

Chris Rawson

From: Harry And Annie Lagocki <halagocki@xtra.co.nz>
Sent: Thursday, 12 April 2018 14:32
To: Planning
Subject: Keepa Road / SH 2 Rezoning of Land from Light Industrial to Residential

Good Afternoon

I wish to submit this abstract submission on the proposed 'land use change' alluded to above.

The written documentation would far more detailed had I the time .

Acceptance for submissions close at 5pm today.

I only became aware of the proposal this afternoon.

- I am Harry FR Lagocki
- I am a soil water scientist with a special interest in land drainage
- My professional background includes lecturing /research at both Otago University & Wagening Univ (land drainage & soil rehabilitation –with ILRI)
- Have had a long time association with SWAP (Saw Mill Workers against Poisons.
- For a period exceeding 20 years I was Joe Harawira's technical advisor / scientific consultant –particularly on matters that related to PCP's & Dioxins .
- Of particular interest for me was the mobility – especially of PCP's with ground water movement
- **We provided the scientific field evidence(SWAP)** that demonstrated PCP's move readily in shallow groundwater – especially perched water tables.
- The "**woodchip trials**" on the old hub site : the results & analyses of this research were presented in a publication by Tonkins & Taylor Circa 2006)
- These trials demonstrated – even under 'challenging "environmental conditions that PCPs concentrations sampled from super imposed wood chip stacks varied between 150% – 600% higher than levels measured in the soils immediately below the stack.
- It is my contention that all leachates are mobile in near surface water tables & may be re-distributed to previously un contaminated surface soils
- In the past these processes were attributed to "capillarity flow" from contaminated shallow soil water bodies.
- The latest research (**Flury et al.**) focus on processes that redefine these as the "**Vados Effect**".
These leading experts suggest that:
 - i. The mobility of soil water contaminants also include solids – such as dioxins
 - ii. Their research also suggests that contaminants in the "Nano" size particle range are involved.
 - iii. They include bacteria & viruses.
 - iv.

Today's IX local news report alluded to claims that the proposed area has not been fully assessed as to "wood waste contamination."

I would concur with that observation

The author is aware of previous pilot tests (15 – 20 years ago) which revealed in some contaminant detect.

I am also aware that considerable topsoil has already been applied to this area

The wood chip results alluded to above could effectively be repeated .

If this submission is accepted I would be happy to address this submission & expand on some of the points raised.

AS Joe Harawira would always lament – " Let us get this one right" .

Harry Lagocki

1739 SH 30

RD 2

Whakatane 3192

Ph. 3228410 (07)