

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 Brett Osborne on the Proposed Lower Hutt District Plan 2025.
2. My email address for service is bretto.osborne@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 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.

Decision Requested

#	Chapter	Provision	Position	Reasons	Relief sought

1	Maps	Flood Hazard Overlay (Low, Medium and High) – 13 Holmes Grove, Naenae.	Support with amendment	<p>Holmes Grove is a cul de sac located on the foothills of the Eastern Hills. The land predominantly slopes down to the west towards the Naenae town centre.</p> <p>The Low Flood Hazard Overlay and the Medium Flood Hazard Overlay is shown across the front boundary of 13 Holmes Grove (see extract A below). The extent of the flood overlay into the subject property is opposed as it does not account for the difference in ground level of 13 Holmes Grove, which is elevated above the road reserve.</p> <p>Extract B shows photographs of the subject areas where there is an existing retaining wall along the frontage of 13 Holmes Grove. This ranges approximately 0.5m to 1.0m high above the road reserve.</p> <p>The online WWL flood model¹ and the associated technical report² clarifies the model flood depth as 0.1m to 0.25m (see extract C). That overlay area is applied uniformly across the subject area and therefore does not account for that</p>	<p>It is requested the Low and Medium Flood Hazard Overlay is amended by 'snapping' these overlays to the road reserve boundary so that the flood overlay does not extend into the property of 13 Holmes Grove.</p> <p>This would better reflect the relative ground levels where the land within 13 Holmes Grove is elevated above the road reserve and higher than the modelled maximum flood depth during a 1% AEP event.</p>
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				<p>area being approximately 0.5m to 1.0m <u>above</u> the road reserve.</p> <p>While some frontages are at grade, this subject area is not and the modelled flood height (1% AEP with CC) would not encroach as indicated by the overlay due to the ground level being raised much higher above the road reserve. For further context, the modelled flood depth within the road reserve is 0.25 to 0.5m deep. As such, it would not extend into the subject site (see extract D).</p> <p>It is therefore requested the flood hazard overlay be amended to exclude it extending into the property of 13 Holmes Grove.</p>	

¹ https://experience.arcgis.com/experience/789b67f52c1d409682d6f853e336bd31/page/Stormwater-Models-and-Mapping#data_s=id%3AdataSource_4-HCC_Flood_Depths_100yrCC_2024_2182%3A1320

² Eastern Lower Hutt Stormwater Model Build Prepared for Wellington Water Limited by Stantec, March 2022.

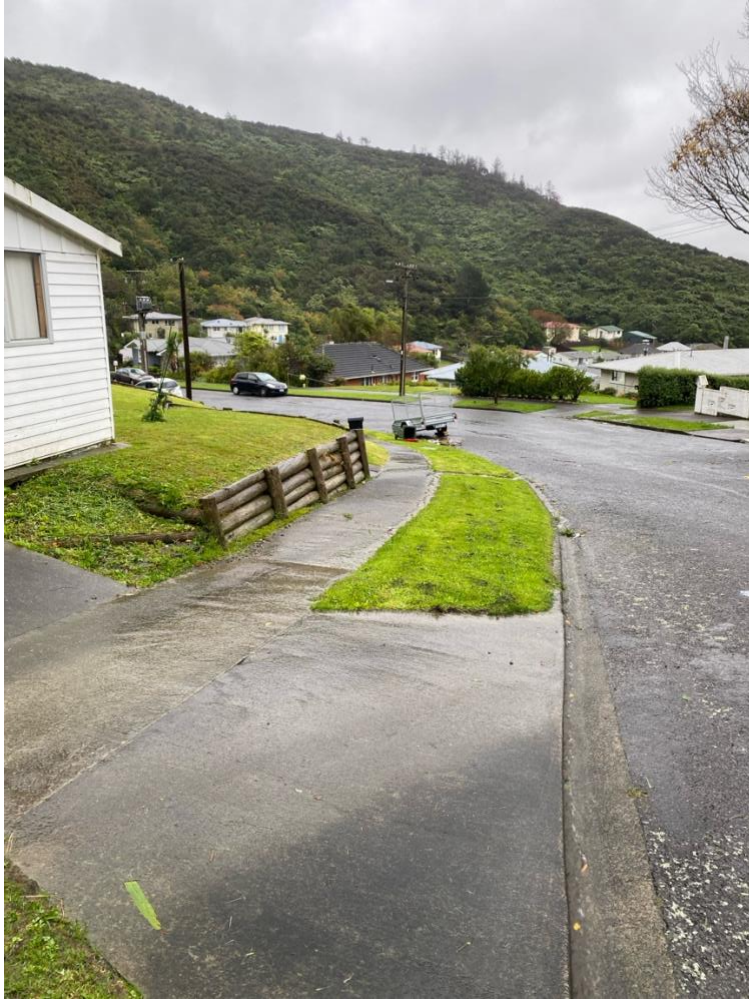
Extract A: PDP Flood Hazard Overlay. Red dashed area shows overlays within 13 Holmes Grove.



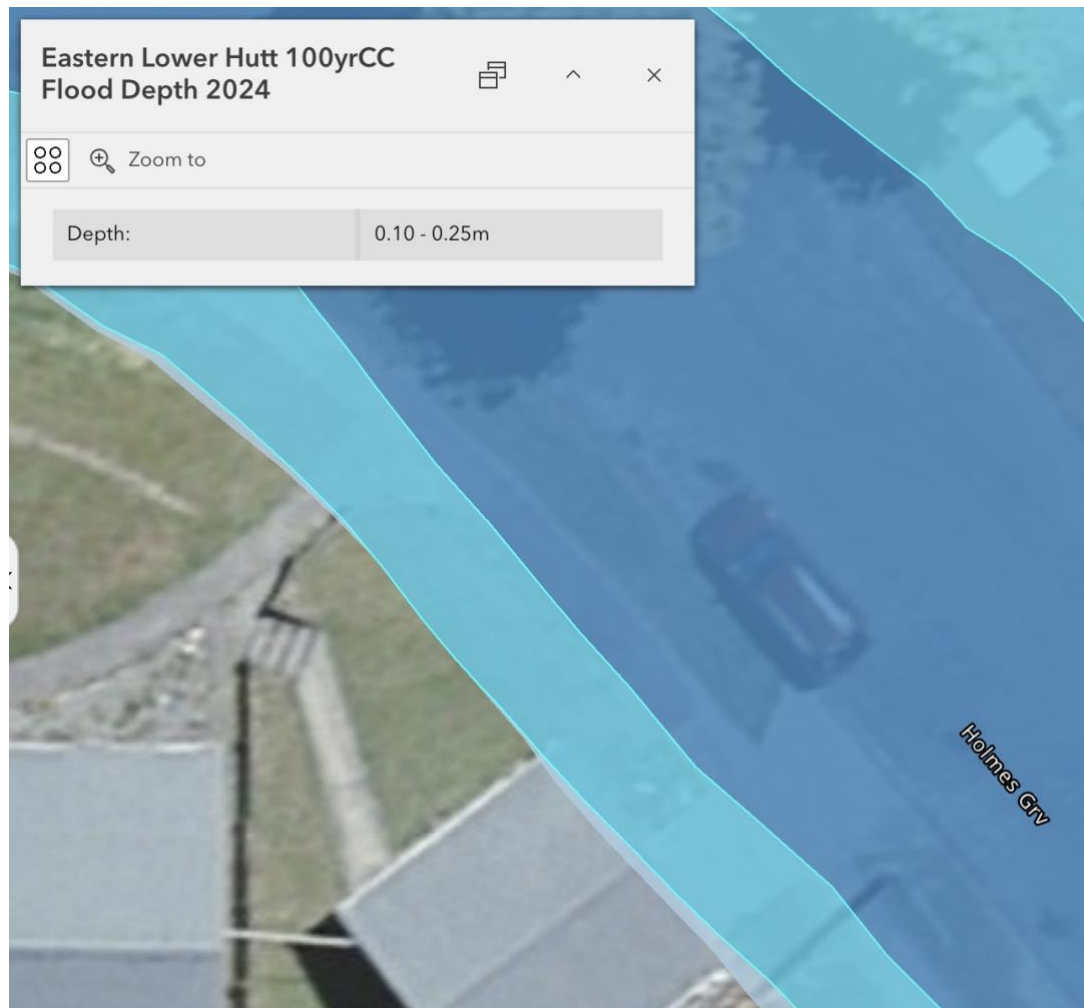
Extract B: Photographs of retaining wall and raised ground level of 13 Holmes Grove above the road reserve. Each half round is approximately 150mm high.







Extract C: WWL flood model and depth.



Extract D: Flood model depth within road reserve.

