

RMA Form 5

Submission on publicly notified proposed district plan

Clause 6 of Schedule 1, Resource Management Act 1991

Privacy Statement

Your submission must include your name, and an address for service (preferably email, but you can use a postal address). All information you include in this submission, including your name and address for service, will be provided to other submitters and published on Hutt City Council's website. Paper copies may also be made available. Hutt City Council is required to collect and publish this information to carry out its functions under the Resource Management Act 1991 and to enable others to take part in the district plan process. The Council, other submitters, and the Environment Court may need to contact you during this process.

If your submission does not include your name and an address for service, it will be rejected.

While the Council will retain all information provided in your submission in secure council systems, all contact details will be removed from any documents published on Council's website once the district plan process is complete. However, your name and the contents of your submission will still appear in these documents.

You have the right to ask for a copy of any personal information we hold about you, and to ask for it to be corrected if you think it is wrong. If you'd like to ask for a copy of your information, or to have it corrected, please contact us at contact@huttcity.govt.nz, call 04-570-6666, or write to us at Private Bag 31912, Lower Hutt 5040.

To: Chief Executive, Hutt City Council

Via email to district.plan@huttcity.govt.nz.

1. This is a submission from **ALLIED PETROLEUM LIMITED c/- Sean Rooney** on the Proposed Lower Hutt District Plan 2025.
2. My email address for service is **sean.rooney@alliedpetroleum.co.nz**
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 **do not wish** to be heard in support of my submission.
6. If others make a similar submission, I **will not** consider presenting a joint case with them at the hearing.

Introduction

7. Allied Petroleum Limited is a wholly owned subsidiary of H.W. Richardson Group Limited and operates a Service Station on property owned by HWR Property Limited at 2-4 Waione Street, Petone, being legally described as Lot 1, Deposited Plan 7972.
8. Under the Proposed District Plan 2-4 Waione Street is identified as a “Site or Area of Significance to Māori – Hikoikoi Pā (Category 2)” which, if retained could have a significant and detrimental effect on the potential (re)development of the service station and therefore on the site’s property value or options.
9. As detailed in the following table, Allied Petroleum Limited requests that 2-4 Waione Street is removed from being categorised as a Site or Area of Significance to Māori – Hikoikoi Pā.

Decisions Requested

#	Chapter	Provision	Position	Reasons	Relief sought
1	Maps	The mapped outline of the “Site or Area of Significance to Māori – Hikoikoi Pā”.	Oppose	The inclusion of 2-4 Waione Street, Petone and adjoining properties fronting Waione Street, identified on the Planning Map as being within the “Site or Area of Significance to Māori – Hikoikoi Pā” is not correct as historic evidence would suggest that 2-4 Waione Street is not located on or near the historic Hikoikoi Pā site.	Removal of 2-4 Waione Street and other Waione Street properties north of the western end of Marine Parade up to Kirkcaldy Street proposed for inclusion within the scope of the “Site and Area of Significance for Māori – Hikoikoi Pā” and amend the proposed planning maps accordingly.
2	SASM – Sites and Areas of Significance to Māori	Objectives, Policies and Rules	Oppose	Private property rights and democratic governance are not being respected by what is proposed under the Sites and Areas of Significance to Māori chapter of the Proposed District Plan.	Removal of all private property from being SASMs under the Proposed District Plan or designation of all private property identified as a SASM to a new SASM category (3P) that has the same rules as Category 3 except Tangata whenua are not recognised as having “self-determination” over SASMs in that category.