

In the Environment Court of New Zealand
Christchurch Registry

I Te Koti Taiao o Aotearoa
Ōtautahi Rohe

ENV-2018-CHC-000130

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 proposed Queenstown Lakes District Plan
Between	Private Property Limited Appellant
And	Queenstown Lakes District Council Respondent

Notice of Darby Planning LP wish to be party to proceedings pursuant to section 274 RMA

10 July 2018

Section 274 party's solicitors:

Maree Baker-Galloway | Rosie Hill
Anderson Lloyd
Level 2, 13 Camp Street, Queenstown 9300
PO Box 201, Queenstown 9348
DX Box ZP95010 Queenstown
p + 64 3 450 0700 | f + 64 3 450 0799
maree.baker-galloway@al.nz | rosie.hill@al.nz

**anderson
lloyd.**

To: The Registrar
Environment Court
Christchurch

- 1 Darby Planning LP (**DPL**) wish to be a party pursuant to section 274 of the RMA to the following proceedings:

Private Property Limited v QLDC (ENV-2018-CHC-000130) being an appeal against decisions of Queenstown Lakes District Council on the proposed Queenstown Lakes District Plan (**PDP**).

- 2 DPL is a person who made a submission about the subject matter of the proceedings.
- 3 DPL is not a trade competitor for the purposes of section 308C or 308CA of the RMA.
- 4 DPL is interested in all of the proceedings.
- 5 DPL is interested in the following particular issue:

Chapter 3

- (a) Alteration or introduction of new strategic provisions to ensure that rural living opportunities are provided for outside Outstanding Natural Landscapes and Features (ONLFs).
- (b) Amend the objectives and policies in Chapter 3 or introduce new objectives and policies in relation to use and development of rural areas.

Chapter 6

- (c) The relief to delete all policies in proposed Section 6 and consider replacing with those that already exist in Section 4.2 of the Operative District Plan (while making minor wording amendments such as replacing “visual amenity landscapes” with “rural landscape category”).
- 6 DPL conditionally supports the intent of the relief sought depending on the extent and detail of changes pursued.

Policy 6.3.14

- (a) If the chapter is not deleted, amend this policy to remove a primacy for farming activities.

- (b) 6.3.14 Recognise that large parts of the District's Outstanding Natural Landscapes include ~~working farms and accept that viable farming involves~~ activities that may modify the landscape, providing the quality and overall character of the Outstanding Natural Landscape is not materially degraded ~~adversely affected~~. (3.2.1.7, 3.2.1.8, 3.2.4.1, 3.2.5.1, 3.3.20, 3.3.30).

7 DPL supports the relief because:

- (a) The policies relating to the preference for farming as a means to protect landscape values are disproportionately weighted towards the protection of agriculture and fail to recognise the role other activities can provide. Rural areas are becoming increasingly diverse in their value as a resource for not only farming but also viticulture, tourism, rural living, visitor accommodation and recreational activities. The policies should also recognised and provide for the impact of these activities.

8 DPL agrees to participate in mediation or other alternative dispute resolution of the proceedings.

Dated this 10th day of July 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

Anderson Lloyd

Level 2, 13 Camp Street

PO Box 201

Queenstown 9300

Phone: 03 450 0700 Fax: 03 450 0799

Email: maree.baker-galloway@al.nz | rosie.hill@al.nz

Contact persons: Maree Baker-Galloway | Rosie Hill

Advice

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