

Kenepuru & Central Sounds



Kenepuru & Central Sounds Residents Association Inc.

The Chief Executive
Marlborough District Council
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*Ross Withell
(President)
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16 Feb 2014

Dear Sir

Kenepuru and Central Sounds Residents' Association Submission on Resource Consent Application U130758 – Public Toilet Ohingaroa Bay

I write in my capacity as President of the Kenepuru and Central Sounds Residents' Association Inc.

Introduction

1. The Association was established in 1991 and currently has over 260 household members whose residents live full time or part time in the Kenepuru and Pelorus Sounds. The Association's objects include, among others, to coordinate dealings with central and local government and promote the interests of residents of Kenepuru Sound and adjacent areas and to promote and act in the best interests of residents, ratepayers and persons associated with the Kenepuru and Central Sounds area. AGM's of the Association are well attended. The Association receives no government funding.
2. The influx of residential, commercial and tourist traffic into the Kenepuru Sound area has significantly increased over the last decade

Kenepuru & Central Sounds Residents Association Inc.

President	Ross Withell
Vice President	Adrian Harvey
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or so but public facilities such as well-sited and maintained public toilets have lagged behind. Accordingly, the Association supports the provision of properly maintained and well signposted toilet facilities adjacent to Kenepuru Rd for the convenience of the travelling public.

3. However, for whatever reason, the initial placement of a new public toilet does seem to generate controversy and concern as well as support in the community. Accordingly, the Association has, following its original letter of support to the Council from the former Chairman of the Association, received correspondence raising concerns from some residents in Ohingaroa Bay. The Association has undertaken its own assessment of the degree of support and meet with some of those opposed. The Association's Committee has also extensively discussed the application.

Association's Comments on Application

4. **Design of Toilet:** The Association would have preferred a septic tank/flush design toilet but understands that for a variety of technical reasons, this is not practical in the circumstances. The Association understands that the preferred design is a "long-drop" type. The Association appreciates that these designs have moved along in recent years and notwithstanding that this facility is likely to be heavily used, if well maintained by the Applicant this design could be appropriate. We urge the Hearing to question the Applicant on this aspect and receive appropriate assurances.
5. **Location:** The Applicant has put up various options within the immediate area. We note that the Applicant's preferred option is not located as close to the picnic area it is meant to serve as would be preferable. However, we understand substantive technical reasons including proximity to the foreshore rule out the closer Option 2. We request the Applicant confirm this detail at the Hearing. The picnic area and the gravel pull-in area are not connected at this stage. In other words, people would have to walk from the gravel pull-in area along the road to the toilet. The Applicant has suggested that this slightly hazardous route will be resolved by constructing a bridge and boardwalk to integrate the two areas. This will require good signage and the Applicant should confirm they will do this. In any event, the proposed bridge and path to the Applicant's preferred location will need to be well maintained. Assurances as to this being so should be sought from the Applicant.

6. **Toilet Maintenance:** The Applicant needs to reassure the Hearing and thus the community that appropriate and ongoing arrangements as to cleaning and maintenance of the toilet facility will be put in place.
7. **Road Safety:** The current access from the picnic area to the gravel parking area adjacent to the proposed toilet site is via Kenepuru Rd. At present, this section of Kenepuru Rd is classified as 100kph. To allow for better protection with regard to traffic entering and leaving the subject area and bearing in mind the number of houses around this stretch of road, the Association submits that there should be a 50kph restriction for this stretch of Kenepuru Rd.
8. **Freedom Camping:** A side issue that is troubling some of the Ohingaroa Bay residents is freedom camping on the parking area. Some believe the presence of a toilet facility will encourage freedom campers. We accept that currently overnight stays of up to 4 overnight vans are permitted. However, we submit that larger and better signage as to the current restriction on there being only 4 self-contained vans overnighing in this area is required.

Support for Application

9. Subject to and on the basis of the matters raised above, the Association supports this application.

Request to Appear

10. The Association confirms that it would like to present/talk to this submission at the public hearing.

Yours faithfully



Ross Withell

President

Kenepuru and Central Sounds Residents' Association

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