## **BEFORE THE HEARINGS PANEL** FOR THE QUEENSTOWN LAKES PROPOSED DISTRICT PLAN

IN THE MATTER of the Resource

Management Act 1991

**AND** 

IN THE MATTER of Hearing Stream 14 -

Wakatipu Basin

## MEMORANDUM OF COUNSEL FOR QUEENSTOWN LAKES DISTRICT COUNCIL PROVIDING CERTIFICATION OF SUBMITTER STRUCTURE **PLANS**

31 August 2018



S J Scott / C J McCallum Telephone: +64-3-968 4018 Facsimile: +64-3-379 5023

Email: sarah.scott@simpsongrierson.com

PO Box 874 **SOLICITORS** 

**CHRISTCHURCH 8140** 

## MAY IT PLEASE THE PANEL:

- This memorandum is filed on behalf of the Queenstown Lakes District Council (Council) to certify, that certain digital information provided by submitters is consistent with the material provided by that submitter to the Panel at the hearing.
- 2. This is filed in response to a request of the Panel dated 31 July 2018.
- The Panel has requested that digital information relating to two matters, being structure plans and / or site specific zonings or subzonings, be certified by the Council so that, in the event that the requested relief is accepted, the relevant provisions could be accurately incorporated in the Council GIS system and onto the decision Planning Maps.
- **4.** Digital information has been received from the following submitters in relation to structure plans and rezoning requests:
  - (a) Roger Monk (2281) and Arrowtown Retirement Village Joint Venture (and 2505);
  - (b) Middleton (2232);
  - (c) Lake Hayes Cellar Ltd (2378);
  - (d) Trojan Helmet (2387);
  - (e) Waterfall Park Developments Ltd (2388);
  - (f) Feeley (2397);
  - (g) Boundary Trust (244);
  - (h) Spruce Grove (2512 and 2513);
  - (i) Morven Ferry (2449) and Barnhill Ltd (2509);
  - (j) Ladies Mile Consortium (2489);
  - (k) Morven Residents Association Inc (2490);
  - (I) X-Ray Trust and Avenue Trust (2619);
  - (m) Wakatipu Equities (2479);
  - (n) Ashford Trust (2535) and Burgess Duke Trust (2591);
  - (o) McQuilkin (2273) (received on 27 August 2018); and

Note that this list has been amended for accuracy and therefore differs from the list included in the Council's Memorandum updating Panel on certification of submitters' structure plans and providing Lake Hayes map dated 29 August 2018.

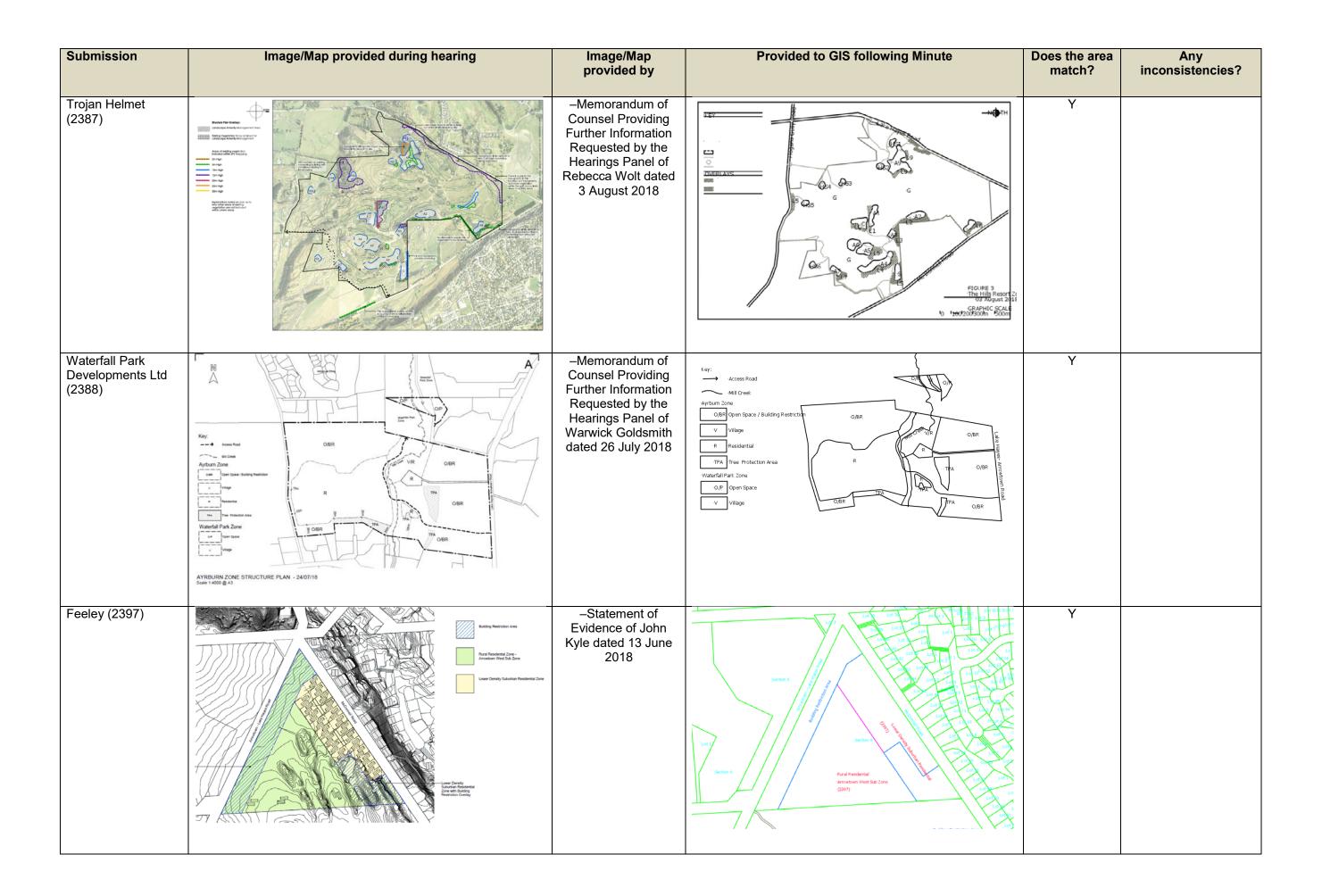
- (p) Broomfield (2276) (received on 27 August 2018).
- 5. Due to resourcing restraints, the Council was unable to complete the review of the material by 17 August 2018. Council has now been able to complete the review (refer **Appendix 1**). The certification has been made by Policy Planners, rather than each reporting officer.

**DATED** this 31st day of August 2018

S J Scott / C J McCallum Counsel for Queenstown Lakes District Council

## **APPENDIX 1**

Submission	Image/Map provided during hearing	Image/Map provided by	Provided to GIS following Minute	Does the area match?	Any inconsistencies?
Roger Monk (2281)/Arrowtown Retirement Village Joint Venture (2505)	No specific image supplied.  Monk (2281) requested "LCU 24 be zoned WBLP"  ALRV (2505) requested "land in CT 766317 be rezoned consistent with SH160141 or WBRLPA"	NA	Lot 2  Pt Section 32  Section 3  July 3  Arrowtown Represent Village (2505)  Lot 4  Proposed Rural Residential / WBLP  Lot 1  Arrowtown Represent Village (2505)  Lot 4  Proposed Rural Residential / WBLP  July 8  Ju	Arrowtown Retirement Village Joint Venture – Y Monk – NA	
Middleton (2332)	PRIMARY ACIES RIAD  ***********************************	Statement of Evidence of NickGeddes dated 13 June 2018		Y	
Lake Hayes Cellar (2378)	No image supplied.  Submission identifies land as Lot 1 DP 326378	NA	Proposed Rural Residential Zone  Cual Overlay	N – does not appear to match legal boundaries	



Submission	Image/Map provided during hearing	Image/Map provided by	Provided to GIS following Minute	Does the area match?	Any inconsistencies?
Boundary Trust (2444)	RZO B  RZO B  RZO C  RZO C	-Statement of Evidence of Nicola Smetham dated 13 June 2018	R20 A R20 C	Y	Setback not shown on GIS (unclear if this is a visual representation of provision or actual annotation) Golf Course Open Space Activity Area not annotated Second "R20C" annotation
Spruce Grove (2512 and 2513)	Marie Joseph Andrews (1997)  A	Statement of Evidence of Nicola Smetham dated 13 June 2018	R21 A	Y	<ul> <li>Setback not shown on GIS (unclear if this is a visual representation of provision or actual annotation)</li> <li>Golf Course Open Space Activity Area not annotated?</li> </ul>
Morven Ferry (2449) and Barnhill Ltd (2509)	Morven Ferry Road RRZ / WBLP 27.0ha  Morven Ferr	Statement of Evidence of Deborah MacColl dated 13 June 2018	Section 22  Manual of The 1999 Barthol Corporate Tourise Ethicson   Lot 2   Lot 4   Lot 5   Lot 4   Lot 5   Lot 5   Lot 6   Lot 6   Lot 6   Lot 6   Lot 6   Lot 6   Lot 7   Lo	Y	

Submission	Image/Map provided during hearing	Image/Map provided by	Provided to GIS following Minute	Does the area match?	Any inconsistencies?
Ladies Mile Consortium (2489)	Propose fluid Linky Zone (84,000er)  - Propose fluid Linky Zone (84,000er)  - Propose Glave Start (10 Line)  - Propose Conversed Oil, Line  - Propose Conve	-Statement of Evidence of Nick Geddes dated 13 June 2018	Lake	Y (ONL)	
Morven Residents Association Inc (2490)	No image provided.  Morven Residents Society Inc submission referred to land located on the western side of Morven Hill above the SH.	NA	Cot 13  Cot 13	NA	Data labelled with wrong submitter number
X-Ray Trust and Avenue Trust (2619)	APPENDIX 2 - ARROWBURN STRUCTURE PLAN (No Contours)  The state of the	-Statement of Evidence of Philip Blakely dated 13 June 2018	Lot 3  Lot 1  Lot 2  Proposed Building Restriction from Proposed Building Restriction from Proposed Building Restriction from Nodes  Proposed Building Restriction from Lot 1  Proposed Building Restriction from Restriction from Lot 1  Proposed Building Restriction from	Y	

Submission	Image/Map provided during hearing	Image/Map provided by	Provided to GIS following Minute	Does the area match?	Any inconsistencies?
Wakatipu Equities (2479)	Area of Milking proposed to Determine Secret  Promotion at Milking proposed to Promotion at Milking proposed to Promotion at Milking proposed to Promotion at Milking Promotion a	-Memorandum of Stephen Skelton Responding to Hearings Panel dated 27 July 2018	A - Walatpu Precinct  B - Amenty Zone  C - Landscape Protection Area  D - 4 Ha Minimum Lot Size  F - Som setback off 490masi conductors  + 400 mail consus  WALATIPU EQUITIES STRUCTUR  DATE: 14 AMENT 2016 SCALE:	Y	Areas E (setbacks)     in GIS version not     shown on evidence     version     Areas B (Amenity     Zone) not shown on     evidence version
Ashford Trust (2535) and Burgess Duke Trust (2591)	Propose MLP consider the entirely in mall control of the state of the shape in the control of the shape in the state of the shape in the shape in the state of the shape in the shape in the state of the shape in the shape in the state of the shape in th	-Statement of Evidence of Stephen Skelton dated 13 June 2018	A - View Protection Area  B - Amenity Zone C - Precinct D - 50m setback off 40masl contour + 400 masl contour	Y	

Submission	Image/Map provided during hearing	Image/Map provided by	Provided to GIS following Minute	Does the area match?	Any inconsistencies?
Broomfield (2276)	NOTE: The boile map used for mit crowning strong a strong	–Statement of Evidence of Carey Vivian dated 13 June 2018		Y	
McQuilkin (459, 2273)	The Industries delity in Operative District Plan.  The Industries explain blundary line or identified by the Operative District Plan.  The Industries explain blundary line or identified by the Proposed District Plan.  The Industries explain blundary line is thought on the Industries of the Application of the Industries of the Industri	Statement of Evidence of Ben Espie dated 13 June 2018		N	GIS does not appear to show proposed ONL line