

**BEFORE THE ENVIRONMENT COURT
CHRISTCHURCH REGISTRY**

ENV-2018-CHC-088

IN THE MATTER Of an appeal under clause 14(1) of
Schedule 1 of the RMA in relation
to the proposed Queenstown
Lakes District Plan.

BETWEEN **ORCHARD ROAD HOLDINGS
LIMITED**

Appellant

AND **QUEENSTOWN LAKES DISTRICT
COUNCIL**

Respondent

SECTION 274 NOTICE – IAN PERCY

**GALLAWAY COOK ALLAN
LAWYERS
DUNEDIN**

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To: The Registrar
Environment Court
Christchurch

1. I, Ian Percy, wish to be a party to the following proceedings:
 - (a) *Orchard Road Holdings Limited v Queenstown Lakes District Council* ENV-2018-CHC-088.
2. I am a person who made a submission and further submission about the subject matter of the proceedings (OS 725 and FS1013).
3. I am not a trade competitor for the purposes of section 308C or 308CA of the Resource Management Act 1991.
4. I am interested in all of the proceedings relating to:
 - (a) Upper Clutha Mapping – Map 23, in particular Lot 99 DP 445766 and Lot 3 DP374697 (“The Site”).
 - (i) Rezoning of the Site as Low Density Residential and including it within the Wanaka Urban Growth Boundary.
5. I oppose the relief sought because —
 - (a) I support the Council’s decision that there is currently a lack of information concerning the rezoning of the site. The development of a structure plan requires more information, particularly around staging, transport networks and connectivity, infrastructure supply and timing, land use mix and densities. I seek certainty that any development is undertaken in accordance with a comprehensive and coherent structure plan.
 - (b) I own a vineyard at 246 Riverbank Road and seek certainty that I can operate this vineyard in perpetuity. In particular, I seek reverse sensitivity measures to ensure that any development will not have adverse effects on our operation. This includes but is not limited to crop protection activities, such as frost fans, bird scaring devices and helicopters.

(c) I seek an appropriate buffer between residential development and the vineyard. This may include a suite of setbacks and landscaping to protect against reverse sensitivity effects. I also consider there to be a need for dwellings to be constructed with appropriate acoustic insulation to protect residents to noise generated by vineyard activities.

6. I agree to participate in mediation or other alternative dispute resolution of the proceedings.



B Irving / D A McLachlan

Solicitor for Ian Percy and Fiona Aitken

Dated: 9 July 2018

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