

E-MAILED

Submission on notified proposal for plan change



About preparing a submission on a proposed plan change

You must use the prescribed form

- Clause 6, Schedule 1 of the Resource Management Act 1991 (RMA) requires submissions to be on the prescribed form.
- The prescribed form is set out in Form 5, Schedule 1 of the Resource Management (Forms, Fees, and Procedure) Regulations 2003.
- This template is based on Form 5. While you do not have to use this template, your submission must be in accordance with Form 5.

Your submission and contact details will be made publicly available

- In accordance with clause 7 of Schedule 1 of the RMA, the Council will make a summary of your submission publicly available. The contact details you provide will also be made publicly available, because under clause 8A of Schedule 1 of the RMA any further submission supporting or opposing your submission must be forwarded to you by the submitter (as well as being sent to Council).
- Section 352 of the RMA allows you to choose your email to be your address for service. If you select this option, you can also request your postal address be withheld from being publicly available. To choose this option please tick the relevant boxes below.

Reasons why a submission may be struck out

Please note that your submission (or part of your submission) may be struck out if the authority is satisfied that at least one of the following applies to the submission (or part of the submission):

- it is frivolous or vexatious
- it discloses no reasonable or relevant case
- it would be an abuse of the hearing process to allow the submission (or the part) to be taken further
- it contains offensive language
- it is supported only by material that purports to be independent expert evidence, but has been prepared by a person who is not independent or who does not have sufficient specialised knowledge or skill to give expert advice on the matter.

To Kāpiti Coast District Council

Submission on Proposed Plan Change 2 to the Operative Kapiti Coast District Plan 2021

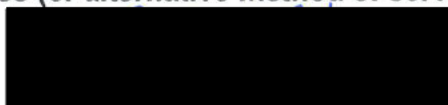
Submitter details

Full name of Submitter:

Mary Lesa DYER

Contact person (name and designation, if applicable):

Postal address (or alternative method of service under section 352 of the RMA):



Telephone:

0210 562 567

Electronic address for service of submitter (i.e. email):

mary.dyer32outlook.com

I would like my address for service to be my email [select box if applicable]



I have selected email as my address for service, and I would also like my postal address withheld from being publicly available [select box if applicable]



Scope of submission

The specific provisions of the proposed plan change that my submission relates to are:
[give details]

PC2 amendments, specifically incorporating design guides into the District Plan – S Design Principles
"Create a Comfortable and Safe Environment"
» Provide accessible external and internal design that caters for people of all ages and abilities

Continue on a separate sheet if necessary

Submission

My submission is: [include whether you support or oppose the specific provisions or wish to have them amended; and reasons for your views]

I wish to have the draft design guide to be amended to reflect the following.
With the incorporation of more new terrace and multi-storey housing comes the problem of creating safe accessible ways of people moving up and down floors. The draft provides for "internal design that caters for people of all ages and abilities". How is this provided? For a percentage of the population getting up and down stairs can be unsafe.

Continue on a separate sheet if necessary

cont: 1/2

I seek the following decision from the Kāpiti Coast District Council: [give precise details]

In view of my above submission that the Council consider (1), (2) and (3) of ~~the~~^{my} above submission.

Continue on a separate sheet if necessary

(2).— Mary Dyer submission.

These include the visually impaired, disabled, and others with physical problems like obesity, vertigo etc.

I attach an excerpt called "5 stair safety facts" which outlines problems in UK which have predominantly terrace-type and other multi-storey housing. Paragraphs 21-25 include statements from other countries.

I understand UKDC wishes to make the most of land available, and make housing easier and cheaper to build by having intensified housing. However I submit that the Draft Plan must include:


- (1) a percentage of new housing be single storey for people ~~who~~ for which stairs would be a hazard,
- (2) the stairs in terrace and multi-storeyed housing not to be only just within standard ^{and more relaxed} ratio of tread to rise but have the right ratio that makes it safer and easier ~~for~~ if people with a limited ability have to use them.
- (3) terraced and multi-storeyed housing and subdivisions not to be advertised as being purely built for retired people or built for people with limited abilities.

5 stair safety facts:

1. In the UK there is a fall on stairs every 90 seconds. (Source: BS 5395-1:2010[1])
2. During 2015 there were 787 deaths in England and Wales caused by a fall on and from steps or stairs. (Source: Office for National Statistics[2])
3. This is a 20.5% increase on the same figures in 2012 (653 deaths in England and Wales).
4. The largest proportion of accidents among older people are falls from stairs or steps, with over 60% of deaths resulting from accidents on stairs. (Source: The Royal Society for the Prevention of Accidents[3])
5. Stair-related injuries in people aged 75 and older are five times greater than those in young people. (Source: Thomas Pocklington Trust[4])
6. More than 100,000 elderly people are treated for injuries after a fall on stairs every year. (Source: BBC News[5])
7. 58,000 children have accidents on stairs every year. (Source: The Royal Society for the Prevention of Accidents[6])
8. A survey in January 2017 for the BWF Stair Scheme[®] found that one third (33%) of us admit to having fallen up or down stairs in the last 12 months.
9. Although the elderly and young children are usually recognised as most at risk, falls on stairs are actually very common among young adults – over half of all 18-24 year olds (51%) said they had lost their footing compared to just a quarter of those aged 55 or over (25%).
10. Women are slightly more likely to admit to falling up or down stairs than men – 38% compared to 28% (Source: BWF Stair Scheme survey).
11. Those in the North East seem particularly at risk – the BWF Stair Scheme poll showed that over 48% of respondents in that region had fallen in the last year, the highest percentage of all the regions – and people in Yorkshire and the Humber were safest (just 26% reported a fall).
12. Stairs are the location in the home where most deaths and major injuries occur, with the most serious injuries being sustained when individuals fall whilst descending the stairs (Templer, 1992). (Source: Loughborough University[8])
13. Falls on stairs account for around a quarter of all falls in the home. (Source: Colchester Council)
14. There are approximately 100,000 accidents on stairs in leisure environments each year, and several thousand more in the workplace. (Source: Health and Safety Laboratory)
15. In the UK, the industries most affected by stairway falls are the service industries, followed by the manufacturing and construction industries. (Source: Health and Safety Executive[9])
16. A third of reported fall accidents in the food and drink industry occur on stairs. This is often due to the stairs being contaminated with water or food product, or the use of inappropriate footwear. (Source: Health and Safety Executive[10])
17. In the UK, it isn't against the law to use the stairs without holding onto handrails. (Source: Health and Safety Executive[11])
18. Accidents are nearly twice as likely on stairs consisting of straight steps with no winders or immediate landings and where the pitch of the stairs is more than 42°. (Source: Colchester Council[12])
19. An accident is more likely to occur on stairs without carpet covering, and those with no handrails or guardrails. (Source: Colchester Council)
20. The risk of a fall is doubled if there is no wall or guarding to one side of the stairs. Similarly, the lack of any handrail doubles the likelihood of a fall, even if there is a wall both sides of the stairs. (Source: Colchester Council)
21. Increasing the depth of stair treads in new homes would prevent more than 1,250 falls and probably two deaths within the first five years of enacting a new standard. (Source: European Child Safety Alliance [13])
22. The vast majority of stairway falls result from a loss of balance. (Source: Canadian Centre for Occupational Health and Safety [14])

Hearing Submissions [select appropriate box]

I wish to be heard in support of my submission.	<input type="checkbox"/>
I do not wish to be heard in support of my submission.	<input checked="" type="checkbox"/>
If others make a similar submission, I will consider presenting a joint case with them at a hearing.	<input checked="" type="checkbox"/>
If others make a similar submission, I will not consider presenting a joint case with them at a hearing.	<input type="checkbox"/>


Signature of Submitter
(or person authorised to sign on behalf of submitter)

16/8/22
Date

A signature is not required if you make your submission by electronic means.

Trade Competition [select the appropriate wording]

If you are a person who could gain an advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991.

N/A Not a trade
I could ☐ / I could not ☐ gain an advantage in trade competition through this submission.

If you could gain an advantage in trade competition through this submission, please complete the following:

I am ☐ / I am not ☐ directly affected by an effect of the subject matter of the submission that—

(a) adversely affects the environment; and

(b) does not relate to trade competition or the effects of trade competition.

Email your submission to district.planning@kapiticoast.govt.nz or post/deliver to:

Attn: District Planning Team
Kāpiti Coast District Council
175 Rimu Road
Paraparaumu 5032

For office use only

Submission No:

1

Received by
Kāpiti Coast District Council
at Otaki

16 AUG 2022

By Time

23. Many accidents are caused as a result of people leaving objects on stairs or carrying difficult objects up and down stairs. (Source: BBC News)
24. The most common injury from falling down stairs is a broken hip. (Source: BBC News)
25. Research in the United States also confirms stairs were responsible for the largest proportion of injuries to people under the influence of drugs or alcohol^[15]. It's quite common for people being unable to safely navigate down a flight of stairs while under the influence. Descriptions of the incidents logged by DrugAbuse.com range from a simple slip and fall to the quite bizarre. In one example, a 21-year-old female stated she "drank mushroom tea, thought she was in hell, and jumped down stairs to get away."

