

- 3 OCT 2007

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**Submission on Transpower's Notices of Requirement and
Application for Resource Consents.**

Section 145 of the Resource management Act

To: Minister for the Environment	Transpower
P O Box 4405	Freepost 182915
Hamilton East	P O Box 1021
Hamilton 3247	Wellington
Email: tpcallin@mfe.govt.nz	submissions@transpower.co.nz
Fax: 04 439 7700	Fax: 04 819 7624

Submitter:

Name: Rob Storey
Address: 186 Mangapiko Valley Road. R D 4 Ohinewai 3784
Phone: 07 8285895
Email: robstorey@xtra.co.nz

Date: 2 October 2007

I am making this submission on all notices of requirement and applications for resource consent filed by Transpower

INTRODUCTION

I am a third generation farmer and the family has occupied farming property in Waiterimu since 1897. Ninety% of the land is in dairying and we currently milk 600 cows through a four year old 44 bale rotary cowshed. The shed was located as far possible from existing transmission lines as voltage loss can have a serious effect on cows milking ability.

The ARA/PAK line and the proposed 440kV line currently cross my property while the A, B and C lines cross adjoining family property.

Fifty to sixty % of the electricity supply to Auckland crosses the family property, for which little if any compensation has ever been paid. We have therefore over the years provided a not insubstantial subsidy to electricity users, particularly those living north of our property.

I agree that there is a need to improve electricity transmission, but consider Transpower has sought designations for an unnecessarily large increase in the capacity of existing and proposed components of the national grid.

I also feel that Transpower has not adequately considered alternative sites, routes or methods by which they could have attained their objective. The proposal in its current

form creates unacceptable adverse effects on the environment in particular adverse amenity and visual impacts.

The significant scale of the adverse effects that will be created if the 400kV proposal goes ahead leads me to the view that the proposal should be declined in its entirety.

The reasons for my submission are:

1. General opposition under the over-arching provisions of the RMA

The proposal as notified:

- (a) Will not promote the sustainable management of natural and physical Resources and will otherwise be contrary to the purpose and principles of the Act
- (b) Will not promote or enable the social, economic and cultural well being of those communities in the Auckland and Waikato regions that will be directly and adversely affected by the proposed works
- (c). Provides for a capacity increase of the national grid that:
 - is not necessary to meet the reasonably foreseeable needs of future generations.
 - Is unjustifiable in terms of future power demands.
 - Will result in unnecessary additional long term affects on the environment.
- (d) Does not adequately, remedy or mitigate adverse effects on the environment
(section5(2)© of the Act.

In particular;

SIZE OF PYLONS

The scale of the proposed towers is significantly greater than that of existing pylons and towers. Whereas it has been possible on my property to undertake some strategic planting with trees such as poplars, which partially mask the lines, the 40/70 metres high 440kV line will be impossible to hide. In the Waiterimu district the 440kV proposed line will be extremely intrusive, and there is no way this effect can be mitigated.

The location of the proposed new line is in close proximity to the existing OTA-WAKA A, B and C lines which will create cumulative adverse effects which have

not been adequately avoided, remedied or mitigated. The NOR is silent on this matter.

Similarly, the extra danger and cost of aerial topdressing on many properties, including mine where flying will still be possible but under severely restricted conditions has not been taken into account.

Relief Sought

1.

The project should either be scrapped or

2 .

That Transpower should replace the proposed towers with shorter and less visually intrusive monopole and/or compact structures with a maximum capacity of 220kV.

ECONOMIC EFFECTS

Discussion with Transpower with regard to the economic effects of the 400kV line clearly indicated that compensation is limited to calculation of the impact of a line on current activities, and does not include any future land use. It does not take into account any future use for lifestyle subdivision, intensive irrigation, cropping or horticulture, paddock subdivision which requires electric fencing or tree planting as a carbon sink.'

My experience has been that in the past Transpower has sort to write into law by way of regulation rules which impact on the landowners legitimate business activities. Regulations prohibiting fires near lines, dust creating activities, placement of electric fences, aerial spraying and topdressing and tree maintenance have been or are being promulgated without any compensation to the land owner for the additional cost and nuisance involved.

I wish to also comment on the inequitable way Transpower is dealing with landowners under the guise of paying betterment for the removal of the ARA-Pak line. Land owners who have the proposed line and the ARA-PAK line will have compensation assessed for the proposed line with a deduction for the 'betterment' caused by the ARA-PAK removal. Apparently on the basis of 'you can't get blood from a stone' Transpower will not charge ARA-PAK only landowners for 'betterment'. This breaches earlier statements by Transpower staff and is discriminatory and grossly unfair.

Relief Sought

1

Compensation methodology should be revised to allow for periodic review including reviewable annual rental. This may include a review of the Public Works Act.

2

That the proposal to charge land owners 'betterment' for the removal of ARA-PAK line be abandoned, as it is grossly discriminatory.

ADVERSE HEALTH EFFECTS

There is a growing body of scientific evidence that supports the view that prolonged exposure to elevated electro-magnetic fields ('EMF') represent a long term risk to health, particularly to young children.

Transpower avoids any suggestion that there is a health risk citing National Radiation Laboratory and WHO research which suggests EMF levels are at acceptable standards

Transpower engineers have conceded that the cumulative effect of existing lines running at higher capacity coupled with emissions from the projected line do present some increase in risk..

Relief Sought

Transpower should be required to provide an independent written report annually detailing the level of emissions from sectors of the line to landowners in the area being monitored.

SUBMISSION PROCESS FAIRNESS

Landowners and community groups have been submitting on the ever changing Transpower proposal for a 400kV transmission line for three years or more. They have been blitzed by numerous meetings, copious written reports and technical presentations. Many have either sold out, presented submissions from limited resources as best they could, or given up an unequal battle.

To quote a neighbouring land owner who is a professional engineer "Landowners simply do not have the time or resources to undertake a comprehensive review of all the information available, particularly as they have commitments of businesses to run"

While the ministerial call in of the proposal has certainly by passed the normal hearing process, the twenty day limit prescribed has disadvantaged all submitters, with the exception of the proposer, Transpower.

The problems of finding and/or retaining help from the limited pool of RMA Specialists has turned the democratic process into a charade.

Relief Sought

The Board of Inquiry must allocate sufficient time for all issues relating to this proposal to be fully canvassed.

I REQUEST THAT THE PROPOSAL BE REJECTED.

I WISH TO BE HEARD ON THIS MATTER AT THE PUBLIC HEARING.

W R STOREY

SUBMISSION ON TRANSPOWER'S NOTICES OF REQUIREMENT AND APPLICATIONS FOR RESOURCE CONSENTS

Section 145 of the Resource Management Act 1991

To: Minister for the Environment
Freeport Grid Upgrade Submissions
PO Box 4405
Hamilton East
HAMILTON 3247

OR Email: tpcallin@mfe.govt.nz
Fax: 04 439 7700
[If you are emailing or faxing your submission, please make it for the attention of "Grid Upgrade Submissions"]

This submission relates to the notices of requirement and/or applications for resource consent, lodged by Transpower New Zealand Ltd for the North Island Grid Upgrade Project, and identified on the next page.

CLOSING DATE FOR SUBMISSIONS: 5 OCTOBER 2007

Title: Hon
William Robson Storey

Postal Address: 186 Mangapiko Valley Road, R D 4 Ohinewai 3784

Wk Ph: 07 8285895 Hm Ph: 07 8285895 Cell:
Wk Fax: 07 8285895 Hm Fax: Email: robstorey@xtra.co.nz

Please tick the relevant boxes on the next page to identify whether you are making a submission on all notices of requirement and applications for resource consents or just some of them (please identify).

Please also indicate on the back of this form (✓) whether you support, oppose, or are neutral in relation to the notice(s) of requirement and applications for resource consents. If you are making a submission only on parts of a notice of requirement or application for resource consents, please note this when specifying the reasons for your submission.

The reasons for my/our submission are:

My submission is attached.

If you are attaching further information tick (✓) for yes

Please use more pages if you need to.

I/we seek the following decision from the Board of Inquiry (provide precise details including the nature of any conditions sought):

See attached submission

Please use more pages if you need to.

Use a clear tick in the appropriate box below (✓)

I/we wish to be heard in support of my/our submission (to speak at the public hearing).

I/we DO NOT wish to be heard and hereby make my/our submission in writing only.

Signature(s): W R Storey

Date: 4 10 07



Ministry for the
Environment
Manatū Mo Te Taiao

(Signature of submitter, or person authorised to sign on their behalf is required. Note signature is not required for electronic (email) submissions. If this is a joint submission by two or more individuals, each individual's signature is required.)

Use the tick boxes below to indicate the called-in notices of requirement and applications for resource consents that your submission concerns. Use a clear tick in the appropriate box or boxes (✓).

I/we make my/our submission concerning all notices of requirements and applications for resource consents below.

OR

My/our submission only concerns the notices of requirement and applications for resource consents that I/we have ticked below.

	Support	Oppose	Neutral
Manukau City Council			
Pakuranga Substation Notice of Requirement. Reference No. 27619		✓	
Otahuhu Substation Notice of Requirement. Reference No. 27619		✓	
Brownhill Substation Notice of Requirement. Reference No. 27619		✓	
Underground Cable – Pakuranga to Brownhill Notice of Requirement. Reference No. 27619		✓	
Underground Cable – Otahuhu to Brownhill Notice of Requirement. Reference No. 27619		✓	
Overhead Line Notice of Requirement. Reference No. 27619		✓	
Franklin District Council			
Overhead Line Notice of Requirement. Reference No. L07089		✓	
Waikato District Council			
Overhead Line Notice of Requirement. Reference No. DES0011/07		✓	
Matamata-Piako District Council			
Overhead Line Notice of Requirement. Reference No. RMR200621		✓	
Waipa District Council			
Overhead Line Notice of Requirement. Reference No. DN/0006/07		✓	
South Waikato District Council			
Overhead Line Notice of Requirement. Reference No. 240/021		✓	
Taupo District Council			
Overhead Line Notice of Requirement. Reference No. RM070209		✓	
Whakamaru and Whakamaru North Substation Notice of Requirement. Reference No. RM070209		✓	
Auckland Regional Council – Resource Consents			
<i>Pakuranga to Brownhill Underground Cable Resource Consents</i>			✓
Application 34102: Land Use Consent for earthworks			✓
Application 34370: Discharge of Contaminants to land from ancillary activities that produce wastewater or washwater			✓
Application 34372: Works in the Bed of a Watercourse			✓
Application 34373: Diversion of Surface Water			✓
<i>Overhead Line and Brownhill Substation Resource Consents</i>			✓
Application 34711: Land Use Consent for earthworks			✓
Application 34712: Discharge of Contaminants to land			✓
Environment Waikato – Resource Consents			
<i>Overhead Line and Whakamaru North Substation Resource Consents</i>		✓	
Application 116902: Land Use Consent for vegetation clearance and earthworks		✓	
Application 116903: Discharge Permit for the composting of vegetation		✓	
Application 116904: Land Use Consent for the drilling of tower foundation below the water table		✓	
Application 116905: Discharge Permit for the discharge of site water and drilling fluids from drilling activities into surface water.		✓	

NOTE: A copy of this submission form must be sent as soon as possible at:
North Island Grid Upgrade Project, Transpower Freepost 182915, PO Box 1021, Wellington
or email submissions@transpower.co.nz or fax 04 819 7624.

I/we make my/our submission concerning all notices of requirements and applications for resource consents below.

