

## COVID-19 Recovery (Fast-track Consenting Act 2020)

### LP 14 Waitohi Picton Ferry Precinct Redevelopment Consent Application by Kiwirail Holdings Limited, Port Marlborough New Zealand and Marlborough District Council

#### M-1 Minute of the Waitohi Picton Ferry Precinct Redevelopment Expert Consenting Panel – 3 February 2021

1. Under the COVID-19 Recovery (Fast-track Consenting) Act 2020 ('the Act'), I (as Panel Convenor) have appointed an Expert Consenting Panel (the Panel) to determine consent applications for the Waitohi Picton Ferry Precinct Redevelopment (the application) comprising myself (as Chairperson), Rawiri Faulkner, Sharon McGarry and Brian Putt.
2. Under the Act the Panel must invite written comments on the application from the persons or groups listed in clauses 17(4) of Schedule 6 for a listed project.
3. In addition to the requirements of clause 17(4) the Panel may invite written comments from any other person that the Panel considers appropriate under clause 17(5) of the Act.
4. The Panel notes that clause 17(1) of Schedule 6 prohibits them from giving public or limited notification.

#### Determination of owners and occupiers of land who must be invited for comment (clause 17(4) of Schedule 6)

5. The Panel has considered the application, and the extent of the land on which the project is undertaken, and the land adjacent to that land and considers that owners and occupiers of those land parcels on which the project is to be undertaken, and the land directly adjoining that land must be invited for comment. The Panel also considers that a property located directly across the road, but does not adjoin land on which the project is to be undertaken forms part of the context of the site, and as such the owners and occupiers of that land must be invited for comment.
6. A map identifying these properties is appended to this Minute.

#### Additional person(s) the panel consider it appropriate to invite comment from (clause 17(5) of Schedule 6)

7. In addition to the person(s) that must be invited for comment under clause 17(4) of Schedule 6, the Panel, under clause 17(5) of Schedule 6 also considers it appropriate to invite comment from the following person(s):

Identified person(s)	Reason for inviting comment
New Zealand Police   Nga Pirimihana o Aotearoa	The project involves a number of changes to road layout and traffic directions which could impact on emergency services, in particular preferred response routes and response times.
Fire and Emergency New Zealand (FENZ)	The project involves a number of changes to road layout and traffic directions which could impact on emergency services, in particular preferred response routes and response times. Change in road layout could also impact on the ability of firefighters to reach the station in the event of an emergency.

Identified person(s)	Reason for inviting comment
St Johns Ambulance	The project involves a number of changes to road layout and traffic directions which could impact on emergency services, in particular preferred response routes and response times. The design of the Ferry Precinct, in particular the terminal, will need to accommodate access for Ambulance Staff and stretchers.
Picton Business Group	The project seeks to increase traffic into the Central Business District, as well as the capacity of the ferries, which aims to bring higher numbers of people (including tourists) over the Cook Strait. This is an opportunity to create flow on effects to employment and the local economy through higher visitor numbers to Picton. The Picton Business Group could provide valuable insight into how to direct and encourage traffic flow into the Central Business District.
Guardians of the Sounds	The Guardians of the Sounds is a community group which seeks to ensure the environment within the Sounds is protected, and are heavily involved in Resource Management issues. The project includes significant works within the Coastal Marine Area, which could adversely affect the natural environment.

#### Date determined for closing of comments

8. Invitations to comment are to be sent on **3 February 2021**.
9. Clause 18(1) of Schedule 6 specifies that written comments must be received by the EPA on behalf of the panel on a specified date (which must be 10 working days after the date on which the invitation is given under clause 17(2)).
10. For the Waitohi Picton Ferry Precinct Redevelopment application there are a number of the persons or groups the Panel must invite comment from that can only be contacted via postal addresses. To avoid any prejudice for postal or non-electronic recipients, the Panel considers it appropriate and correct at law to allow time for the invitation to be received, before the 10 working days by which a written reply must be received by the EPA begins.
11. The Panel has therefore allowed 3-5 days for delivery and determined the date by which comments must be received by the Environmental Protection Authority (EPA) to be **25 February 2021**.
12. Comments on the application can be sent to the EPA by email at [waitohifastrack@epa.govt.nz](mailto:waitohifastrack@epa.govt.nz).



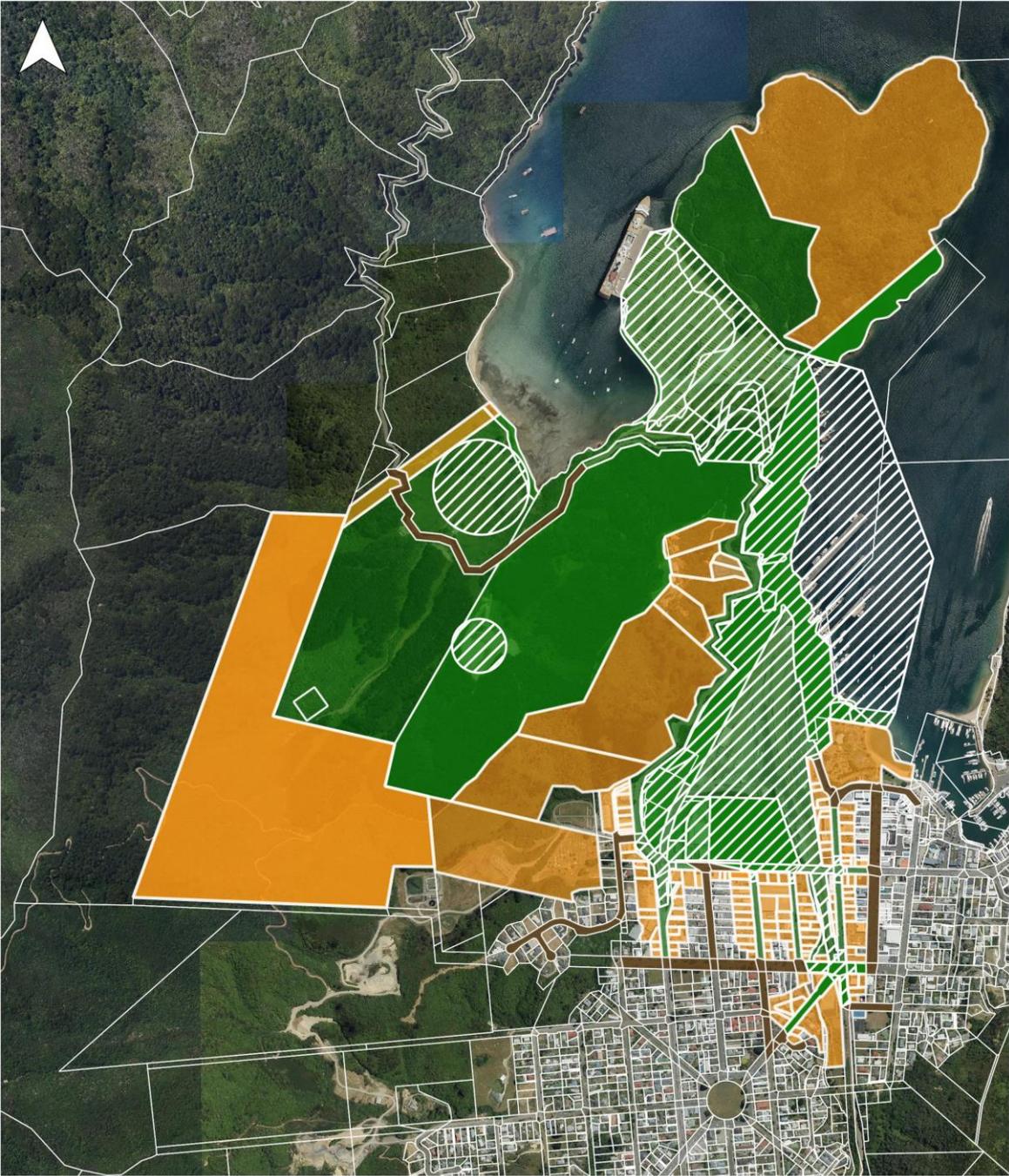
Judge Laurence Newhook

**Chairperson**

**Waitohi Picton Ferry Precinct Redevelopment Expert Consenting Panel**

Appendix 1

Map 1: Waitohi Picton Ferry Precinct Redevelopment - Full Project Extent



**Legend**

-  Project Area
-  Parcels on which the project is to be undertaken
-  Parcels adjoining land on which the project is undertaken
-  Road Parcels
-  Parcels not directly adjoining but within the context of the site

