

In the Environment Court of New Zealand
Christchurch Registry

I Te Koti Taiao o Aotearoa
Ōtautahi Rohe

ENV-2018-CHC-195

Under	the Resource Management Act 1991 (RMA)
In the matter of	an appeal under Clause 14(1) of Schedule 1 of the RMA in relation to the Queenstown Lakes Proposed District Plan
Between	Kenneth Muir Appellant
And	Queenstown Lakes District Council Respondent

Notice of Real Journeys' wish to be party to proceedings pursuant to section 274 RMA

12 October 2018

Section 274 party's solicitors:
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**anderson
lloyd.**

To: The Registrar
Environment Court
Christchurch

- 1 Real Journeys Limited (**Real Journeys**) wish to be a party pursuant to section 274 of the RMA to the following proceedings:

Kenneth Muir v Queenstown Lakes District Council (ENV-2018-CHC-195) being an appeal against decisions of Queenstown Lakes District Council on the proposed Queenstown Lakes District Plan (**PDP**).

- 2 Real Journeys is a person who has an interest in the proceedings that is greater than the interest that the general public has, in particular:

- (a) Real Journeys is the owner and operator of a number of water based tourism activities operating in the Queenstown Lakes District. Thunder Jet is a wholly owned subsidiary of Go Orange, which is a wholly owned subsidiary of Real Journeys. Thunder Jet operates commercial jet boating activities from the Frankton Marina.
- (b) Through Go Orange, Real Journeys also leases premises on Sugar Lane which it uses as workshops and for storage and administration facilities related to its jet boating activities.
- (c) The relief sought in the above appeal to rezone land along Sugar Lane has the potential to directly affect the operation of Real Journey's tourism and commercial activities.

- 3 Real Journeys is not a trade competitor for the purposes of section 308C or 308CA of the RMA.

- 4 Real Journeys is interested in all of the proceedings.

- 5 Without derogating form the generality of the above, Real Journeys is interested in the following particular issues:

6 **Planning Map 33: Rezoning of the Sugar Lane area**

- (a) Real Journeys supports the relief sought to rezone the Sugar Lane area from Lower Density Suburban Residential (**LDSR**) to Business Mixed Use (**BMU**) or similar.
- (b) The LDSR zoning is not reflective of the existing use and development in the Sugar Lane area. A BMU or similar commercial zoning would better reflect existing use and development, and would enable an appropriate

range of uses that are both necessary and beneficial for the efficient and effective operation of all activities at the Frankton Marina.

- 7 Real Journeys agrees to participate in mediation or other alternative dispute resolution of the proceedings.

Dated this 12th day of October 2018

Maree Baker-Galloway

Maree Baker-Galloway/Rosie Hill
Counsel for the Section 274 party

Address for service of person wishing to be a party

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Advice

If you have any questions about this notice, contact the Environment Court in Christchurch.