

FORM 13

SUBMISSION ON A PUBLICLY OR LIMITED NOTIFIED APPLICATION CONCERNING RESOURCE CONSENT

ROTORUA LAKES COUNCIL

Section 96 Resource Management Act 1991

(Rotorua Lakes Council is the operating name of Rotorua District Council)

To: Chief Executive Rotorua Lakes Council Private Bag RO3029 ROTORUA	Name of Submitter: Teresa and Walter Scheer TeWa Investments Trust [Full Name]
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This is a submission on an application from *[name of applicant]*:

Te Tuapapa Kura Kainga. Ministry of Housing and Urban Development

for a Resource Consent to *[Briefly describe the type of consent, proposed activity, and location of the resource consent]*:

LU24-010190. Resource Consent to use the existing site and motel buildings at for an extension of contracted emergency housing

at *[The location of the resource consent]*:

131 Lake Road, Koutu Rotorua

The specific parts of the application that my submission relates to are *[Give Details]*:

1. The zoning to the proposed application is Still Zone 4 Tourism accomodation concentrated along city entranceways and arterial routes such as Fenton Street and Lake Road
2. The type of accomodation and the number of occupants on site (stated on the letter dated 20 July 2024)
3. The proposed extention being a further 1 year.
4. Quality of on-site support

My submission is *[include whether you support or oppose the specific parts of the application or wish to have them amended; and the reasons for your views]*:

We OPPOSE the application in its entirety. on the basis that

I seek the following decision from the consent authority *[Give precise details, including the general nature of any conditions sought]*:

1. The intended use via this application is incongruous to the Zone which despite proposed ammendments is still - Commercial 4. Tourism Accomodation. Known as the City Entrance Way. We firmly believe that Rotorua needs to improve, enhance and advance our Tourism status. Once known as the Tourism capital of the North Island our reputation has been negatively impacted by the emergency housing overload in Rotorua on the entrance and exits. This is evidenced by the comments offered by tourists over the past 3 years. We can concur that the statements made by the guests from [REDACTED] [REDACTED]. Comments relating to aggressive loud disputes, police call outs and general comments regarding an unwillingness to rebook due to this.
2. The Motel style complex does not offer safe, suitable, compliant indoor spaces. We respectfully contend that the units would fail Healthy homes compliance testing in terms of insulation, ventilation, and access to kitchen and laundry facilities. Outdoor play space for this number of children is effectively non-existent. Given that the logical outdoor play area is the central courtyard which is also the carpark. The carpark opens onto the one of the busiest arterial routes servicing the city. Lake Road is a dual carriage way open to four lanes of heavy traffic.

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

Signature of submitter (or person authorised to sign on behalf of submitter):	Date: 16-Aug-2024
Address for service of Submitter: [REDACTED]	Telephone: [REDACTED]
Contact person: <i>[name and designation, if applicable]</i> Teresa and Walter Scheer TeWa Investments Trust	Fax/email: [REDACTED]

Note to submitter:

You must serve a copy of your submission on the applicant as soon as reasonably practicable after you have served your submission on the consent authority.

The information you have provided on this form is required so that your submission can be processed under the RMA, and your name and address will be publicly available. The information will be stored on a public register and held by the Council, and may also be made available to the public on the Council's website. In addition, any on-going communications between you and Council will be held at Council's offices and may also be accessed upon request by a third party. Access to this information is administered in accordance with the Local Government Official Information and Meetings Act 1987 and the Privacy Act 1993. If you have any concerns about this, please discuss with a Council Planner prior to lodging your submission. If you would like to request access to, or correction of your details, please contact the Council.