

EVIDENCE SUMMARY – HAYLEY MAHON FOR SUBMITTERS 3287, 3449, 3312, 3326, 3334, 3341, 3377, 3400, 3401 AND 3443

[1] I agree with following points raised in the evidence presented at the hearing on behalf of Ms Picard:

- (a) I agree with the drafting of the objectives and policies set out in her copy of Chapter 39 attached to her evidence summary presented at the hearing.
- (b) I agree with the further description of the wahi tupuna sites as recommended by Mr Ellison.
- (c) I agree with removing the urban areas from being subject to the rules of Chapter 39, earthworks of subdivision and the use of the areas in the 'urban environment' section of the plan to define this.
- (d) After listening to Council's opening and reviewing Ms Picard's evidence – I agree that it is not necessary to include mapping of the Take Kārara (wider Wānaka area), Tāhuna (area around central Queenstown) and Te Kirikiri (Frankton).
- (e) I agree with Ms Picard that the notification of all discretionary and non-complying is inappropriate. Policy 39.2.1.2 and the list of values in Schedule 39.6 provide enough guidance for notification when activities require a discretionary or non-complying resource consent.
- (f) I agree with Ms Picard's statement about Mr Bathgate's amendments to Policy 39.2.1.6 creating a broader policy that creates uncertainty. I agree with Ms Picard's amendments in her evidence summary presented at the hearing.

[2] I do not agree with the following points raised in the evidence presented at the hearing on behalf of Ms Picard:

- (a) Amending the elevation of where farm buildings and earthworks are restricted within wahi tupuna area above the 400masl mark. I have again reviewed topographic maps of the District and confirm that there are many areas around the Upper Clutha where homesteads and pastoral farming occur around 400 to 500masl. Earthworks are frequently carried out at these elevations which are not covered by the exclusion for farming earthworks under Rule 25.3.2.10 but are also under the previously permitted 1000m³ rural earthworks standard and therefore did not require consent.

(b) I agree with Mr Edgar's position in his presentation this morning that perhaps more guidance can be provided by runaka as to the skyline or terrace edges that are not to be modified under proposed rule 25.5.22. This would aid in more certainty for applicants and Council processing consent applications.575

[3] Upon listening to Mr Devlin present his evidence last week, I do think there is value in further specifying the 'threats' in each wahi tupuna area as terms like 'buildings' and 'subdivision and development' are quite broad and capture most activities. It would be worth the panel discussing whether these terms can be refined with runaka as leaving the terms quite broad will result in large quantities of applications for consultation which may not be required. For example, are there particular scales of buildings, or particular intensive kinds of development that are of concern?

[4] A point was raised with Ms Picard at the hearing around whether Aukaha or runaka had the capacity to deal with increased applications for consultation. Ms Picard responded that she had liaised with Aukaha who had taken on extra staff and was therefore satisfied that they would have enough capacity. In contrast, I submitted an application with Aukaha for consultation on a building platform within a wahi tupuna area and received a response in late June which stated the processing was going to take at least 4-5 working weeks because of their current workload. I say this to emphasise why the 'threats' in Schedule 39.6 could be reviewed and possibly streamlined and how reducing the number of earthworks consultations would assist Aukaha as well as applicants.

List of Submitters and properties:

[1] Hawea Community Association (3287, 3449) – Concerned with western end of Hawea township being mapped as Wahi Tupuna

[2] Lesley & Jeremy Burdon (3312), Richard & Sarah Burdon (3401) – Glen Dene Station

Wahi Tupuna area #2 – Paetarariki & Timaru



[3] Beech Cottage Trustees Limited (3326) – 350 Wanaka-Mount Aspiring Road –
Sections 1 & 2 SO 24934

Wahi Tupuna area #37 – Lake Wanaka (Nohoanga)



[4] Hutton Nolan Family Trust (3334) – 5075 Makarora-Lake Hawea Road, Records of Title 53080, OT15B/602 and OT18A/146

Wahi Tupuna area #6 – Makarore & Tiore Patea



[5] Alpha Burn Station Limited (3341) – near Motutapu Road – contained in Records of Title 825758 and 825759

Wahi Tupuna area #7 – Area surrounding Te Poutu Te Raki



[6] Lake Hawea Station (3377) – Timaru Creek Road

Wahi Tupuna area #2 – Paetarariki & Timaru



- [7] Orange Lakes (NZ) Limited (3400) – Hunter Valley Station – 1008 Meads Road, Hunter Valley

Wahi Tupuna area #1 - Orokotewhatu



- [8] Dingleburn Holdings Limited (3443) – Dingleburn Station – 1490 Dingleburn Station Road

Wahi Tupuna area #4 - Turihuka

