

**BEFORE COMMISSIONERS APPOINTED BY
THE CANTERBURY REGIONAL COUNCIL**

Under proposed Plan Change 5 to the Canterbury Land and Water
Regional Plan

**BRIEF OF EVIDENCE OF WILLIAM HENRY SUTHERLAND FOR
BENMORE STATION LIMITED**
22 July 2016

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- 1 My full name is William Henry Sutherland.
- 2 I farm in partnership with my brother, Andrew Sutherland, on the original homestead block of Benmore Station (Run 543). Benmore Station has been farmed by the Sutherland family since 1916 (100 years last March).
- 3 Benmore Station has made a submission on Plan Change 5, which is largely the same as the submission made by Benmore Irrigation Company Limited (**BIC**). However, there are issues with the planning maps specific to Benmore Station, which is what I will cover in this evidence.
- 4 I have looked at the planning maps in the Plan Change 5 version of the plan relating to our property. I have identified three issues – one which is a change proposed by Environment Canterbury (**ECan**) which I consider to be incorrect, and two changes which need to be made.

Change in Nutrient Allocation Zone (map PC5-17)

- 5 There is a proposed change to map PC5-17 which changes the majority of the western part of Benmore Station from orange to red (the change is shown in **Appendix 1**, against the current Land and Water Regional Plan map).
- 6 Water flows on Benmore Station are quite complex to define due to the Wairepo River flows – in that is flows in **both** directions at the Wairepo River bridge on the Ohau Road, depending on the circumstances.
- 7 The new map wholly attributes flows from this area to the Ahuriri catchment (red zone), and based on my direct knowledge of the catchment flows, I consider this to be incorrect.
- 8 When water flows under the bridge on the Ohau Road, there is no physical way it can ‘turn back’ and flow into the Ahuriri catchment. The only direction for water flowing under the bridge is to the north, where it gathers water volumes as the Wairepo makes its way back to the Wairepo Arm, before entering Lake Ruataniwha.
- 9 Accordingly, Environment Canterbury are wrong to attribute all flows to the Ahuriri.

- 10 I accept that during low flows, water does not flow under the bridge. Therefore, during low flows, the water follows the stream under our house, to the south, and then make their way to the Ahuriri catchment.
- 11 However, the large catchment run-off issues occur during floods and freshes, and in that instance, the path of the water changes to the north.
- 12 It might be an issue where the area identified as changing on the planning maps needs to have a different colour that is not wholly red or wholly orange. I strongly oppose it being attributed as being fully within the Ahuriri/red zone, and I suggest that it is in the Council's interest to correctly design the catchment flows for a start, before determining the 'colour' and rules attributed to the catchment area.

Big Tarn area

- 13 In the Benmore Station submission, there are two more areas identified where we consider ECan has got the 'colour' wrong.
- 14 The large area surrounding Big Tarn has no natural groundwater exit, but it has been identified as draining to the Ahuriri catchment. From my practical knowledge of the area, I know that the area is linked to the Wairepo Creek, which is part of the Haldon/orange catchment.

Lake Zone – eastern side of State Highway 8

- 15 The area identified on the maps accompanying our submission is a water way which flows directly into the Ahuriri catchment, and not into the Wairepo Arm (which is related to the Lake Sensitive Zone).

Conclusion

- 16 I acknowledge that Benmore Station and its surrounds are a complex area in relation to groundwater flows. However, ECan must be responsible for ensuring that the information included on the planning maps (which then has a significant impact on what we can do as owners of the land) is correct.
- 17 I have identified three areas where the planning maps are not reflecting what actually happens on the ground.

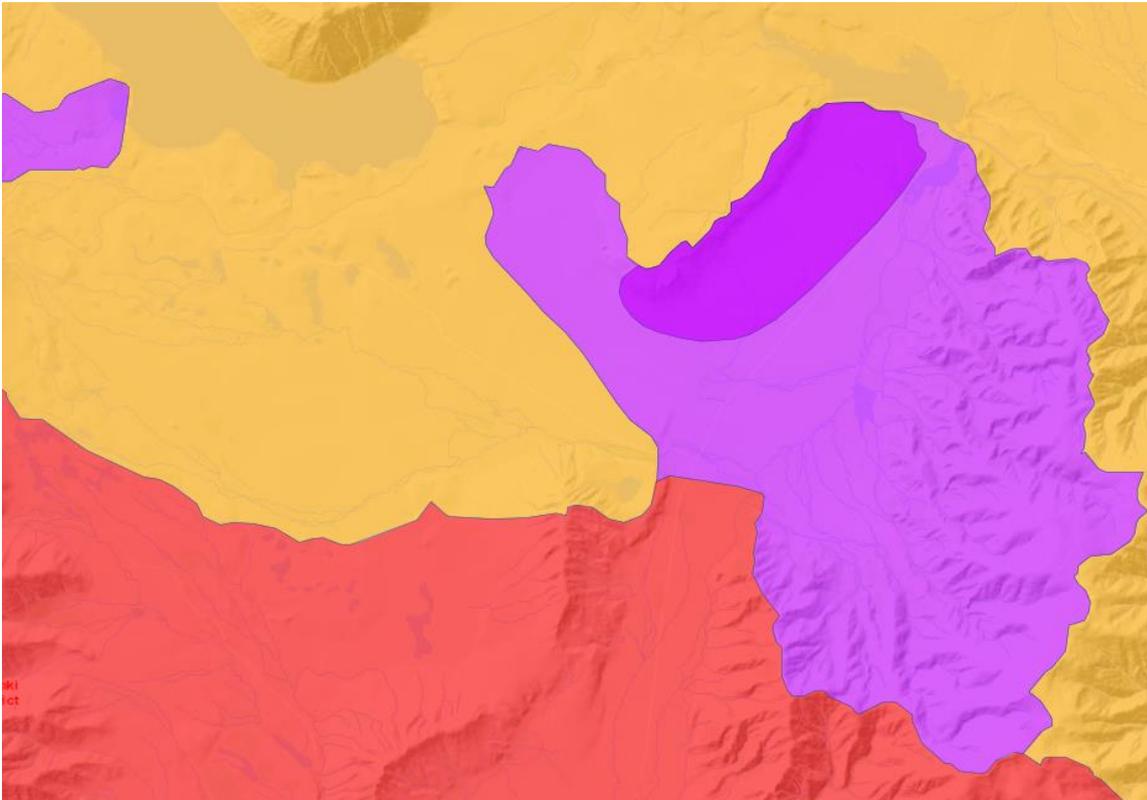
18 I consider that the planning maps should be amended in accordance with the information that has been outlined above.

Dated 22 July 2016

William Henry Sutherland

Appendix 1

Operative map



Proposed Plan Change 5 map

