

IN THE ENVIRONMENT COURT  
CHRISTCHURCH REGISTRY

ENV-2021-CHC-043

I MUA I TE KŌTI TAIAO O AOTEAROA

IN THE MATTER	of the Resource Management Act 1991
AND	
IN THE MATTER	of an appeal under Clause 14 of Schedule 1 of the Act
BETWEEN	<b>86 Ballantyne Road Partnership</b> Appellant
AND	<b>Queenstown Lakes District Council</b> Respondent

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**NOTICE OF A PERSON'S WISH TO BE PARTY TO PROCEEDINGS**

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**Dated: 16 June 2021**

**To:** The Registrar  
Environment Court  
Christchurch

**And To:** The Appellant

**And To:** The Respondent

1. Ngapiipi Holdings Limited wishes to be a party under section 274 of the Resource Management Act 1991 ("**Act**") to the following proceedings:
  - a. An appeal by 86 Ballantyne Road Partnership ("**Appellant**") against a decision of the Queenstown Lakes District Council ("**Council**") on its Proposed District Plan ("**Plan**").
2. Ngapiipi Holdings Limited is a person who has an interest in the proceedings that is greater than the interest the general public has as Ngapiipi Holdings Limited owns the property at 21E Gordon Road, Wanaka (Legal Description: Unit E Deposited Plan 378910) and is a member of the body corporate for 21 Gordon Road, Body Corporate 378910. This land is within the General Industrial Zone which is the subject of the Appellant's Appeal.
3. Ngapiipi Holdings Limited is not a trade competitor for the purpose of Section 308C or 308CA of the Act.
4. Ngapiipi Holdings Limited is interested in all of the proceedings.
5. Ngapiipi Holdings Limited supports the relief sought by the Appellant because –
  - a. Ngapiipi Holdings Limited agrees that a zone in this part in of Wanaka that is more permissive in relation to office, commercial, retail and other related land uses is more appropriate in terms of existing use, future demand and management of adverse effects.
  - b. Ngapiipi Holdings Limited agrees that the decision fails to have appropriate regard to the general character of the land to the west of Ballantyne Road, which is a mix of service, industrial, commercial, office and retail more appropriately suited to a more permissive zone framework.
6. Ngapiipi Holdings Limited agrees to participate in mediation or other alternative dispute resolution of the proceedings.

Dated: 16 June 2021



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Signed for Ngapiipi Holdings Limited  
by its duly authorised agent  
Hayley Mahon, John Edmonds & Associates

**Address for Service of person wishing to be a party:**

C/- John Edmonds & Associates  
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