

**BEFORE THE ENVIRONMENT
COURT OF NEW ZEALAND
AT CHRISTCHURCH
I TE KOTI TAIAO O AOTEAROA OTAUTAHI ROHE**

ENV-2021-CHC-059

Under the Resource Management Act 1991

In the matter of an appeal under clause 14(1) of Schedule 1 of the RMA
against decisions of the Queenstown Lake District Council
on Stage 3 of the Queenstown Lakes Proposed District
Plan

Between **TUSSOCK RISE LIMITED**
Appellant

And **Queenstown Lakes District Council**
Respondent

NOTICE BY PAUL KELLY PROPERTIES LTD OF

HIS WISH TO BE PARTY TO THE PROCEEDINGS

16 June 2021

TO: The Registrar
 Environment Court
 PO Box 2069
 20 Lichfield Street
CHRISTCHURCH
 (Christine.McKee@justice.govt.nz)

AND TO: The Respondent
 (dpappeals@gldc.govt.nz)

AND TO: The Appellant, Tussock Rise Limited
graeme@toddandwalker.com
ben@toddandwalker.com

Notice of persons wishing to be party to proceedings (Form 33)

1. Paul Kelly Properties Ltd (**PKPL**) wish to be party to the following proceedings:

ENV-2021-CHC-059
2. PKPL is a person who has an interest in the proceedings that is greater than the interest that the general public has because:
 - (a) PKPL owns the property at 5 Connell Terrace, Wanaka which is zoned General Industrial Zone.
 - (b) The PKPL property is within the same receiving environment as the land referred to in the appeal.
 - (c) PKPL currently has a resource consent application before the Council for a development on the property and changes to the provisions directly affect the use of its land.
 - (d) PKPL is directly affected by the changes in the zoning, rules and provisions in Chapter 18A of the Proposed District Plan.
3. PKPL is not a trade competitor for the purposes of Section 308C or 308CA of the Act.
4. PKPL has an interest in the entirety of the appeal, but has particular interest in the following:
 - (a) The location, scale and intensity of industrial and business zone land across the District.
 - (b) Whether industrial zoning is the correct “fit” given the nature of the environment and in the context of the surrounding activities.
 - (c) The suitability of the environment for Business Mixed Use zoning and related activities.
 - (d) The prohibition on activities, including office, retail, commercial and residential activity.

- (e) The non complying activity status of activities that are already existing in the environment.
 - (f) Enabling of activities that are already existing in the environment within the provisions of the zone.
5. PKPL supports the appeal.
6. PKPL agrees to participate in mediation or other alternative dispute resolution of the proceeding.

DATED 16 June 2021



Brett Giddens

Signed on behalf of Paul Kelly Properties Ltd

Address for service of person wishing to be a party:

Telephone: 021365513

Fax/email: brett@townplanning.co.nz

Post: PO Box 2559, Queenstown

Contact person: Brett Giddens, Town Planning Group NZ Ltd

Documents for service may be sent to that address for service or may be emailed to brett@townplanning.co.nz. Service by email is preferred, with receipt confirmed by return email.