic means.

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tasman
district council

Te Kaunihera o

te tai o Aorere

RM200488 - CJ Industries Limited

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Submitter Details

Full Name:	Halina Ogonowska- Coates	
Contact Person (if different):		
Address for Service:	804 Motueka Valley Highway RD 1 7196	
Postcode:		
Phone:	0272355009	E-mail: halina.ogonowskacoates@xtra.co.nz

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: **CJ Industries Limited**

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Gravel extraction...

Tasman District Council Application Number (if known): RM **RM200488 and ors**

1) The specific parts of the application that my submission relates to are (details*)

1- Transport route for gravel trucks along Motueka River West Bank Road, over the bridge at Alexander Bluff Road and onto the Motueka Valley Hghway.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

I am a cyclist, walker and daily user of the Motueka River West Bank Road towards Peach island. This is a peaceful, narrow winding road that is, at the moment, safe for cyclists and walkers. It is part of the Great Taste Cycle Trail and can see groups of up to thirty cyclists, including children, using the road for recreation. This is not a road that can accommodate the movement of up to thirty gravel trucks a day. This application would make the road unsafe for any users, other than the trucks. There is not room on this narrow winding road for a truck to pass one cyclist, let alone a group. The bridge at Alexander Bluff is narrow, old and unsuitable for a thirty truck a day movement. At present it is safe for local and recreational users, using the one way system. A truck turning out onto the busy Motueka Valley Highway will add safety risks to this intersection which is already tricky.

*Note: Any additional information should be submitted on a separate sheet.

3) The nature of my submission is that: (Tick one of the following three boxes)

I support the application I oppose the application I am neutral regarding the application

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Print Full Name:

Signature*: _____ Date:

(Person making submission or authorised agent)

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Submitter Details

Full Name:	Alan Leslie Haycock`	
Contact Person (if different):		
Address for Service:	15 Peach Island RD1 Motueka	
Postcode:	7196	
Phone:	0274050336	E-mail: aljahaycock@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): CJ Industries

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Excavation of river run gravel
 134 Peach Island Road

Tasman District Council Application Number (if known): RM RM200488

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

- 1/ Quality of the water down stream.
- 2/ The levels of copper, lead and znic.
- 3/ The water level the gravel is extracted to.
- 4/ The level of organic material in the back fill.
- 5/ Dust control on the work site.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

1/ We have had our drinking and irrigation water tested and our consultant said it is one of the best he has seen. There fore we want the TDC to protect our water quality. water test attached

2/ The readings for copper, lead and zinc show a large percentage increase at Douglas Road compared to Peach Island. These are toxic heavy metals This would be taken as quarrying at Douglas Road as to the cause of this increase. I want this risk removed or controlled If this consent lifts the levels of toxins then another in the future lifts them some more, the levels get ratcheted up all the time until they are higher than the miminum safe leves

3/ The plan says that gravel will only be extracted to water level at time of extraction. I know as a local that the water level varies by up to 1.5 meters from winter to summer. This does not include flooding. There fore back fill will be getting dumped into water even it is dry at the time of dumping with the risk of contaminants getting straight in to the ground water.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

All my concerns can be addressed

1/ No organic material to be dumped.

2/ Gravel extraction to stop at winter water level

3/ I want the council to have a monitoring plan and enforce it. I don't believe it should be self monitored.

4/ CJ Industries should pay a fee (say \$1.00) per tonne to the council to have a fund readily aviable to pay for any corrective action or damage downstream caused by the quarrying. At the end of the consent all residual money less cost returned to CJ Industries. This fund will cover the cost of monitoring also. This should not be a problem to CJ Industriesif they are confident in their management of their quarry

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Continued submission for CJ Industries

1/ We have had our drinking and irrigation water tested and our consultant said it is one of the best he has seen. **There fore we want the TDC to protect our water quality.** water test attached

2/ The readings for copper, lead and zinc show a large percentage increase at Douglas Road compared to Peach Island. These are toxic heavy metals This would be taken as quarrying at Douglas Road as to the cause of this increase. **I want this risk removed or controlled**

If this consent lifts the levels of toxins then another in the future lifts them some more, the levels get ratcheted up all the time until they are higher than the minimum safe levels

3/ The plan says that gravel will only be extracted to water level at time of extraction. I know as a local that the water level varies by up to 1.5 meters from winter to summer. This does not include flooding.

There fore it back fill will be getting dumped into water even it is dry at the time of dumping with the risk of contaminants getting straight in to the ground water.

To solve this, Gravel should not be extracted below winter water level

4/ **No organic material should be in the back fill.** One of the sources of backfill CJ name is roadside scrapings which would have all sorts of toxins in them.

On page 43, the statement is made: *a 10% mix of organic material, by volume, is unlikely to result in a leach ate containing BOD, nitrogen or Phosphorus in Sufficient quantities that would result in adverse down gradient effects.*

They immediately contradict this by the graphs for copper, lead and zinc which all show large percentage increase for Douglas Road.

These are heavy metals which are highly toxic

Where the back fill comes from i.e. Subdivisions, Demolition etc. should be tested for toxins.

5/ I can't see any plan for dust control on the work site.

Stock piles of low quality top soil will blow in the strong south-west to west winds we get mainly in the Spring and early summer,

If this gets onto neighbouring fruit crops, it is rejected and dumped at a cost.;



Hill Laboratories

TRIED, TESTED AND TRUSTED

R J Hill Laboratories Limited
28 Duke Street Frankton 3204
Private Bag 3205
Hamilton 3240 New Zealand

T 0508 HILL LAB (44 555 22)
T +64 7 858 2000
E mail@hill-labs.co.nz
W www.hill-laboratories.com

Certificate of Analysis

Client: Daltons Limited	Lab No: 2678137	DWVP1
Contact: Karlie Porter	Date Received: 16-Aug-2021	
C/- Daltons Limited	Date Reported: 19-Aug-2021	
PO Box 397	Quote No: 39899	
Matamata 3440	Order No: GB67825	
	Client Reference: Irrigation Water Testing	
	Submitted By: G Bone	

Sample Type: Aqueous

Sample Name:	Range Guidelines	Upper Limit
Peach Island 12-Aug-2021 4:00 pm		
Lab Number: 2678137.1		
Sum of Anions meq/L	-	-
Sum of Cations meq/L	-	-
pH pH Units	5.5 - 7.0	7.0
pH _c * pH Units	-	-
Total Alkalinity g/m ³ as CaCO ₃	Soft water: 0 - 125 Hard water: 125 - 200 Very hard water: 200 - 300 Optimal: 40 - 70	150
Hydroxide Alkalinity g/m ³ as CaCO ₃	-	-
Carbonate g/m ³ at 25°C	-	-
Bicarbonate g/m ³ at 25°C	Optimal: 0 - 90	150
Free Carbon Dioxide g/m ³ at 25°C	-	-
Langelier Saturation Index	-	-
Electrical Conductivity (EC) mS/m	Sensitive crops: 10 - 75 Moderate crops: 10 - 100 Tolerant crops: 10 - 150 Optimal: 10 - 75	Sensitive crops: 75 Moderate crops: 100 Tolerant crops: 150 Optimal: 150
Approx Total Dissolved Salts g/m ³	-	-
Sample Temperature* °C	-	-
Total Aluminium g/m ³	0 - 2	5.0
Total Boron g/m ³	0 - 0.3	0.50
Total Calcium g/m ³	0 - 120	120
Total Copper g/m ³	0 - 0.1	0.20
Total Iron g/m ³	0 - 4	5.0
Total Magnesium g/m ³	0 - 25	25
Total Manganese g/m ³	0 - 0.5	2.0
Total Molybdenum g/m ³	0 - 0.02	0.02
Total Phosphorus g/m ³	0 - 5	5
Total Potassium g/m ³	0 - 10	20
Total Sodium g/m ³	0 - 50	70
Sodium Absorption Ratio (SAR)* (mmol/L) ^{0.5}	0.2 - 4.0	7.0
Adjusted Sodium Absorption Ratio*	-	-
Total Zinc g/m ³	0 - 2	5.0
Chloride g/m ³	0 - 70	100
Fluoride g/m ³	0 - 1	1.00
Nitrate-N g/m ³	0 - 5	10
Nitrate g/m ³	-	-
Sulphate g/m ³	0 - 30	45



This Laboratory is accredited by International Accreditation New Zealand (IANZ), which represents New Zealand in the International Laboratory Accreditation Cooperation (ILAC). Through the ILAC Mutual Recognition Arrangement (ILAC-MRA) this accreditation is internationally recognised. The tests reported herein have been performed in accordance with the terms of accreditation, with the exception of tests marked * or any comments and interpretations, which are not accredited.

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This is a submission on an application from: (Name of Applicant):

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

Gravel extraction and a quarry for our future, so close to anybodies community should not be a reality we have to face in NZ!

On the banks of one of the most beautiful rivers in NZ the Motueka river, which our community enjoys every day of the year! Yes we swim, kayak, fish, snorkel, play, float down, drink from, sit by, bring visitors to, walk the dogs and horses down to and cycle beside.

Having yet another quarry here is completly the wrong place! the only party it suits is CJ Industries! it does not enhance ANY part of our environment or our outdoor experience in this beautiful valley.

The list of degrading factors is endless to this area and to its inhabitants, do the right thing and DO NOT permit more gravel to be extracted. History tells us making money out of our environment this way is not the future and you as the council can help shape the future of our river not help distroy it!..

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

as above..

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):


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Print Full Name:

Signature*:  Date:
(Person making submission or authorised agent)

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tasman
district council

Te Kaunihera o

te tai o Aorere

RM200488 - CJ Industries Limited

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Submitter Details

Full Name:	Hazel Nash	
Contact Person (if different):		
Address for Service:	32 Higgs Rd Mapua	
Postcode:	7005	
Phone:	0284609610	E-mail: hazenash@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: **CJ Industries Limited**

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Gravel extraction on Peach Island

Tasman District Council Application Number (if known): RM **RM200488**

1) The specific parts of the application that my submission relates to are (details*)

Environmental impact. As a regular user of the river I am concerned about the negative impact on the surrounding area from the proposed quarry activity. This would include the dust created, noise of machinery operating and the destruction of the ambiance of the river experience.

Transport. As a keen cyclist that enjoys cycling up the Motueka valley I am concerned about the increase in truck movements and the increased risk to cyclists. West Bank Road is part of the Great Taste Trail and is used by many other enthusiastic cyclists who are also sightseers of this beautiful area. I have concerns about the constriction when 2 trucks pass and cyclists are on the narrow road next to the fence with no run out.

Environmental. I have concerns about the dust created from the machinery movements and the health effect this will have on the nearby residents. I am also concerned about the contamination of the groundwater table for the residents. Will it go the same way as Douglas Rd?

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

I am the founder of Whenua Iti Outdoors which I set up to enable youth of the district to appreciate and be educated in looking after their beautiful environment that the tasman district offers. If this proposal goes ahead it will undermine the very principles and environmental values of which many community organisations like Whenua Iti are aligned. I feel a strong connection to the Motueka river, it is a Taonga and must have protection from negative incursions such as massive gravel extraction as per this proposal.

Wrong activity, Wrong place.

*Note: Any additional information should be submitted on a separate sheet.

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RM200488 - CJ Industries Limited

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Submitter Details

Full Name:	Chris Hager	
Contact Person (if different):		
Address for Service:	146A Motueka River West Bank Road Brooklyn	
Postcode:	7196	
Phone:	022 570 7300	E-mail: cha.general@pm.me

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: **CJ Industries Limited**

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Gravel extraction...

Tasman District Council Application Number (if known): RM **RM200488 and ors**

1) The specific parts of the application that my submission relates to are (details*)

All negative effects of the proposed project on the surrounding area.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

The Motueka River Valley with its prolific native flora and fauna should rather be designated an area of special natural beauty instead of converting a significant part of it into an industrial zone. It seems entirely counter productive if not absurd to provide the Great Taste Cycle Trail for tourism and local recreation, no doubt at great cost to the rate payer, and then allow a project that will generate at least 1,000 traffic movements each month. These will be mostly heavy and wide truck and trailer rigs, on a narrow road where the cyclists and pedestrians enjoying the cycle trail are not separated from the traffic. Who will take responsibility when the first fatality occurs? Noise and air pollution will affect the greater surrounding area. With the odd rural fire in the Motueka River Valley we can observe that with off-shore winds coming down along the valley, we see smoke travelling all the way into the Motueka urban area. One would expect that this will be similar with the dust pollution emitted by such a project on most dry days. Noise and dust from extraction, loading and transport activities will affect many residents in the surrounds, destroy the quality of their accustomed rural life and degrade the value of their properties. I believe it will be in the interest of the greater Motueka community as well as the flora and fauna in the affected area to not grant an exemption and treat this as a non-permitted activity.

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If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent)

In case of the unlikely scenario where this application will not be refused consent, the following conditions must be requested and then monitored in frequent intervals.

These are inclusive minimum requirements. If all of these measures can not be implemented a consent must be declined.

- Noise abatement structures and processes on site.
- Dust mitigation processes on site.
- Speed restrictions on the main road combined with a "no engine braking" mandate.
- Mandate for truck traffic in and out via Alexander Bluff Bridge to avoid these going through Brooklyn and Motueka town.
- Full separation of the Great Taste Cycle Trail from the road traffic.

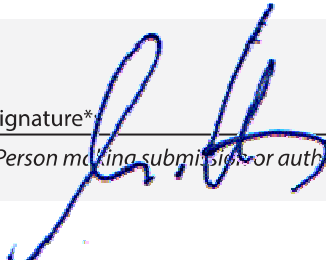
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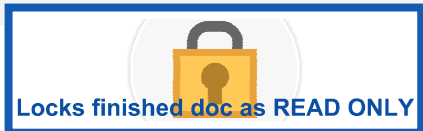
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Tasman District Council Application Number (if known): RM

1) The specific parts of the application that my submission relates to are (details*)

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

As a regular user of the section of road between Alexandra Bluffs and the proposed extraction site, both as a cyclist and car driver, I have serious road safety concerns with the proposed number of truck movements. This is a narrow winding road that has very little shoulder, leaving little room for a truck to pass a cyclist, let alone opposing traffic on some of the tighter corners.

This section of the route is part of the Great Taste Cycle Trail, which is promoted as a district attraction. This proposal has complete disregard of the ideals and attraction of the Trail. It would be a rare occurrence to travel that section of road without encountering cyclists, and the occasional walker. It is not uncommon to see large groups of older people out riding on it.

The condition of the seal, particularly out towards the shoulders is not good in many places, further reducing the riding space a cyclist has and forces them to ride further to the right than is ideal.

The one-way system at the main road side of the Alexandra Bluff bridge works okay at present, but the increase in heavy traffic is likely to make this more hazardous. In summer months this route also attracts a significant increase in holiday traffic including camper vans, caravans, and boat trailers. Up to 30 heavy truck and trailer movements a day on this section of road adds unacceptable risk to this section of road.

*Note: Any additional information should be submitted on a separate sheet.

3) The nature of my submission is that: (Tick one of the following three boxes)

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes)

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent)

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:

(Person making submission or authorised agent)

Date:

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

RM200488 - CJ Industries Limited

Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

Please note: all submissions become public documents. If the application requires a hearing, your submission may be published on the council's hearings page, including your name and contact details.

Personal information will also be used for administration purposes, including notifying submitters of hearings and decisions. All information will be held by the Tasman District Council with submitters having the right to access and correct personal information.

Submitter Details

Full Name:	Darin Andrew Sundbye	
Contact Person (if different):		
Address for Service:	132 Peach Island Rd Rd 1 Motueka 7196	
Postcode:		
Phone:	0275471165	E-mail: taleventures@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: **CJ Industries Limited**

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Gravel extraction on 134 Peach Island Rd and formation of access rd.

Tasman District Council Application Number (if known): RM **RM200488 RM200489**

1) The specific parts of the application that my submission relates to are (details*)

I am very concerned about my water supply being contaminated by infill and disruption to the natural filtration system as I am directly downstream. Noise in the quiet countryside will be highly noticeable. The increased traffic on the roads will be a hazard to locals and tourists and potential for crashes with no shoulder for cars to safely avoid contact with large vehicles. This is for cars and not to mention cyclists on the great taste trail. Dust is also a great concern with it being a health hazard.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

I purchased this property to live in harmony with nature. The river is Motueka. The water on Peach Island is incredibly pure as it filters through natural rock and sand and that disruption will cause water quality issues and potential health issues for myself and my children. At some point the earth has to matter more than money.

*Note: Any additional information should be submitted on a separate sheet.

3) The nature of my submission is that: (Tick one of the following three boxes)

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes)

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent)

There must be an independent monitor or a neighborhood watch to make sure they fulfill their consent conditions and clear rules that are broken need to have consequences—fines and stoppages for breaches. Video proof with time and date can be submitted by people nearby to add to the monitoring. They can only have so many strikes and then the whole project can be shut down.

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

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Print Full Name:

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(Person making submission or authorised agent)

Date:

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To: The Resource Consent Administration Officer
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 Private Bag 4
 Richmond 7050
 Email: resourceconsentadmin@tasman.govt.nz



RM200488 - CJ Industries Limited

Submission on Resource Consent Application

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Full Name:

Contact Person (if different):

Address for Service:

Postcode:

Phone: E-mail:

Submission Details

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This is a submission on an application from:

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Tasman District Council Application Number (if known): RM

1) The specific parts of the application that my submission relates to are (details*)

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

See attached pages.

*Note: Any additional information should be submitted on a separate sheet.



3) The nature of my submission is that: (Tick one of the following three boxes)

- I support the application
 I oppose the application
 I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes)

- To grant consent
 To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent)

I want council to refuse consent.

*Note: Any additional information should be submitted on a separate sheet(s).



5) Attendance at any Council Hearing (You must tick one of the following two boxes):

- I wish to be heard in support of my submission
 I do not wish to be heard in support of my submission

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Signature*:

(Person making submission or authorised agent)

Date:

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A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Date: 7.2.2022

SUBMITTER DETAILS

Full name: Hannah Mae

Address for service: 370 Motueka River West Bank Road, RD 1, Motueka 7196

Email: hannahmae370@gmail.com

My submission to Resource consent application to extract gravel from 134 Peach Island Road, Motueka (Tasman District Council Application Number RM200488, RM 200489) opposes the application in its entirety.

1) The specific parts of the application that my submission relates to are:

- **Adverse effects to lifestyle and environment.**
- **Degraded value and loss of Rural 1 productive land.**
- **Flood risk impacts.**
- **Collector road unsuitable.**
- **Public Safety endangered.**
- **Compliance.**



Figure 1: A typical industrial scale gravel extraction operation- Douglas road.

I am not a trade competitor for the purpose of section 308B of the Resource Management Act 1991.

I seek that the consent applications are refused. I wish to be heard in support of my submission. If others make a similar submission, I will consider presenting a joint case with them at the hearing.

Tasman District Council states, ¹

“Overall, the rural land resource provides the District’s main opportunities to safeguard the life-supporting capacity of water, soil and ecosystems; to preserve and protect the natural character of the coast; to protect outstanding natural features and landscapes; to address the environment quality and amenity values of the District, and to sustain the land and soil resource to meet the reasonably foreseeable needs of future generations.”

Industrial scale Gravel extraction will not accompany Outstanding natural features and landscapes

Figure 2: Douglas Road gravel extraction operation from across the Motueka River.

My name is Hannah Mae and I have lived at 370 Motueka River Westbank Road for 14 years. As the crow flies, I live approximately 200 metres west of the proposed mining location, and by road our residence and lifestyle property is 1.2 km north-west of the access point on Motueka River West Bank Road (MRWBR).

I initially heard about this CJ Industries Ltd (CJI Ltd) Resource Consent application to source and mine/extract gravel from 134 Peach Island in July 2020 when I attended a community meeting. I understood at this time that the application was in the early stages and CJI Ltd had made some initial contact with some of the neighbouring affected parties. The group of 30 or so representing the local community in those early stages were very concerned about the future prospect of industrial scale exploitation of the resources in the local Rural 1 zoned area. Since that time, the group of local concerned residents and landowners has doubled in number, has registered as an Incorporated Society, and continue to actively and resolutely oppose this proposal to exploit and denature the productive lands of the local area.



Figure 3: Landscape including proposed gravel extraction site for RM 200488

2) The reasons for my submission are:

Road unsuitable for notably increased heavy vehicle cartage will endanger public safety.

Motueka River Westbank Road (MRWBR) has been classified as a secondary collector road by the One Network Road Classification. One of the primary components of the New Zealand Transport Authority (NZTA) classification to inform decisions relates to the associated customer level of service that the road should offer. In the document, *Applying the ONRC guidelines*, NZTA state:

“The customer levels of service will be delivered in the context of a safe system approach, which aims to create a forgiving road system, where human error and vulnerability do not result in death or serious injury².”

Our roads and bridges in our community are used every day by school buses, milk tankers, Solly's traffic, posties and delivery vehicles, cycling tour groups, children and family traffic to school, work and town, and as a main route to the National Parks.

Fact: Significant increased risk due to heavy and frequent truck and trailer units on an arguably unsuitable collector road will directly contribute more than minor effects on this part of the road network and endanger the public and other road users.

Truck accident off Motueka River West Bank road on 25 November 2021 provides an example of the risks caused by heavy vehicle movements on this secondary collector road. The truck driver lost control on his return route the evening of the 24 November, even when the road was dry and quiet. The residents of the property were at home at the time, the horse in the paddock, the driver was airlifted for hospital care and the family living on the property were unharmed.



Figure 4: Serious (non-fatal) accident 25.11.21 -Motueka River Westbank Rd, normal roads and weather conditions.

Traffic concepts Ltd (June 2020) have not included the need to cross the centre-line in order to access the MRWBR from the paper road. Has this been considered and assessed?

The applicant (pg 11) talks of use of a section of river reserve land before entering MRWBR. What land are they referring to? Road reserve land? Will the entry/exit point be altered in order to get on to the road in a safe manner? Will that alteration comply with the TDLM in all respects including safe intersection sight distances and angle of entry onto the existing road network?

I question the safe intersection sight distance (SISD) as referenced in the Nelson Tasman Land Development Manual, which has not been reported on by Traffic Concepts. The paper road access onto MRWBR with the posted speed limit of 80km/h would require a SISD of 181 metres to comply with the NTLDM guidelines.

Cumulative effects, permanent damage and potential effects of low probability which would have a high potential impact should be anticipated for all roads, bridges and intersection points proposed for transport of gravel to the processing plant in Motueka.

NZTA² indicates that estimated heavy vehicle movements on the MRWBR (secondary collector road) towards the Alexandra Bluff bridge is 11% with the average annual daily traffic (AADT) of 477 per day. This suggests a daily average of 52 heavy vehicle movements a day. The proposed increase of 30 heavy vehicle truck movements a day will raise this rate to 17% of the average annual daily traffic.

The applicant (pg 20) supplies false and unreferenced data to suggest the proposal's trip generation will have a less than minor effect on the road network as a result.

Road damage and costs to the public roads and bridges suggested as the best practicable route is expected to notably increase and should be accurately considered in full. Dangers associated with the notable increase of heavy vehicle traffic on this road contradicts a forgiving road system where human error and vulnerability do not result in death or serious injury.

I do not agree that the Motueka River Westbank Road is appropriate for the notable increase of very heavy truck and trailer units without causing more than minor effects on this part of the road network, and without compromise to the safety of other users.

The Tasman Resource Management Plan classifies this Rural 1 land as productive.

Tasman District council states “The Rural 1 Zone comprises the most inherently productive land in the District, and includes about five percent of the total rural land area. The TRMP seeks to protect this high productive land, with a priority to retain and enhance opportunities for plant and animal production. This high productive land is a finite resource and its loss through fragmentation (subdivision and development) is effectively irreversible. Rural living opportunities are enabled in the Rural 1 Zone where the actual or potential productive value of the land is retained and there is no risk of further fragmentation.”

Fact: Granting of resource consent to extract gravel from this Rural 1 land opposes the objectives of the Tasman Resource Management Plan, where productive Rural 1 land is not protected, retained and enhanced for plant and animal production.

Neighbouring properties are productive in pastoral and arable farming, orcharding and horticulture.

The closest neighbour to the proposed location states⁴: “We grazed stage one for quite some time. We cleared most of the gorse and broom and fertilised. It became an exceptionally good grazing paddock. We on a neighbouring property have apples and pears producing good export fruit. We also have very productive grazing land for cattle.” LeFrantz, C.M., (2021)

Permanent damage to the structure of this productive and versatile land, which cannot be returned to previous conditions is explained by Dr Bernard Simmonds (Tasman District Council Resource Scientist) by email 16 January 2020. He does not believe gravel extraction could take place without significant adverse effects at these sites even with controls proposed.

The applicant (pg 23) states “the land will be returned to pre-excavation levels and all topsoil will be re-spread, so the long-term productivity and versatility of the site will remain.” I expect the consent decision will consider the expert opinion as the best informed, that is to base it on science and fact rather than of the applicant’s opinion which results entirely from a commercial gain perspective.

TRMP rule 18.5.2.4 (pg 24, point 4) Damage to soil **does apply**. (pg 24, point 11) Damage to any natural habitat or feature **does apply**.

TRMP rule 16.10.2.2, the applicant (pg23 point 10): The extent to which the productivity and versatility of the land **will be affected, adversely**.

Fact: Consent approval for this application would be precedent setting for other non-permitted activities in rural 1 and rural residential areas.

Land, lifestyle and the environment will be de-valued:

Current use in this rural 1 zone achieves protection of the character, amenity and values of rural land and maintains the versatile qualities for present and future generations. Animal production, food production, employment, and rural residence supports the wider community and the local environment.

- ✘ Gravel extraction from rural 1 land will de-value land, lifestyle and the environment due to cross-boundary effects, and irreversible impacts on the high actual and potential productivity and versatility of the land area will be permanent.
- ✘ Gravel extraction removes material from the natural system and disturbs permanently the condition of the natural system. With reference to Dr Bernard Simmonds⁵, “Because of the sensitivity of these soils to damage from disturbance, and the high productive values they presently offer, I do not believe gravel extraction could take place without significant adverse effects at these sites (even with the controls you have proposed).”
- ✘ Gravel extraction has the certain potential to adversely degrade and devalue the subject environment.

Adjacent landowners and the wider community will experience cross boundary effects such as noise pollution, dust pollution, visual pollution no matter what consent conditions are in place. Noise, dust, vibration caused by industrial scale gravel extraction and heavy vehicle extraction and cartage (both on-site and off-site) will exceed that caused by normal day-to-day activities within this rural 1 zone.

No matter whether this activity is considered controlled, discretionary, restricted discretionary, or non-complying within the guidelines and principles of the Resource Management Act, the range of potential adverse effects expected and the irreversible cost to the environment must be considered entirely in conflict with the rules of the TRMP, and the RMA.

Fact: Gravel extraction as demonstrated by the operation at Douglas road degrades land, lifestyle and the environment.

TRMP rule 18.5.2.4 (9) Visual effects of the activity: The applicant (pg 24) is unrealistic regarding the minimal visual effects outside of the property. The stop bank, planting vegetation and area of excavation will not limit the visual impact of the activity. Example for comparison of the view of a Douglas Rd operation, figure 2 above. The topography and elevation of residences on both sides of the Motueka Valley will provide a birds eye view of the activity from all sides. 360° visual impact for the entire community.

Flood risk and damage to neighbouring property from industrial commercial gravel extraction.

Figure 5: Flooding of subject land for stage 1 (area indicated) of CJ Industries RM200488. Photo taken 17.7.21

Fact: Erosion potential has not been assessed by the Tonkin and Taylor report. No soil noise reducing berms, topsoil stockpiles or backfill stockpiles were evaluated in the Tonkin and Taylor Ltd hydraulic model.

TRMP rule 16.10.2.2: Because noise berms and topsoil stockpiles were not included in the modelled scenarios, the erosion potential has not been assessed. The applicant (pg23 point 6) states the activity will not alter/increase flood risk, nor impact on the health and safety of potential property owners. This is not accepted as true when the full impacts have not been assessed.

The applicant (pg 23 point 7): Flood hazard effects on the community, including physical, economic and cumulative effects **is applicable**.

Cumulative effects of potential flood events and lack of compliance raise significant concerns. Increased occurrence and intensity of flood events in the subject area is advised by NIWA, understood and well accepted. The locals and land owners are experienced and prepared in dealing with the aftermath of the regular and severe floods encountered in our area.

Extraction of gravel, right to the adjacent landowner's boundary, for example see figure 6a and b below, will contribute additional hazard and damage to any naturally occurring flood hazard that exists. There is no doubt that further damaging impacts and loss to adjacent neighbouring properties will be experienced, alongside the gravel extraction site.



Figure 5a: Douglas Rd gravel pit scouring out neighbouring boundary during flood. Photo taken the day after 17.7.21 flood.



Figure 6b: CJI Ltd gravel extraction to the boundary plus erosion of neighbouring boundary. Photo taken 18.7.21.

What compliance?

The applicant (pg 5) claims an excellent compliance record during their current consents.

The following is my evidence against this claim.

- ✘ How does this mitigate flood risk? CJI Ltd gravel stock pile at CJ Industries, Douglas Road. Photo taken 12.1.22.
- ✘ View of the CJI Ltd gravel stock-pile from across the river, Motueka River Westbank Rd. Photo taken 19.1.22.
- ✘ How is this clean-fill? Waste drums in base of CJ Industries gravel pit at Douglas Rd. Photo taken 23.8.21

Example: Flood risk mitigation?

Figure 7: Gravel stock pile at Douglas Rd site. Photo taken 12.1.22

Difficult to gauge the height of this gravel stockpile by the photo (figure 7), but note the mining dump truck alongside at left to assist for scale. This stockpile, see also figure 9, is not positioned parallel to the general direction of flood flow, or constructed to ensure stability and safety. It may be 10 metres high, at right angle to and in close proximity to the Motueka River, within the stop banks of the Motueka River.

On a far more topical note, this photograph was taken on the same day we were warned by Newshub of the ex-cyclone Cody, headlined “Weather: Ex-Cyclone Cody could *directly hit* New Zealand bringing rain, gales.”

How can this be considered stable, safe or temporary such as what is proposed by the applicants many times (pg 11, last paragraph) and (pg 23, point 2)?

How long is temporary, according to the applicants, or by the authority? How is temporary defined?

The applicants (pg 27) provide all the words, but the actions at their current sites in operation prove otherwise. If they want to operate safely and reduce impacts on others, the environment, and the area, they need to act accordingly.

Safe?

Gravel stock-pile from across Motueka River – non-parallel with flood flow.



Figure 8: Gravel stockpile viewed from across the Motueka River. Photo taken 19.1.22

The applicant mentions that gravel stock-piling will be temporary, safe and stable. In the event of flood, this stockpile will erode into the flood channel and cause large scale impacts. River ecology, aquatic ecology and loss of life through massive input of sediment with longterm effects on the substrate bed is anticipated.

Proof: **Clean-fill?**



Figure 9: CJ Industries gravel pit-DUMPED OIL DRUMS and STANDING WATER at base of pit shown. Photo taken 23.8.21.

The applicant (pg 11) and (pg 25, point 8) provide details of what will be used as fill, however here is proof that they include toxic materials at times. Note oil drums in figure 8. Who will be the compliance monitor of backfill material? How?

The applicant (pg 11, second paragraph) Where will the topsoil be coming from? Will it be inert and non-contaminated? Will this be checked? By who? When? How?

The applicant (pg 10) state no excavation will occur below groundwater level at the time of extraction. Note standing water highlighted at top of figure 8.

TRMP rule-Land disturbance, Page 25 point 9: what is the appropriate free board? How is this monitored? Who's checking?

TRMP rule 18.5.2.4 (point 2): The applicant states no excavated ground will remain open for longer than 6 months on completion of excavation from any individual hole. How will this be complied with, who will monitor? They currently cannot fill their existing holes at Douglas Rd, what of their other gravel extraction sites in operation at the same time, won't they be requiring back fill also to comply?

TRMP rule 18.5.2.4 (point 3): The applicant states a less than minor effect on groundwater. All photos they supply in annexure J show that they reach groundwater, yet they claim to not excavate below groundwater levels. Fact must be acknowledged that Douglas Rd residents have on

recommendation from local council all installed UV filtration for the treatment of their degraded potable water supply since gravel extraction has been undertaken in their local area.

The applicant (pg 11, paragraph 3) The ground will be reinstated to the original levels *as far as practicable*. This is not consistent with other mentions, for example (pg 23 point 10) of returning the land to pre-excitation levels...so the long-term productivity and versatility of the site will remain. Which rule applies, one or the other? Both?

Whether compliance results from been volunteered by the applicants or required by the consent, monitoring must be in place to prevent continued non-compliance such as these photos provide proof of. How will compliance monitoring be effectively implemented, to prevent the burdens of cost from increased flood risk on other land-owners, adverse effects on the environment, and permanent degradation and contamination to the lands that we are responsible for protecting for future generations?

Intentions for this Rural 1 zoned land purchase?

Intentions of use of property purchased in this rural 1 zone by the applicant is evident, though gravel exploitation /mining of resource is not and has never been classed a permitted activity by the TRMP.

The first Resource Consent application 8.7.2019 to extract gravel from 493 MRWBR was presented to Council within 4.5 months of having purchased the Peach Island Rd property (1.3.2019). Following failure to be granted the original consent to extract gravel, the current application for 134 Peach Island Road was initiated the following year (15.6.2020). Proof of consultation from Ngati Kuia Trust in reference to both applications was provided 12 September 2019.

Relevant Policy Documents:

Policy framework, TRMP (pg 27): The applicants suggestion that the proposal is appropriately located, designed to minimise flood hazard and landscape effects, and reinstatement to retain rural amenity characteristics of the site is a joke.

The proposal continues to indicate entire disregard for the existing and proposed environment as suggested on pg 28. The rural and riverine character and amenity values of the site and environs **cannot be retained** under this proposal, and any potential effects **cannot be contained** within the site.

Policy framework, TRPS (pg 28): The applicant and proposal suggests it accords with the TRPS by means of mining, that is extraction of mineral resources. No, I disagree. My submitted points detailed here, overall advocate that protection of mineral resources where they occur, here, in rural 1 zoned land is required to be consistent with the objectives and policies of the Tasman Regional Policy Statement, to protect high quality lands, the Motueka River, the local ecosystem, and the Motueka River West bank Rd residents and landowners.

Summary

I, Hannah Mae, stand alongside all Rural 1 zoned landowners, with private property rights protected by law, and the wider community to oppose this application for Resource consent on the grounds of the actual and potential lifestyle and environmental impacts from the activity of gravel extraction at this location. Consent to extract gravel in this location will set a precedent and risk rural 1 zoned land entirely to further loss of productivity, ill-use and permanent degradation.

Gravel extraction at the location of 134 Peach Island Road, Motueka is in opposition to the rules of the Tasman Resource Management Plan, whose purpose is to protect the rural character and rural landscapes in the Tasman District.

I request to stand and speak my submission, or have my submission read by my representing solicitor at the Hearing for this RC proposal.

I request (under section 100A of the RMA) that Council engages and delegates an independent commissioner/s who are not members of the local authority to hear and decide on the application.

Hannah Mae

References:

1. Tasman District Council website. *Rural Land Management. How the rural land is managed in the District, the different zones, and the rationale for them.* Retrieved from <https://www.tasman.govt.nz/my-council/key-documents/tasman-resource-management-plan/rural-land-management/>
2. NZTA. *One Network Road Classification Map (ONRC).* Retrieved from <https://nzta.maps.arcgis.com/apps/webappviewer/index.html?id=95fad5204ad243c39d84c37701f614b0>
3. Planscapes (NZ) Ltd., (2020, 15 June). *Application for Resource Consent.*
4. LeFrantz, C.M., (2021) Correspondence to Council, 2.7.2021.
5. Dr Bernard Simmonds -Tasman District Council Resource Scientist., (2020, 16.1) *Email: Re Soils information request – Peach Island area.*

To: The Resource Consent Administration Officer
 Tasman District Council
 Private Bag 4
 Richmond 7050
 Email: resourceconsentadmin@tasman.govt.nz



RM200488 - CJ Industries Limited

Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

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Submitter Details

Full Name:	Ronald Jeffrey Frater	
Contact Person (if different):		
Address for Service:	390 Motueka River West Bank Road R D 1 Motueka	
Postcode:	7196	
Phone:	021855850	E-mail: nzborders@yahoo.co.nz

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: **CJ Industries Limited**

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Gravel extraction...

Tasman District Council Application Number (if known): RM **RM200488 and ors**

1) The specific parts of the application that my submission relates to are (details*)

Non-permitted activity in Rural 1 zoning
 Environmental impact
 Health and safety impact
 Road issues
 Location issues

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

As a resident owner of the property at 390 Motueka River West Bank Road, which is on the opposite side of the road to the property for which consent is sought, I believe granting this consent would be majorly detrimental to health, property values and safety of road users.

*Note: Any additional information should be submitted on a separate sheet.

3) The nature of my submission is that: (Tick one of the following three boxes)

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes)

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(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent)

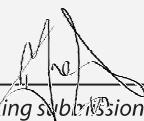
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Print Full Name:

Signature*: 
 (Person making submission or authorised agent)

Date:

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

*Ron Frater
390 Motueka River West Bank Road, R D 1, Motueka 7196
nzborders@yahoo.co.nz*

Additional information in support of submission opposing Land Use Consent RM200488 and RM200489

1. Non-permitted activity in Rural 1 zoning

The subject area is zoned Rural 1. In terms of the Tasman Resource Management Plan:

- “The Rural 1 Zone comprises the most inherently productive land in the District, and includes about five percent of the total rural land area.”
- “The TRMP seeks to protect this high productive land, with a priority to retain and enhance opportunities for plant and animal production.”
- “This high productive land is a finite resource and its loss through fragmentation (subdivision and development) is effectively irreversible.”

Productive value was rigorously assessed using an eight class classification. Allowing this land to be destroyed by gravel extraction would be admitting that the classification assessment is flawed and therefore be precedent setting for other non-permitted activities in rural areas. This cannot happen.

The application for RM200488 includes advice from TDC Resource Scientist – Land, Dr Bernard Simmonds:

- “Unfortunately, for these sites there is no way of reinstating land following gravel extraction that would retain the same levels of versatility and productive potential as previously held.”
- “Because of the sensitivity of these soils to damage from disturbance, and the high productive values they presently offer, I do not believe gravel extraction could take place without significant adverse effects at these sites (even with the controls you have proposed).”

If this land were to be utilised for gravel extraction there is therefore no way of re-instating it to productive land.

2. Environmental

The proposed activity consists of exploitation and degradation of the taonga that is the Motueka River and surrounding lands. There is high potential for water contamination and accumulative damage to aquifers, effecting all the downstream of Motueka River and potable / livestock water taken from the surrounds. The owners of neighbouring properties to the applicant’s Douglas Road extraction operation will attest to the severe adverse effect on their water supplies following commencement of that operation.

The proposed operation would have detrimental effects on local native wildlife and offers potential for flood and stop bank damage, and will cause noise, visual and air pollution.

There is no way of controlling what the excavated site would be backfilled with i.e. non-approved landfill can quickly be covered, leaving the opportunity for considerable adverse environmental impact. The below photographs show oil drums in a gravel pit and a demolished house, both of which were photographed at CJ Industries’ Douglas Road gravel extraction site.



3. Health & Safety

The proposed operation would produce dust and particulates which have the potential to cause respiratory and other health effects. The noise impact from an operation proposed to run 7:00 am-5:00pm, will be incessant and the effect of peak dB (rather than average) will be detrimental to health, especially for someone such as myself who has considerable sensitivity to noise following multiple traumatic brain injuries. The submitted Landscape Mitigation Plan will do little to mitigate this, given the length of time plantings will take to grow sufficiently to create any noise barrier. In any event, this would only provide ground level noise reduction and not reduce the noise reaching elevated properties along both sides of the Motueka River.

The proposed Noise Management Plan offers little comfort, in that monitoring will essentially be by exception and complaints are to be handled by the son of the majority shareholder of the applicant, then escalated to the applicant's directorate, with a contingency plan of:

- CJ Industries, and any relevant sub-contractor, shall assess the activity to determine what, if any, mitigation can be implemented
- If it is not considered practicable for an activity to comply with the construction criteria, Council shall be informed with the intent of gaining a dispensation of the noise and/ or vibration criteria for the activity.

These points indicate there would be little interest in mitigating noise and that dispensation would be applied for.

The proposed volume of heavy transport will create a danger to road users (especially cyclists, as the route encompasses part of the Great Taste Trail), which would be exacerbated by the high tourist traffic volumes along Motueka River West Bank Road during summer months. This route is narrow and is already frequented by heavy trucks, including Solly's and Fonterra, making it already hazardous to non-vehicular road users.

Water contamination for residences and livestock drawing from Peach Island bores poses further health concerns.

4. Roading

The non-main public route of Motueka River West Bank Road and the one-lane Rocky River and Alexander Bluff bridges would have to sustain massively increased heavy vehicle use, and there would be cumulative damage to water tables, drainage, and culverts on this route. Damage to the bridges which necessitated any closure for repair would see considerable diversion required, including placing elevated traffic volumes through Motueka township.

5. Location

The subject location consists of primarily low-noise horticultural / agricultural land usage (grazing and orcharding) and lifestyle properties. The proposed operation would see hugely detrimental effects on local residents' lifestyle and property values. Impacts will be much wider than the local area (e.g. noise effecting elevated properties both sides of the river, downstream Motueka River users, residents along the heavy transport route to Hau Rd). This subject location is an area of cultural value to iwi.

Dust from the proposed operation will have a negative impact on surrounding apple production (including my own orchard), not only impacting orchard workers but also the adverse effect of dust settling into the stem end of apples, which is then unable to be washed out.

Summary

There are multiple negative aspects to this application. There are other avenues for gravel extraction – it does not need to be done in Rural 1 zoned land where such an industrial operation will bring widespread detriment.