

Porirua's Proposed District Plan 2020

Submission on Porirua's Proposed District Plan

To - Environment and City Planning Team

Date received 18/11/2020

Submission Reference Number #47

Wishes to be heard? No

Is willing to present a joint case? No

Could gain an advantage in trade competition in making this submission? No

Directly affected by an effect of the subject matter of the submission? No

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Submission points

Point 47.1

Support / Support in part / Oppose

Oppose

Section: FUZ - Future Urban Zone

Sub-section: FUZ - Future Urban Zone

Provision

The Future Urban Zone applies to the Northern Growth Area, Judgeford Hills and Judgeford Flat. The Northern Growth Area and Judgeford Hills are identified as being needed and suitable for residential development. Judgeford Flats is identified as being needed and suitable for industrial use.

Submission

Golf Courses

Currently Porirua has three golf courses. I was a member of Pauatahanui Golf course until it was sold to Gareth Morgan.

My understanding from club meetings during Pauatahanui sales process is that Titahi Bay golf course is struggling financially (similar to Pauatahanui) and could possibly close at some stage.

I felt Pauatahanui made a mistake in moving its funds to Royal Wellington instead of Judgeford Golf Club as this would have improved that courses long term viability.

Under the new district plan The Morgan's golf course is to be designated available for subdivision. Although Gareth is improving the course and has great plans it is still undoubtedly losing money. A change to Gareth's health or financial situation would mean it's an easy decision to close and sub divide into lifestyle blocks.

This leaves Judgeford Golf club as the long-term golf option for Porirua. By zoning Judgeford Flats area as Future Urban Zone I would suggest this essentially signing its death warrant. It's not a matter of if but when it would sell. The land will be worth considerably more as industrial and eventually money will talk especially if the club has a few hard years.

Overall I predict if the district plan goes ahead in its current form, I would expect Porirua to have no golf courses within 20 years.

Thus I am opposed to zoning Judgeford Flats as a Future Urban Zone

Relief sought

No make Judgeford Flats a Future Urban Zone

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