

29th July 2009

Hearing Committee
West Coast Regional Council & Buller District Council
Westport

RE: Applications for Resource Consents
Hydro Developments Ltd
Stockton Plateau Hydro Electric Power Scheme

Dear Commissioner,

RE: Statement supporting previous submission – Stockton Plateau/Hydro Developments Ltd Proposal

My name is Terence McLaughlin. I am an affected property owner if consent is granted to Hydro Developments Ltd. As a family we purchased 91 Torea Street, Granity last year. This consists of the Granity Bowling Club plus grounds plus the 1933 RSA Clubhouse. All on approx 3000 sqm land in total directly opposite the proposed Granity Portal & Construction site. It is our intension to build a house and send out two daughters to the Granity Primary School & restore the bowling green & clubhouse back to its original condition.

I oppose any consent being granted that affects Granity directly.

The outcome I seek is the Granity pump station, access road, tunneling, construction site be relocated out of Granity based on the following points.

Visual Pollution & Impacts

One of the biggest concerns from the reports was how unstable the upper slopes above the access road & portal site. My property looks directly back towards this area which already has a significant scar from a landslip. It will take decades to properly rejuvenate and any unnecessary scarring from tunneling and blasting will greatly affect my view.

In addition:

- The removal of native bush
- The framing of access road & portal
- The construction site
- Constant vehicle movements from portal to construction site for loading of trucks, supplies, subcontractors, visitors etc

Noise Pollution

I had a meeting with Mr. A Black during Easter 2009 to discuss the proposal. Mr. Black couldn't answer any basic questions about noise & vehicle movements from the construction site to portal i.e. "how and where are the 10 trucks per day being loaded?" "What size of loader? Are the trucks reversing up the access road to be loaded?"

I have to assume the rock that is being excavated is being stockpiled in the construction site. Also I am assuming a loader with bucket size 1 cubic metre is being used.

Therefore it will take 9 bucket loads to fill one 6sqm truck as with rock it is very difficult to fully load a bucket.

That makes 90 loader movements up the access track and 90 movements coming down. Plus 90 lots of crashing rocks onto truck noises per day. Let alone any other supply movements, staff movements, consultants etc making the access roads very busy.

In addition:

- Delivery of materials
- Blasting
- Drilling
- Construction site noise
- Sheet piling & jacking station
- All other associated noise from micro tunneling

24/7 Operation

Major concerns of the 24/7 operation.

Granity is a very still & quiet most nights and you can hear the creek running from behind the museum some 200m plus away from my dwelling. With blasting and drilling on a 24/7 basis this will directly affect my families quality of life.

In addition:

- People & vehicle noise
- Lighting on landscape

Vehicle movements

There has been no estimation of vehicle movements from construction site to portal and back again to construction site.

I believe there is an underestimation of vehicle movements to the construction site. Also the truck access point directly opposite my property will be used as a short cut for construction workers, consultants etc.

The local primary school is three properties down from the truck access, no impact reporting on the safety or even a mention in any report concerning the 50 plus pupils.

Potential Damage to buildings

There could be considerable damage to buildings due to blasting, construction work & microtunnelling. The museum which is open to the public could easily be deemed unsafe by prolonged vibration.

The Lyric Theatre which is a large 2 storey movie theatre still in operation frequented by locals & children could easily have its back broken by vibration & liquid faction.

Also I have plans to build an architecturally significant building on my vacant site in the near future. I am currently in discussion with a media company who are developing a New Zealand version of Grand Designs. The design and extensive foundations may be compromised by liquid faction from microtunnelling in close proximity to my northern boundary.

I believe the history and character of existing buildings should be preserved such as the museum, library, Lyric Theatre. I recently purchased the Granity bowling club which was air marked for demolition. To preserve it & restore it to its former glory is my intentions. Granity needs to save its history not compromise it.

Millerton Incline

The damage to the Millerton incline area is not to be taken lightly. The damage and scaring by the access road could ruin valuable history. Plus the potential for causing major slips covering the incline due to blasting & vibration. The access road & slips could hinder any future tourist venture for the Millerton incline which would bring tourist to the area thus supporting local businesses.

Conclusion

Hydro Developments Ltd are not creating any benefits to the community. As for the local employment opportunity the majority of positions are going to be kept in house as Mr. A Black (shareholder) wants all the tunneling and geotechnical work.

As for cheaper power; a \$200 million plus project has a significant break even point timeframe and with a relatively small buller customer base the excess power capacity will be sold on the national grid. Historically once a benchmark existing power price is set it rarely reduces in price.

The project is purely a commercial venture to make money for its shareholders. There are no positives for the local community only negatives as outlined earlier.

I cannot understand that one of the least populated coastlines in the county the company wants to go right through the middle of Granity. Right beside a tourist operation (the museum), behind the only café and shops for kilometers, under & beside the local library and movie theatre. Just try and remember what your were doing 5 years ago up until now. This is how long Granity will have to put up with considerable disruption and loss of quality of life.

I want the Granity construction site & power station relocated! Otherwise I'm seeking compensation for loss of quality of life!

I can be contacted either 03 3766 394 or daytime 021 320 169

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