

RMA Form 5

# Submission on publicly notified proposed district plan

Clause 6 of Schedule 1, Resource Management Act 1991

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To: Chief Executive, Hutt City Council

Via email to [district.plan@huttcity.govt.nz](mailto:district.plan@huttcity.govt.nz).

1. This is a submission from Jeremy Lovell-Smith on the Proposed Lower Hutt District Plan 2025.
2. My email address for service is [Jeremy.lovell-smith@gmail.com](mailto:Jeremy.lovell-smith@gmail.com)
3. I could not gain an advantage in trade competition through this submission.
4. The specific provisions of the proposal that my submission relates to, my submission on those provisions, and the decisions I seek are shown in the below table. I also seek all further, alternative, necessary, or consequential relief as may be necessary to fully achieve the relief sought in this submission.
5. I wish to be heard in support of my submission.
6. If others make a similar submission, I will consider presenting a joint case with them at the hearing.

Signed: .....

Date : 2 May 2025

Jeremy Lovell-Smith

93 Oroua Street

Eastbourne, 5013

## Decisions Requested

#	Chapter	Provision	Position	Reasons	Relief sought

2.	NH – Natural Hazards – Flood Zones - Maps	Flood Hazard Overlay	Support with amendment	<p>Our property at 93 Oroua Street, Eastbourne should not fall within a High Flood Hazard overlay, for the following reasons - amongst others: i) the zoning does not coincide with lived experience; ii) the limits of computer modelling should be taken into consideration. (For example, computer modelling does not take into consideration the use of private soak pits, the ground levels at property boundaries, or actual rainfall – and there are no nearby rain gauges.); iii) the relevant High Flood iv) no account has been taken of proposed actions by HCC and WW a) to contain/mitigate water runoff from HCC properties onto Oroua Street and b) to provide for adequate drainage of the flood waters.</p> <p>Regarding iv): To support the computer modelling described in the WW Report and the proposed flood zones, the authors of the WW Report refer to the HCC database and residents' reports to the HCC about flooding on Oroua Street opposite HW Shortt Park and adjacent HCC properties. (Refer to Section 4.3.5 "Middle Eastbourne Flooding" at page 44, and to page 59, of the WW Report.) However these residents' reports describe flooding</p>	The property at 93 Oroua Street, Eastbourne should not fall within a High Flood Hazard overlay on the relevant map/maps.
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#	Chapter	Provision	Position	Reasons	Relief sought
				caused by HCC's failures to contain water on and prevent runoff from its properties, and the inadequacy of current soak pits on the roadside gutters. (There was noticeably less flooding after trenches were dug along the eastern edge of the park to accommodate lighting equipment. The fill in those trenches has now solidified – leading to a recurrence of flooding from the park.) Thus using those residents' reports – to support the flood risk zones produced by the computer modelling - is of questionable validity( see also below)	

#### Evidence apparently supporting the flooding model:

Description of flooding from Social Pinpoint/HCC database:

- **91 Oroua St, Eastbourne** 15 February 2004:  
Flooded the whole street and came into our yard and up to the front door. Number 97 was diverting water to our yard as the water reached up to and into their front porch. Number 93 had to sandbag their garage. This has happened twice in a year.

Description of flooding from model

- **Date when flooding occurred was not provided in the comment.** It appears from other comments in this area that flooding is common. The model does predict flooding at this location during Feb 2004 event as well as other storm events.

**Submission comment:** The description of the flooding describes only the street flooding and that water came up to 91's front door. The suggestion that "Number 97 was diverting water into our [91 Oroua Steet's] yard" is in error due to physical impossibility since 3 properties separate 91 and 97. As a matter of course we at number 93 Oroua street initially and occasionally sandbagged our garage door but have found that the rubber seal on the garage door was adequate to keep water out.

**As a rule,** On the occasions that stormwater from Shortt park overwhelmed the Oroua street drainage, water could flow through our gate, but this quickly percolated through our sandy soil in the front yard and completely drained out once the rain eased sufficiently.

I have much experience of stormwater building up onto the footpath (between 89 and 97 Oroua Street) due to heavy rain combined with pohutakawa-leaf-blocked street gutters and culverts. Gutter blockages occur especially where the gutter narrows at driveways, the widening base of Pohutakawa trees, or is raised up by growing tree roots. In addition, leaves collect at culvert grills and significantly impede or completely stop flow.

The gutter culvert at the Titoki street/Oroua Street corner near 97 Oroua Street handles stormwater from Oroua Street and from the north side of Titoki street and is drained through a pipe heading south under Titoki. For many years I have attempted to clear both the gutters and the culvert when heavy rain is threatened or during a rain event. Usually clearing the gutter and leaves and debris from grills is sufficient to drain the stormwater from the footpath, but in heavier rains, the culvert cannot drain sufficient stormwater, and locals had to clear its outlet pipe manually using long rods and plastic pipes. This usually successful: when this Titoki Street/Oroua Street outlet is cleared, the stormwater clears relatively quickly and the water level retreats to gutter boundaries.

However, if heavy rain persists, stormwater building up in Shortt park begins to overflow onto the western verge of Oroua street, onto the road and quickly overloads the precarious drainage system. In these cases, storm water can flow through our gate and into our property. Note also that I no longer sandbag the garage because our gateway is sufficiently lower than the garage floor that water flows through the gate and onto the concrete cobbled driveway and onto the relatively porous lawn.

Note also that I have never, in the nearly 20 years living at 93 Oroua Street, seen such flooding as indicated by the model on Page 59 of the WW report.

Oroua street ratepayers have contacted the council many times, and met with representatives several times, pointing out that the stormwater system is inadequate. Recently, once the lines of responsibility were clarified, local residents have been notified that HCC and WW will take appropriate action.

1. Stormwater from Shortt Park should be actively managed by Wellington Water and Hutt City Council– preferably by causing it to drain toward the beach.
2. Stormwater flowing into our relatively short section of street gutter and otherwise flowing up onto the gutter and into properties, needs to be actively managed by Wellington Water and Hutt City Council for example by clearing leaves and potential blockages, by ensuring any street soakpits are adequately maintained, and by other engineering methods at their disposal.
3. The Wellington Water Flood Hazard model predicts widespread low, medium and high flood hazard levels, but these are in contrast to the experience of local residents. That the predicted flooding maps overlap with a few isolated resident reports of flooding, the model is not validated by those reports. Residents generally make reports to the HCC because they recognise inadequacies of the stormwater drainage system which can be improved. It is the responsibility of WW and HCC to take appropriate action where flooding is preventable.