



COMMENT SUBMISSION FORM
Publicly notified application for leases,
licences, permits, or easements.

A. Permission Application Number and Name of Applicant

71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Warren John Webber (Private resident and property owner near Okere Falls)

Address for Service (Postal Address) [Redacted]

Post Code [Redacted]

Telephone [Redacted] Email Address: [Redacted]

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) Support this Application.

E. Hearing Request

I (circle one) Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

All thirteen (13) parts of the Consent Submission prepared by Cheal Consultants Limited on behalf of the applicant, including all Appendices thereto.

My submission is [include the reasons for your views]:

My submission is in SUPPORT of the consent application by Okere Adventures.

I have reviewed all relevant documentation provided on the Department of Conservation website (<https://www.doc.govt.nz/get-involved/have-your-say/all-consultations/2019/applications/okere-adventures-limited/>)

In particular I note and have reviewed the following:

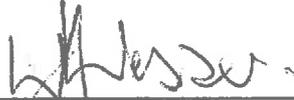
1. A professional and comprehensive Consent Application by Cheal Consultants Limited, including, but not limited to – a. Ecological Assessment by Wildlands b. Traffic Impact Assessment c. Draft Safety and Operation Plan
2. Comprehensive consultation with impacted manawhenua (Ngati Hinekiri & Ngati Hinerangi) which I understand to include agreement in principle for a profit-share arrangement
3. Comprehensive technical reporting by Mansergh Graham – landscape architects
4. Comprehensive technical reporting by the Styles Group – acoustic and vibration consultants
5. Utilisation of Soil Anchor technology to secure all zipline cables. This is well-proven technology for which the applicant has consulted with the Avalon Group which has particular geotechnical expertise.
6. Commitment to the maintenance and enhancement of the Okere Reserve
7. That the applicant will be bound to adhere to comprehensive industry operational standards applicable to a zip-line operation
8. That the applicant proposes to utilise German cable technology which considerably mitigates acoustic impacts of zip-line operation
9. That the clearance of vegetation is predominantly in the nature of pruning for safety considerations
10. Ecologically responsible transportation proposal with supplementary local community benefits



What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

I support the consent application as it stands and require no further amendments or mitigations.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Warren John Webber

Printed name of submitter or person authorised to sign on behalf of submitter

18th September 2019

Date

Please complete this form and send to permissionshamilton@doc.govt.nz (*Marked for the attention of B Cox*). You may also post your submission to: Director-General, c/o Department of Conservation, Private Bay 3072, Hamilton, 3240 (*Marked for the attention of B Cox*).



**Note: Include pages two and three of this form with your response to DOC.
Do not include page one.**

A. Permission Application Number and Name of Applicant

71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):
Charlotte Fleming

Address for Service (Postal Address): _____

Post Code: _____

Telephone: _____ Email Address: _____

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

- I wish to be contacted alternately by: _____
- I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) Support / Neutral / Oppose this Application.

E. Hearing Request

I (circle one): Do Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

Predominately to the ziplines that will be seen at the waterfall viewing sites.

But overall the level of appropriateness of a development like this at such a popular location is also questionable.

My submission is [include the reasons for your views]:

I last visited the reserve with husband and kids in April and have visited many times before. It is always very busy and clearly the public greatly values the reserve.

This development threatens those values – particularly around the waterfalls. The artist impressions of hanging wires are intrusive and have no place in places of such scenic interest, in full view of the public (more so in a scenic reserve). When the zipwire is in use they would become even more intrusive.

There is real risk here of destroying the values of the reserve so appreciated by so many. Even being sighted in the visual periphery is unacceptable in such a location.

No mitigation can overcome the impact on the scenic and visual amenity that placing permanent man-made steel wires and their users into the views of the waterfalls will create. They are a Rotorua gem – leave them that way.

If DOC decide this development is appropriate for this reserve keep it away from the places of public interest. Keep it unseen. And unheard. I have been ziplining. People yell and scream. Where there are ziplines there will be an awful lot of noise from participants.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

If this development is appropriate at all, it should be build out of total view of the key areas of scenic interest. ANY visual impact at the waterfalls even in the periphery, particularly Tulea Falls , but also the upper waterfall should

be not allowed.

G. Your Signature

Charlotte Fleming

Signature of submitter or person authorised to sign on behalf of submitter

CHARLOTTE FLEMING

Printed name of submitter or person authorised to sign on behalf of submitter

18/09/2019

Date

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71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):
Neville Wilson and Mathew Barnard Rotorua Jetboard Tours Limited

Address for Service (Postal Address): _____

Post Code: _____

Telephone: _____ Email Address: _____

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

We Oppose this Application.

E. Hearing Request

We Do wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

The proposal cannot proceed based on Department of Conservations obligation to preserve scenic values over recreational values.

Loss of Scenic Value – The proposed ziplines are intrusive into the visual riverscapes of the two most primary river vistas viewed from the Okere Falls viewing platform and the Tutea Falls viewing platforms. The course of the proposed ziplines also intrudes on almost all the “untouched” gorge areas of the river that can be viewed from river level.

My submission is [include the reasons for your views]:

The assessment of environmental effects prepared by Cheal Consultants Limited is biased in favour of the proposal. Section 7.1 states that *“The reserve is already intensively used for recreation and commercial recreation”*. This is not strictly the case as the river is used intensively, not the land to which a lease is sought. The commercial operations for rafting and kayaking have minimal intrusion on the Scenic reserve as the commercial activities that currently lease the land are limited to walking, photography, movement of rafts/equipment a very short distance along the walking track and use of the track in emergency situations. The rafts and kayaks and other equipment such as sledging are all removable from the landscape and riverscape. 7 permanent ziplines are not removeable and reduce the scenic value of the reserve.

The assessment of environmental effects prepared by Cheal Consultants Limited is biased in favour of the proposal. Section 7.11.1 States: *“The proposed tourism activity is consistent with the established character and amenity of the reserve. The reserve is popular with walkers and is utilised for commercial rafting. Viewpoints for the rafting activity are an attraction also. The reserve is within close proximity of a main road and is already popular with tourists. Accordingly, the proposed recreation tourism is consistent with this established character and amenity.”* As stated above the zipline is not consistent with these uses as it places fixed structures and wires across the river which are permanent. None -of the commercial activity uses extensive permanent equipment that is intrusive to the landscape.

While we accept that the proposal is a great business opportunity and will create jobs, we note there are existing zipline activities already available in Rotorua, so while this proposal may create jobs it may also reduce job opportunities at other businesses.

In light of the Departments commitment to preserving scenic values we suggest that the activity proposed could be carried out using non- intrusive canyoning techniques that are currently used in many Department of Conservation areas throughout New Zealand. We again believe the Cheal Consultants Limited Report is biased in favour of the proposal as it has not considered alternate options of Canyoning. This option is feasible, where river crossings are rigged by the expert canyon guides on the day of the trip and only require fixed anchors which are far less visually intrusive to the landscape. If equipment was rigged for each trip as opposed to being permanent then this would be more in-keeping with the established character of commercial activity which uses the river but does not leave any permanent equipment in the visual landscape or riverscapes and only has minimal or no permanent fixed structure leases. This proposal suites a more sustainable tourism model as rather than mass tourism it would require less trips per day at a higher cost value minimising the impact of the activity and removing the permanent loss of scenic value.

We attach correspondence from the Department of Conservation in response to a proposal of minute scale and impact in comparison to the zipline proposal which was a polite request to express interest in having a storage container in a scenic reserve at Lake Okareka, Rotorua. We quote *“This area has been set aside as a scenic reserve rather than a recreational reserve – our focus is on protecting scenic values rather than recreational values”* and we further quote *“The other alternative is that you submit an application for a lease but I*

must suggest it is unlikely to be approved".

On the basis of the Department of Conservation's stance on a more than minor storage container at a Scenic Reserve which currently has shelters, campers, bollards, signs, campervans, a ski lane, sealed road ways and carparks at Lake Okareka, Rotorua. We would suggest to the Department of Conservation that the proposal to construct 7 ziplines and associated platforms and walking tracks for commercial recreation purposes in the Okere Falls Scenic Reserve which is, with the exception of walking tracks and viewing platforms and one carpark that does not allow campers, for the most part un-touched regenerating native bush, is out of the question based on their values to protect scenic values rather than recreational values. We would find the Department of Conservation highly hypocritical to allow this proposal to proceed on the basis of their priorities outlined to our company in the attached correspondence. We would view the Department of Conservation to be showing commercial favouritism if they grant this lease.

We also note that the following property:

P06997 - 6831/276 - TROUT POOL ROAD - OKERE FALLS, RD 4 - RECREATION - SECTION 14 BLK VI ROTOITI SD (SO 32298) -

Is zoned by the Rotorua Lakes Council as being "Recreation Reserve" we suggest that this property is an alternative location where the proposed zipline activity is more in keeping with the land zoning.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

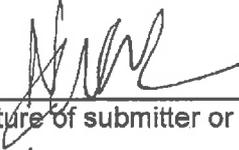
No permanent zipline wire is in view from any part of the scenic reserve.

The proposal is rejected on the grounds of loss of Scenic value to the scenic reserve.

Non-intrusive canyoning techniques using removable rigging are fully considered as a more sustainable option.

If the Department of Conservation chooses to decide in favour of the lease which is against their own values then the timing of the zipline activities shall only be allowed between 10am and 2pm daily.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

NEVILLE WILSON

Printed name of submitter or person authorised to sign on behalf of submitter

18/9/2019

Date

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Email received from DOC 18/9/2019 - relates to section F. of submission.

9/18/2019

rotorua jetboard tours ltd Mail - (no subject)



Matt Barnard <info@paddleboardrotorua.com>

(no subject)

Caraline Abbott <cabbott@doc.govt.nz>
To: Paddle Board Rotorua <info@paddleboardrotorua.com>

Tue, Jun 11, 2019 at 12:54 PM

Hi Mat and Nev,

Thanks for getting in touch. Catherine Noble had mentioned your wanting to put a container at the campground to the wider team before she went on leave so we already had a few discussions within our team.

Once Catherine mentioned it to us, we coincidentally had a meeting with the Lake Okareka Community Association who manage the campground. Unfortunately, LOCA and DOC have the same view that it wouldn't be particularly appropriate for a few different reasons

This point could be equally applied to Okere Scenic Reserve zipline proposal.

- Space is already an issue without taking away further space from the campground with a fixed structure
- Once we open up the opportunity for storage containers to be within the campground, it opens a bit of a can of worms in terms of other people that might want to do the same
- This area has been set aside as a scenic reserve rather than a recreational reserve – our focus is on protecting scenic values rather than recreational values. The Trestle View campsite is in a Forest Park which is a different type of land classification.

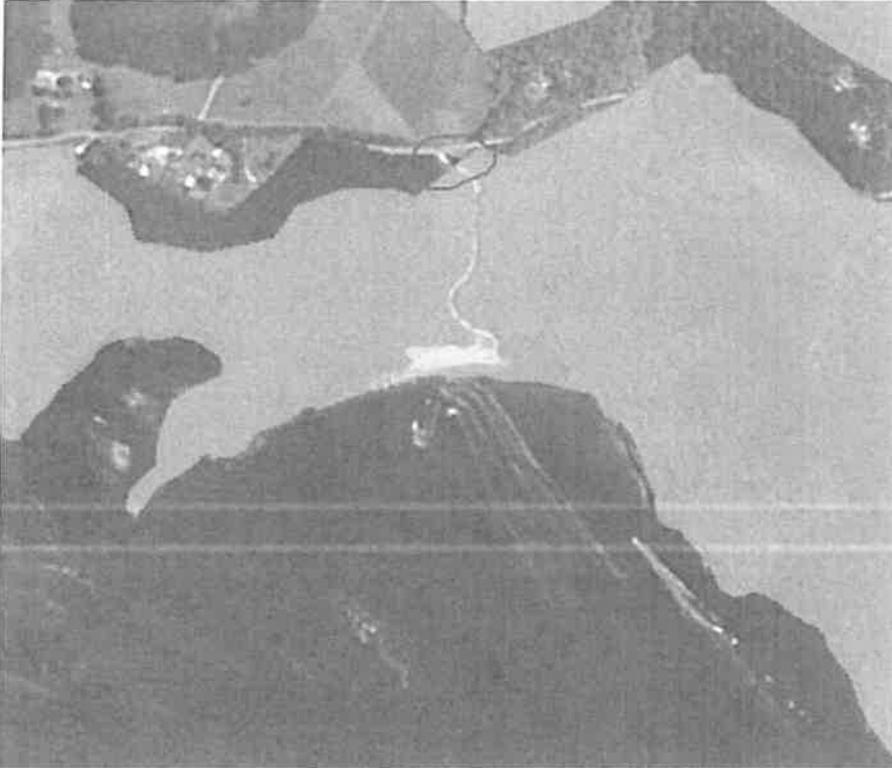
We note your struggle in moving around within the campground and have instigated some conversations with LCOA around campground capacity. We're well aware that there are more campers than appropriate at time and we are looking at ways to ensure the number of tents and motorhomes is appropriate. This may mean having marked campsites or another way but the overall aim is to provide better manoeuvrability to vehicles and pedestrians including yourselves.

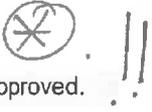
Can I suggest that you take a look at some of the non-DOC managed areas which might enable you to have a container nearby. I can see some private land close to the campground that might be an option.

This could equally be said for Okere zipline proposal.

9/18/2019

rotorua jetboard tours ltd Mail - (no subject)



The other alternative is that you submit an application for a lease but I must suggest it is unlikely to be approved. 

Kind regards

Carrie Abbott (Bsc)

Supervisor, Community | Kaitauawhi, Āo Hāpori

Department of Conservation - *Te Papa Atawhai*

99 Sala St | P O Box 1146 Rotorua 3040

Conservation for prosperity - *Tiakina te taiao, kia puawai*

Application Number and Name of Applicant: 71070-OTH (Okere Adventures Limited)

Proposed activity and locations: Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

Address for service: Rebecca Stirnemann, [REDACTED]
Phone [REDACTED], email [REDACTED].z.

Forest & Bird central North Island regional manager Rebecca Stirnemann would like the opportunity to speak on this submission.

This submission applies to the entire submission.

Forest & Bird opposes the application by Okere Adventures Limited to lease Okere Falls for the construction and use of a zipline.

Introduction

The Royal Forest and Bird Protection Society of New Zealand Incorporated (Forest & Bird) is New Zealand's largest independent nature conservation organisation, with many members and supporters. Our mission is to be a voice for nature on land, in fresh water and at sea.

Submission

Forest & Bird opposes the application for the following reasons:

- loss of significant indigenous vegetation and habitat
- adverse effects on indigenous biodiversity, such as birds, bats, reptiles and invertebrates
- adverse effects on the landscape

Loss of significant indigenous vegetation and habitat

The application and assessment of environment effects describe clearing native and exotic vegetation for tracks that total about 490 metres in length in Okere Falls Scenic Reserve and on adjacent land.

Reserves such as Okere Falls Scenic Reserve were created largely to protect areas of native forest and to provide habitat for native biodiversity.

We urge the Minister of Conservation to decline this application because it does not fulfil the purpose of the Reserves Act 1977 to ensure "the survival of all indigenous species of flora and fauna, both rare and commonplace, in their natural communities and habitats, and the preservation of representative samples of all classes of natural ecosystems and landscape which in the aggregate originally gave New Zealand its own recognisable character".

The AEE states that most of the proposed zipline route would be within rewarewa/kamaha forest of moderate ecological value.

However, the section of zipline between Platforms 9 and 10 passes through a small area of remnant tawa-pukatea forest of high ecological value. Vegetation trimming may cause increased risk of localised windfall because of increased wind penetration into the forest canopy.

Forest & Bird strongly opposes the construction of ziplines through the tawa-pukatea forest of high ecological value. Tree trimming and felling in this area is of the greatest concern because of the high value of the forest and the risk of significant ecological damage.

We believe the application should be declined because of the adverse effects on rare native vegetation. Further tourism development is not appropriate in an area featuring rare, threatened and significant native plants. Construction activity and vegetation clearance would have a harmful impact on native vegetation, even if no large trees are felled. Development within the forest could have impacts such as root disturbance, introducing weeds, and altering the ecosystem.

The AEE states that two taxa of local significance were previously recorded in Ōkere Falls Scenic Reserve; *Lycopodiella cernua* (mātukutuku) and *Peperomia urvilleana* (wharanui). A very large population of para (*Ptisana salicina*) (At Risk-Declining) has been recorded within forest on the banks of the Kaituna River downstream from Ōkere Falls Scenic Reserve. This is near to the southern distribution limit for para in the central North Island.

Peperomia urvilleana (wharanui) was observed within the tawa-pukatea forest in Ōkere Falls Scenic Reserve. This species is of local significance because it typically occurs in more coastal areas and is relatively uncommon in lowland forest at such a distance inland.

Four of the indigenous vascular plants recorded within the site have a national-level threat classification, including three species of rātā (*Metrosideros diffusa*, *Metrosideros fulgens*, and *Metrosideros perforata*) which are classified as Threatened-Nationally Vulnerable and mānuka (*Leptospermum scoparium* agg.; At Risk-Declining) which has been planted at this site. These species are in the Myrtaceae plant family which is at risk of infection by myrtle rust (*Austropuccinia psidii*), a potentially devastating fungal disease which arrived in New Zealand in May 2017 and has no known treatment.

The AEE notes one rimu occurs very near to Platform 3. We oppose the felling of this tree.

Adverse effects on indigenous biodiversity, such as birds, bats, reptiles and invertebrates

Forest & Bird opposes the application because of the adverse effects construction and a new, large scale tourism operation would have on extremely rare and threatened native wildlife that lives within the reserve or relies on the habitat for feeding, breeding or roosting. Wildlife could be disturbed by construction activities, vegetation clearance for paths and zipline infrastructure, and by increased human activity within the forest and river environment as part of a new, large scale tourism operation. The zipline is expected to bring

an extra 50,400 visitors into the reserve each year, adding to pressures from existing tourism activities in the reserve.

Parera/grey duck (Threatened-Nationally Critical) are known to use habitat on the Kaituna River. There are also records of whio/blue duck (Threatened-Nationally Vulnerable) on the river.

Native forest birds present in the Ecological District include several species which are classified as At Risk Declining - North Island brown kiwi, tītītipounamu/ North Island rifleman, and toutouwai/North Island robin. A few North Island brown kiwi were recorded north of Ōkere Falls in the early 1980s and there is a recent record from that area. Mātātā/North Island fernbird (At Risk-Declining), toutouwai/North Island robin (At Risk-Declining) have been recorded near the Kaituna River, north of Ōkere Falls Scenic Reserve.

Birds in the Ecological District also include North Island kōkako (At Risk-Recovering), koekoeā/longtailed cuckoo (At Risk-Naturally Uncommon), kārearea/New Zealand falcon (At Risk-Recovering), kereru, popokatea/whitehead), korimako/bellbird, pīwharau/shining cuckoo, and ruru/morepork.

Substantial numbers of little shag (kawau paka) nested in trees along the Kaituna River within Ōkere Falls Scenic Reserve before the early 1990s.

Kawau/black shag (At Risk-Naturally Uncommon) use habitat on the Kaituna River.

Pekapeka-tou-roa/long-tailed bats (Threatened-Nationally Critical) have been recorded within the Kaituna River gorge, north of Ōkere Falls Scenic Reserve. They are likely to traverse the river gorge and associated streams and forest margins.

Pekapeka/central lesser short-tailed bats (At Risk-Declining) have been recorded within Ōtānewainuku Ecological District.

Forest & Bird is strongly opposed to any ziplines being constructed through or above the tawa-pukatea forest because this may be habitat for long-tailed bats.

As the AEE states, vegetation clearance associated with construction of the platforms and walking tracks has the potential to disturb, injure or kill rare and threatened indigenous skinks and geckos.

Copper skink, striped skink (At Risk-Declining), crenulate skink (At Risk-Relict), common gecko, and forest gecko (At Risk-Declining) have been recorded within Ōtānewainuku Ecological District.

Forest & Bird is strongly opposed to zipline tours being undertaken at night, due to the potential disturbance to extremely rare long and short-tailed bats and North Island kiwi.

Adverse effects on the landscape

Development within Okere Falls Reserve is inappropriate given that this would have flow on effects on three Significant Natural Areas (SNAs) that occur alongside the river: SNA 667 Kaituna River, SNA 677 Te Iringa, and SNA 678 Upper Kaituna.

Some of the ziplines will be visible from Okere Falls and from parts of the river. This means they will visually detract from the natural landscape in the reserve.

Requested outcome

Forest & Bird asks that this application is declined.

Yours sincerely,
Rebecca Stirnemann
Forest & Bird central North Island regional manager.

Signed by



Rose Davis
Forest & Bird communications officer on behalf of Rebecca Stirnemann
18/9/2019.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

JULIAN MATHISON / KAITUNA CASCADES RAFTING

Address for Service (Postal Address):

[Redacted]

Post Code:

Telephone:

Email Address:

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: NO

I wish to keep my contact details confidential YES

D. Statement of Support/Opposition

I (circle one) Support / Neutral Oppose this Application.

E. Hearing Request

I (circle one): Do Do Not wish to be heard in support of this submission at a hearing.

Permissions Application Number 71033-ACC

F. Submission

The specific parts of the application that this submission relates to are:

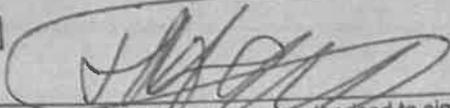
Effects on Recreational Users
Environmental Impact - Noise Effects
- Landscape Effects
- Parking

My submission is [include the reasons for your views]

The Kaituna River is very unique & special place. It is a World Famous destination for white water rafters & kayakers. There is no other river like it in the world that is so accessible and user friendly. I feel that the area is already @ Capacity & the ziplines would ruin the river experience for everybody. People come from all over the world to go down the river and are blown away by how beautiful and untouched this piece of bush is. In the summer the carpark is already over flowing with vehicles, the noise of the ziplines above the 2nd waterfall would be a distraction & safety concern to the rafters. This is where we go over command & procedures so people understand what to do!

I would like to see Zipline No. 2 not go right over the top of "Tutea Falls". As a stakeholder I feel like there is not enough information in the application to make an educated decision. I only found out about this application 1 week ago when it was in Newspaper.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

JULIAN MATHISON

Printed name of submitter or person authorised to sign on behalf of submitter

18 / 9 / 2019

Date

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Department of Conservation
Te Papa Atarehau

COMMENT SUBMISSION FORM
Publicly notified application for leases
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71070-OTH (Okere Adventures Limited)

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Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Sinele Ann BRIGGS

Address for Service (Postal Address):

[Redacted]

[Redacted]

Post Code:

[Redacted]

Telephone:

Email Address:

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D. Statement of Support/Opposition

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I (circle one): Do / Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

- 7.5 Ziplines are not quiet. They were demonstrated at a meeting on 16/9 and are loud. There will be 3 min intervals planned. That's a lot of noise. One group every 30 mins - travelling to the top cork where it is already congested.
- 7.8 The State highway is not wide. There are already many users parking and crossing the road by Rotorua Rafting. More vehicles for 1/2 hourly trips will be a huge risk to children + others crossing the road to swim.

My submission is [include the reasons for your views]:

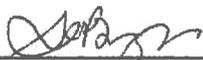
There are already over 7 commercial users on this small stretch of the river. The Ziplines and the customer screaming will create excessive noise in a currently peaceful quiet location. The visual disturbance (permanent) of poles/lines etc will ruin the beauty of the bush + riverways. People walk there to experience the nature + the majestic river. This would be ruined by ziplines. The meeting held on 16/9 did not address these concerns. The volume of people + cars that will result from this, with in a small, already congested stretch of this beautiful river will forever change it irrevocably. It's the wrong location for this type of activity and local users + visitors will not be able to continue to enjoy this special place.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

Relocate activity to a more remote area, away from an already oversubscribed small location which bears highly congested with people + vehicles. Relocate away from a river that is used by other operators, + away from this area of special significance. Consider a more remote location as Canopy Tours have

G. Your Signature

- Somewhere that it is not used currently by river users + public



Signature of submitter or person authorised to sign on behalf of submitter

Shere Briggs

Printed name of submitter or person authorised to sign on behalf of submitter

18/9/19.

Date



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B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name:

NardiaGower

Address for Service: [REDACTED]

Post Code: [REDACTED]

Telephone: [REDACTED]

Email Address: [REDACTED]

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) **Support** / Neutral / Oppose this Application.

E. Hearing Request

I (circle one): Do / **Do Not** wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

The part of the application my submission relates to is the overall concept and high level of consideration to local iwi, environment and community that the applicant has undertaken

My submission is [include the reasons for your views]:

There is a very small number of established businesses that seek positive collaboration opportunities to utilise their industry knowledge and business experience to assist iwi into successful tourism businesses. Mr Sutton is seeking to do just that and give mana whenua a solid foundation and security of partnership, to partake in industry that has been operating in their own back yard without them.

Along with creating a business with iwi, this application further seeks to use tourism to better the environment through indigenous riparian planting

Minimal impact to the community is achieved by leveraging off the existing company's facility, infrastructure and amenities further providing the new business venture a greater level of success.

The applicant has taken into account many factors including minimising visual impact on the natural environment by way of careful platform and track design and construction. The business also has emphasis on increasing the conservation efforts with assisting current pest control efforts and introducing high levels of riparian replanting.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

There are no outcomes that I feel that need addressing. Mr Sutton appears to have gone to great lengths to consider all users of the area.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Nardia Gower

Printed name of submitter or person authorised to sign on behalf of submitter

18 Sept 2019

Date

Please complete this form and send to permissionshamilton@doc.govt.nz (*Marked for the attention of B Cox*). You may also post your submission to: Director-General, c/o Department of Conservation, Private Bay 3072, Hamilton, 3240 (*Marked for the attention of B Cox*).

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A. Permission Application Number and Name of Applicant

71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Peter Brown Wetn Wildrafting

Address for Service (Postal Address):

[Redacted address]

Post Code:

[Redacted post code]

Telephone:

[Redacted telephone number]

Email Address:

info@wetnwildrafting.co.nz

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) Support / Neutral / **Oppose** this Application.

E. Hearing Request

I (circle one): **Do** / Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

- 7.5 Noise effects
- 7.8 Traffic Effects
- 7.9 Parking
- 7.10 Health and Safety

My submission is [include the reasons for your views]:

7.5 Noise Effect:

As mention in the meeting on the 16/september2019 tests was under taking of the max noise level within several locations in the Reserve, these testing were done on a 15min test time at each location with no activity within the reserve at the time. (commercial. Recreational river users or track users)

So, the findings are not a true representation of heightened activity happening with in the reserve.

As for the statement "that the majority of riders will be quiet" is an understatement and not accurate, Given the nature of the activity there is a perceived risk and with that comes people finding themselves our side there comfort zone or the sheer enjoyment of the activity it is Human nature the verbalise the emotion.,

Having Parked outside Canopy Tours activity location there is plenty of emoting be sheared along with radio chatter heard.

I can not fine how Okere adventures are communicating within each station and other stations, I assume that radios are used as cell phone coverage is very poor with in the reserve

7.8 Traffic Effect:

While Okere Adventures have put into place plan for customer parking at the Rotorua Rafting base, they have not taken into account of Friend and family and general public that want to view the zip line activity.

As with Rafting companies there a lot of family and friends and general that want to view the activity under taken Thus they usually make their own way to the Okere reserve car park and walk the track observing and using the reserve facilities, to view the rafting there are 3 viewing areas within the Okere Reserve , Okere Adventure stated in the meeting held at Rotorua Rafting Base 16/Sept 2019 that there will be 4 location in which the Zip Line activity can be observed.

Given the location of Canopy Tours they have full control of the activity unless you are participant you are the only ones involved, in doing so the have minimal effect on resources and facilities at their disposal.

Okere Reserve I feel is at full capacity with the current commercial, recreational river users as we as walking tourist operators, freedom campers and general public.

Once Public are aware that viewing of the Zip line is free there will be a increase of reserve visitors and the burdens that go with it , ie: over use of toilets , rubbish track wear and abuse (people going off tract to take photos or view the zip line activity)

7.9 Parking

State that there will be 3 in going and out going vehicle's every hour in the reserve for client shuttle from the base , as mention in the meeting on the 16/sept2019 the shuttle vehicle can only transport 9 customers and 1 driver , their goal is to have 10 customers Zip lining in One group at a time, when questioned at the meeting the reply was we will run a double shuttle, so there a potential of 6 vehicle movements per hour

7.10 Health and Safety

Due to the Zip Line operation in a very Public place Okere Adventures have not truly undertaken Health and Safety measures to protect the general public.

While the zip line use has Health and Safety implemented (Please note there is no recognised qualification to be a Zip Line Guide) as for the 1.8-meter wooden fence and a plastic drum around the Zip line cable does not in snire a true deterrent for miss use

From a Commercial and recreational river users Health and safety issues are as follows,

A:

With the implement of a zip line crossing the river at Tutea falls and the pool below, there would no longer be able to do Helicopter Recuse evacuations, (twice the helicopter has been used to remove an injured person from the bottom of the waterfall.) The helicopter will not rise a recue if there is wire rope in the area.

Tutea falls is the area were most injuries or incidents happens on this river

B:

As a commercial Operator I have grave concerns of a zip line over head at two sections of the river,
Zip line 1 and 2

Zip line 1 and 2 we require the full attention of the customers to adhere to the rafting instructions for their safety, this is most apparent at Zip line 2 Tutea falls and pool

As stated previously Tutea falls is were the highest chance of something going wrong, a distraction of movement over head and or even a verbal or equipment noise could cause a distraction from rafting customers to the determent effect of their safety , Guides need their customers full attention for this particular water fall more so that any other section of the river

Having a propose Zip liner on the line at every 3 mins will cause issue for the river users and those on the zip line trying to maintain a flow were customers are not back up I cannot see how this could be done to the mutual benefit of both parties safely

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

While the idea and the Values associated with Okere Adventures has great ideals for the public education of the Local iwi for what it means to all and for the proposed nature improvement of the area I feel that this still can be done successfully with a scaled down activity within the reserve , the negative out ways the positives

I feel the reserve is just to small to absorb another high use activity within its current boundaries and have an adverse effect of the well being of the reserve and it multiple reserve users

I would not be opposed to the 2 longest line only within the park as the cross the river where it will not affect any river users.

That way there would only need to be 2 structures with the immediate reserve and 2 on the river right iwi farm land

Given that the both are over 300 meters in length , the experience of what Okere Adventures will be able to achieved in regard to planting, history and sustainability awareness of the reserve and surrounding area can offer the same product, Having Zip line all the way done the river is a over kill , to me its more about zip line experience rather than the ethos of nature, cultural significance

G Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Printed name of submitter or person authorised to sign on behalf of submitter

18-9-2019
Date

Please complete this form and send to permissionshamilton@dbc.govt.nz (Marked for the attention of E Cox). You may also post your submission to: Director-General, c/o Department of Conservation, Private Mail Bag 3040 (Marked for the attention of E Cox)



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A. Permission Application Number and Name of Applicant

71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):
Paul Button _____

Address for Service (Postal Address): _____

Post Code: _____

Telephone: _____ Email Address: _____

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) Support / Neutral / Oppose this Application.

E. Hearing Request

I (circle one): Do / Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

General views

My submission is [include the reasons for your views]:

1. The Kaituna River and scenic reserve is a popular spot and is at capacity with recreational users, walkers, runners and white water users in the summer time.
2. As a river it is incredibly unique and a worldclass trip. Even though it's only 20 minutes form Rotorua and close to the highway, it feels like a wilderness experience from inside the canyon. It is a amazing river trip and a huge asset to the area and the country. Having a zipline course through the reserve and zipliners over head would severely affect that experience
3. The freedom campers appear to be poorly managed and is at capacity, bringing more commercial activity would increase their impact

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

I think that this project with restrict the public's access to the reserve and negatively impact a world class river experience.

G. Your Signature

Signature of submitter or person authorised to sign on behalf of submitter

Paul Button

Printed name of submitter or person authorised to sign on behalf of submitter

Date 18/9/19

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C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

AMY TIPLOS

Address for Service (Postal Address):

[Redacted]

Post Code:

Telephone:

Email Address:

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) **Support** / Neutral / Oppose this Application.

E. Hearing Request

I (circle one): **Do** / Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

ecological, economical

My submission is [include the reasons for your views]:

I feel the scenic reserve has alot of potential to look alot better.

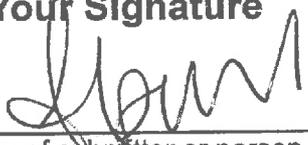
I also think that the existing gorse and broom on river right should be removed & replaced with native species further enchancing the reserve & boudaries.

I think being a local its important to not go into the city for work it will bring more money for further developement in the area.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

Gorse removeall & native re-forestation.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Amy Tipling

Printed name of submitter or person authorised to sign on behalf of submitter

18/09/19

Date



COMMENT SUBMISSION FORM

Publicly notified application for leases, licences, permits, or easements.

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Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Jennifer Ross on behalf of the Kaimai Canoe Club

Address for Service (Postal Address):

[Redacted]

Post Code:

[Redacted]

Telephone:

[Redacted]

Email Address:

[Redacted]

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.



I wish to be contacted alternately by:

[Redacted]



I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) Support / Neutral / Oppose this Application.

E. Hearing Request

I (circle one): Do / Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

Two points that were addressed only in the response to the RFI:

1. River user perspective; and
2. Increased pressure on carparks.

My submission is [include the reasons for your views]:

That further consideration and information needs to be collected and/or provided to assess the impacts of this proposal from a river user perspective. The application and RFI document do not provide more than a mention of this perspective. Our conversations with other river users suggest that they are no better informed than we are.

Members of our club include learner and intermediate kayakers. The addition of overhead distractions may add to the hazards we need to consider when leading groups of paddlers down this section of river. It is difficult to assess the potential for this hazard from the information provided.

We acknowledge that in the NZ context the Kaituna River is not a true wilderness experience, but for the time that we are on the river it often has the look and feel of remoteness. As kayakers it is precious to have such an accessible section of river that can provide that feeling of being one with nature. For example, the feeling of this section of river through reserve is in strong contrast with the Wairoa River section through farmland.

During peak times the carparks at Trout Pool Falls and the powerstation lookout both get heavily used. We are concerned that this additional activity in the area will further increase the use of these carparks as supporters come to view participants and as participants come to check out the area before/after their ziplining.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

As river users we are interested in understanding the proposal better from river level – we would like to see Okere Adventures providing more information and consultation to improve our, and your, ability to accurately assess the impacts of this proposal.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Jennifer Ross

Printed name of submitter or person authorised to sign on behalf of submitter

Date 18/09/19

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C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):
Roland Kingi

Address for Service (Postal Address): [REDACTED]

Post Code: [REDACTED]

Telephone: _____ Email Address: [REDACTED]

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I wish to keep my contact details confidential

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I (circle one) Support / Neutral / **(Oppose)** this Application.

E. Hearing Request

I (circle one): **(Do)** / Do Not wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

- 1] The Cultural Effects Consideration (Section 7.6) only affords one paragraph within this 211 page document. Ngati Pikiao's 400 year association with the river and indeed the lakes area is far more extensive than a mere paragraph. The River commands that a wider consultation back to the earlier discussions should have taken place.
- 2) DOC planting in the reserves.
- 3) Information around the anchor depths 'no less than three metres.'

My submission is [include the reasons for your views]:

The Cultural Effects Consideration (Section 7.6) only affords one paragraph within this 211 page document. Ngati Pikiao's 400 year association with the river and indeed the lakes area is far more extensive than a mere paragraph. The River commands that a wider consultation back to the earlier discussions should have taken place.

There does not seem to be local Maori experts involved in the repatriation of native planting in the reserves. Ngati Pikiao have many weaving and traditional medicine exponents familiar with the local gene pools and must be included.

Little information around the anchor depths 'no less than three metres' could mean up to 8-9 metres deep which may mean well drillers on site drilling to substrate. Please provide more info.

Suggest that should the application be successful, that before any works start that Ngati Pikiao Cultural Monitors are installed to monitor works, especially earth works

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

That an extensive Cultural Impact Assessment be done before the process continues further. Ngati Pikiao have a number of practitioners working in this area that must be considered. They should be from Ngati Hinekiri – Ngati Hinerangi and Ngati Hinekura of Ngati Pikiao. This would be at the cost of the applicant and the consenting authority

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Roland Kingi

Printed name of submitter or person authorised to sign on behalf of submitter

18-09-2019

Date

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Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Justin Hutton – Director Rotorua Adventures Ltd. _____

Address for Service (Postal Address) _____

Post Code _____

Telephone: _____ Email Address: _____

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

Oppose this Application.

E. Hearing Request

Do wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

2.1 Activity Site, 3.2 Structures, 3.4 Vegetation Clearance, 3.5 Access and Parking, 7.3 Ecological Effect, 7.4 Landscape Effects, 7.5 Noise Effects, 7.7 Effects on Recreational Values, 7.8 Traffic Effects, 7.11 Character and Amenity.

My submission is [include the reasons for your views]:

I oppose this application as I believe the applicant has seriously understated the effects to other users.

There is also insufficient evidence to properly assess some of effects.

The application refers almost solely to the effects from the point of view of someone using the reserve tracks or surrounding properties and does not cover the effects to river users such as rafters and kayakers.

Prior to the application being lodged there has been no effort to consult with affected river users.

2.1, 3.2, 3.4, 7.3, 7.4, 7.7, 7.11

The images provided (image 29 & 30) showing a small glimpse of wire viewed from the viewing platforms are very misleading and also fail to take into account that at peak capacity there could be someone using the line every few minutes on average.

From a river-users point of the view the lines follow the river for significant distances.

Zipline 1 appears to be visible to river users for approximately 70 metres following the river through the tailrace for much of the rapid's length.

Zipline 2 – Tutea Falls is the main feature on the Kaituna river. It appears that the zipline will be visible briefly from around 50m above the falls and then for the width of the pool below (over 50m).

Zipline 3 appears to follow the river for the majority of its 100m length and it appears it would be visible to river users for 80 metres, following the same course as river users.

Zipline 5 crosses for approximately 60 metres across the river in a very open area. The area for the landing platform is quite low and participants could potentially end up quite close to the river.

Zipline 4 and 6 will visible above users heads for the width of the gorge.

There has been no evidence provided of what the structures, vegetation clearance and zipline users would look like from a river users perspective.

There is no evidence provided of how close to the river zipline users will be. In a public meeting the applicant held on September 15th I asked how close to the river participants would end up and he responded 'that's above my pay grade, we don't know exactly where the lines will end up, so it is up to the engineers'

As the majority of the lines will be gravity braked participants will need to go lower than where the landing platforms are and could potentially end up close to the river.

I have discussed the proposal with other Zipline operators to try and get an idea of the effects of the operation.

Other gravity braked lines have a long landing ramp, as people will come in at different speeds and heights depending on their weight. The applicant has stated that the take-off and landing areas will have a relatively small footprint but there is no evidence of how this will be done safely, and it appears to be contrary to other similar operations.

The plans show a small platform, but the applicant has not shown where participants will stand before embarking and disembarking the lines. I believe the application seriously understates the area of vegetation that will need to be cleared in order to accommodate the platforms, participants, and safe landing areas.

It is impossible to fully ascertain the effects of this as no evidence has been provided

The application refers to it being more of an eco-tour than an adrenaline activity. However, it also states in the safety plan appendix that lines are between 3.8% and 12% gradient.

My understanding is that at 12% it would be one of the steepest ziplines in the country and could reach speeds of 80km an hour or higher with the smooth swaged line. I have been informed that Skylines 'Zoom Zipline' is around 10% gradient. They advertise speeds of up to 80kmh my understanding of the swaged wire the applicant plans to

use to reduce noise could mean participants travel faster.

Skyline has a large landing platform and significant braking infrastructure.

The applicant has not shown how they intend to undertake the activity safely using a much smaller footprint and without the mechanical braking systems of other similar operations.

The area where platform 4 will be is only a very narrow ridge and it is difficult to see how they will be able to accommodate the infrastructure and safely land and control the participants in this area without them ending up on the existing walking track.

My understanding is that between 1.5 – 2.0 metres of clearance either side of the line will be required for safety so up to 4m of bush may need to be cleared along the length of the line where it runs through the trees. Plus it will need to be cleared several metres below peoples feet where they are going through the trees.

This is a potentially large clearance corridor and no evidence has been shown in the application of what the clearance around the lines will look like.

It is clear from the photos in the wildlands report that there is not currently a clear path for the lines. I believe the application again understates the amount of vegetation clearance required and the visual effect this will have on the landscape.

The applicant has mentioned riparian planting on the Iwi owned land as a form of mitigation.

I do not believe that the riparian planting on private land in any way mitigates the amenity value lost to other reserve users of the significant clearing that will be required.

7.5, 7.7, 7.11

I believe the applicant has seriously understated the noise effects of the operation.

Re the zipline itself:

There is no real evidence provided with the application, but the applicant did provide some additional evidence at a public meeting on 15th of September.

The applicant states that the nylon sheathed pulley and swaged wire is different to most other ziplines.

My understanding is that most operations use nylon pulleys and do not use wire as rough as that shown as the alternative in the application.

I believe that a significant amount of the noise generated is from the bearings of the pulley spinning at extremely fast revolution.

The evidence presented at the meeting talked of testing with a 50kg weight and did not mention the speed it was travelling when tested. My understanding is that participants could travel at up to 80kmh or faster given the steepness of the lines, other similar operations have a weight limit of 120kg so the evidence provided bears little resemblance to the actual operation being proposed.

The noise of the zipline is a very mechanical sound and based on the consented numbers been sought could at peak times be an almost constant noise completely alien to the environment.

No evidence has been provided on the level of this noise in circumstances similar to the operation.

Re participants:

The applicant states that it is more of an eco-tour and 'it is anticipated that the majority of riders will be quiet'

I believe this is contrary to the evidence provided, given the gradient of the lines and the likely speed participants will be travelling.

From speaking with other similar operators, they said that people get the most thrill and therefore make the most noise when they come from an enclosed area into an open area, particularly if they are well above the ground when they come into the open.

This effect will be present on many of the lines and particularly the two where the current public viewing areas are.

The most popular area for viewing is the Tutea Falls, I would suggest that the participants are likely to be very noisy in this area.

According to the safety plan provided as an appendix the applicant has named this line "Screaming Tutea" so I suggest they are well aware of the noise this is likely to create and have seriously understated it in the application.

3.5, 7.8

Okere Falls is already a very popular and busy area frequented by walkers, kayakers, rafters, freedom campers and visitors to the Okere Falls Store.

The applicant has suggested that as part of mitigation he will use electric vans to minimise his footprint. However, he stated at the meeting on September 15th that the vehicle will only seat 10 including the driver so if tours are at capacity (14 people) an alternative vehicle will need to be used or it may be necessary to make two trips, increasing the traffic volume even further.

The applicant also suggests offering free transport to and from town as a mitigation method.

I would suggest that if this is something the applicant feels is worthwhile, they could already offer this as part of their rafting operation.

While there is a large slipway that can be used for people turning into the operation this is often blocked by 'overflow' parking from the Okere Falls store, as the entrance is on a bend it is necessary to slow down significantly in the main lane before turning into the premises.

In my opinion this operation has the potential to put even more pressure on an already busy area.

Summary –

The Kaituna river is unique and features 'Tutea Falls' the world's highest commercially rafted waterfall. It attracts rafters and kayakers from all over the world.

It is mostly native bush with very few pest plants.

The steep sided gorge with very soft rock allows greenery to grow right to the high-water mark even in almost vertical areas.

One of the things I believe that makes the river unique is that due to the greenery and steep sided nature of the gorge you can paddle for a few minutes down the river and have the feeling that you are days from anywhere. I have heard people remark on many occasions that 'it feels like something out of Jurassic Park'

In my opinion the proposed Zipline will completely alter the landscape and take away what is most unique about the area.

The Kaituna is rated as grade 5 and for rafting customers it is important they focus and listen to instructions in order to safely complete the trip.

I believe there is a genuine safety risk from rafting participants being distracted by Zipliners going overhead.

While I accept that the rafting and kayaking industry already have an effect on the tranquillity of the area, they are not a permanent fixture. Other than the occasional whistle most of the noise is far enough away from other users of the reserve not to be of undue influence.

For any participant wanting peace and quiet they would generally only have to wait a few minutes for the rafts or kayaks to pass and there would be no trace left that they were ever there.

The mechanical noise from the ziplines and the permanent infrastructure required is completely different and will significantly alter this amazing reserve and I do not believe it is in keeping with the surrounding environment.

The applicant stated during the public meeting that they do not know exactly where the lines will end up or how close to the river participants will end up, without knowing this it is impossible to ascertain the impact on other users.

There are hundreds of other valleys and forested areas that could be used for a Zipline development that would have minimal effect on other parties but there is nowhere else like the Kaituna that is easily accessible to the public and this development has the potential to dramatically alter the area.

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

I would like for DOC to either not approve the application or at least require significantly more evidence of the visual and noise effects on river and reserve users and how the activity will be undertaken safely with proposed infrastructure.

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Justin Hutton

Printed name of submitter or person authorised to sign on behalf of submitter

10/9/19

Date

Please complete this form and send to permissionshamilton@doc.govt.nz (Marked for the attention of B Cox). You may also post your submission to: Director-General, c/o Department of Conservation, Private Bay 3072, Hamilton, 3240 (Marked for the attention of B Cox).



**Note: Include pages two and three of this form with your response to DOC.
Do not include page one.**

A. Permission Application Number and Name of Applicant

71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Will Bamford

Address for Service (Postal Address):

Post Code:

Telephone: Email Address:

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) **Support** this Application.

E. Hearing Request

I **Do Not** wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

- 3.1 – proposal details
- 4.1 – statutory consideration of the Reserves Act 1977
- 7.4 – Landscape effects
- 7.5 – noise effects
- 7.7 – effects on recreational values

My submission is [include the reasons for your views]:

While I believe the proposed zipline operation will have a negative impact on the values outlined in Section 19 of the Reserves Act 1977, notably that of Clause 19 (1) (a) which states on of the purposes of the reserve status over this whenua as being that to protect and preserve in perpetuity the scenic interest and landscape values of the whenua, the proposed location is probably one of the better locations to do this due to it being contained within an area where the scenic and landscape values are already impacted on by the existing tourism operations of rafting and river sledging. The reason why I am supportive of this application is that the extent of the activity is contained within an already affected area. However, I believe operating times must be adjusted to allow non-commercial activities to be able to take place within reasonable daylight hours, without experiencing the negative impacts of the commercial activities on the scenic, landscape, and recreational values of the reserve.

I agree with the applicants statement that the scenic qualities of the reserve generally are viewed from within the reserve, rather than from outside of the reserve but stress their point that the reserve's scenic qualities are derived from the Kaituna River. The zipline layout has been designed to minimise the impact on the scenic and landscape values of users from the walking track. I do not believe it adequately addresses the impact on these values to river users, notably white water kayakers undertaking recreational trips. I also believe the effects on the recreation values of kayakers has been skipped over and not covered sufficiently by the applicant. While the zipline route minimises the number of river crossings, the route means it will likely be visible from the water for around 50% of the length of the upper gorge paddled by kayakers. The introduction of manmade features for such a length of the trip will significantly impact on the scenic values of those kayaking the river. The applicant also does not address the fact that the operating hours (8am – 9pm with a 5pm – 7pm break) cover the majority of time which recreational users would utilise the Kaituna River. A key reason we kayak the Kaituna River is to experience the scenic values of the gorge. The gorge is very accessible (20mins from town and off a state highway) and, even if you are only 50metres into the gorge, you have an incredible sense of wilderness (even though it is not a wilderness area). It is difficult to experience these values if there are big commercial groups on the river. While the landscape, scenic, and recreational values of kayakers are already impacted by the commercial rafting trips (which hold kayakers up for significant periods of time at key sections of the river (this can range from 1 minutes to 15mins), can be very noisy due to excited and scared clients, and can result in visual pollution due to the number of rafts on the river (I have often passed 20 + 5m long rafts over a 1km stretch of the river)), it is still possible to experience the tranquil beauty of the river and reserve early and later in the day and in winter when the commercial operators are not on the river as often, and when the flow of the river is above the rafting limit. Another positive of the rafting operation is that once it ceases for the day, there is no remaining evidence of the operation until it recommences. With the zip line operation, there will be remnants of the operation at any time, making it more difficult for river users to appreciate the scenic and landscape values of the reserve.

I am supportive of the application because it is in an already established area with an established commercial recreation use and impacts, it will contribute towards pest and vegetation management and will provide a semi-steady form of employment for locals. While I understand the upper Kaituna Gorge is not a wilderness area, it is a very accessible river which allows users to appreciate wilderness values without having to be in the wilderness. I am against the application due to the impacts it will have on these scenic, landscape, and recreation values. This is compounded by the length of the operating hours and that it will operate 7 days a week, every week of the year. However, if trips are confined to a reasonable working day (say commencing 8:30am and completed by 6pm), I would be supportive of the application as a whole due to the above mentioned benefits and the ability to have time at either side of the day to experience the scenic, landscape, and recreation values of the reserve without commercial activities taking place. I am unsupportive of the application if it is approved with the proposed operating hours (as detailed in section 4.1).

What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

I am supportive of the application as a whole **provided** operating times are confined to a reasonable working day (say commencing 8:30am and completed by 6pm) to allow recreational users to have time at either side of the day to experience the scenic, landscape, and recreation values of the reserve without commercial activities taking place. I am unsupportive of the application if it is approved with the proposed operating hours (as detailed in section 4.1).

G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter

Will Bamford
Printed name of submitter or person authorised to sign on behalf of submitter

18/09/2019
Date

Please complete this form and send to permissionshamilton@doc.govt.nz (*Marked for the attention of B Cox*). You may also post your submission to: Director-General, c/o Department of Conservation, Private Bay 3072, Hamilton, 3240 (*Marked for the attention of B Cox*).



COMMENT SUBMISSION FORM

Publicly notified application for leases
licences, permits, or easements

Note: Include pages two and three of this form with your response to DOC. Do not include page one.

A. Permission Application Number and Name of Applicant

71070-OTH (Okere Adventures Limited)

B. Name of Proposed Activity and Location(s)

Lease of part of Okere Falls Scenic Reserve to construct and use a seven stage zipline.

C. Submitter Information-

Full Name (also list organisational name if submitting on behalf of a business, community group, etc.):

Bronwyn Turner

Address for Service (Postal Address):

Post Code:

Telephone:

Email Address:

Note: Communication from DOC will be via e-mail unless alternate contact is requested below.

I wish to be contacted alternately by: _____

I wish to keep my contact details confidential

D. Statement of Support/Opposition

I (circle one) Support / Neutral / **Oppose** this Application.

E. Hearing Request

I (circle one): Do / **Do Not** wish to be heard in support of this submission at a hearing.

F. Submission

The specific parts of the application that this submission relates to are:

Negative Impact on river users
Congestion at the lower car park

My submission is [include the reasons for your views]:

The Kaituna river is heavily used by rafters, kayakers and river boarders. It has a wilderness feel about it despite its close proximity to town and road access. This unique feeling will be significantly impacted by the presence of zip lines with tourists on them.

There has been very limited consultation with recreational river users with limited time and discussion regarding this proposal. This was highlighted by only one meeting with kayakers, less than 3 days before submissions closed.

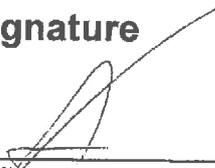
Congestion at the lower car park

- Increased river users mean that the ability to load boats and rafts at the bottom car park will become more difficult and have adverse effects on those coming to enjoy the river (including non-boating people)
- Although the primary car park for zip line is provided, observers will come to watch and increase traffic on the road

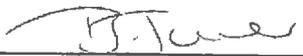
What outcomes would you like to address with your submission? [give precise details, including the parts of the application you wish to have amended and the general nature of any conditions sought]:

Further consultation with river users and impact from the point of view of river users

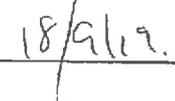
G. Your Signature



Signature of submitter or person authorised to sign on behalf of submitter



Printed name of submitter or person authorised to sign on behalf of submitter



Date

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