

THE SUBMISSION ON RURAL MAORI HOUSING

The proposal is to build on multiply owned Maori Land by using the lease over **part of the land** as the security. Money can be borrowed now if the lease is over the entire block.

My proposal is based on the 60 year leases used in the Cook Islands. Only native Cook Islanders can own land in Rarotonga. Banks in Rarotonga freely lend on these leases.

THE PROBLEM

Any lease of part of a block longer than 35 years is classed as a subdivision and subdivision rules apply. Section 218 of the Resource Management Act 1991 defines a subdivision as

Meaning of subdivision of land

(1) In this Act, the term subdivision of land means—

(iii) by a lease of **part of the allotment** which, including renewals, is or could be for a term of more than 35 years; or

THE SOLUTION

I ask parliament to assist in changing the act so we can have longer leases on Maori land to provide security for loans but not to be treated as a subdivision.