

In the Environment Court
At Christchurch

ENV-2024-CHC-074

I te Kōti Taiao o Aotearoa
Ki Ōtautahi

Under the Resource Management Act 1991 (**Act**)

In the matter of an appeal under clause 14(1) of Schedule 1 of the Act

Between **FULTON HOGAN LIMITED**

Appellant

And **CENTRAL OTAGO DISTRICT COUNCIL**

Respondent

**NOTICE OF PISA MOORINGS VINEYARD LIMITED AND PISA VILLAGE DEVELOPMENT
LIMITED'S WISH TO BE PARTY TO PROCEEDINGS**

29 August 2024

**SIMPSON
GRIERSON**

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**To: The Registrar
Environment Court
Christchurch**

- 1. Pisa Moorings Vineyard Limited and Pisa Village Development Limited (PMVL & PVDL)** gives notice that it wishes to be a party to the appeal by Fulton Hogan Limited (**Appellant**) against the decision of Central Otago District Council (**Council**) on Plan Change 19 (**PC19**) to the operative Central Otago District Plan (**ODP** or **District Plan**) (**Decision**).
- 2.** PMVL & PVDL is a person who made a further submission (#223) about the subject matter of the proceedings.
- 3.** PMVL & PVDL is also a person who has an interest in the proceedings that is greater than the interest that the general public has in that:
 - (a) PMVL & PVDL own land at 828 Luggate-Cromwell Road SH6 and the adjoining site to the south at Pisa Moorings (**PMVL & PVDL land**).
 - (b) The PMVL & PVDL land is directly adjacent to the Appellant's Appeal Site, being Parkburn Quarry at 930 Luggate-Cromwell Road SH6.
 - (c) PMVL & PVDL are also submitters on Fulton Hogan's separate private plan change process (Plan Change 21) where a rezoning of the same Parkburn Quarry site is being sought. PMVL & PVDL have provided evidence to the Council hearing on that separate plan change process. In addition, through that separate process, the proposed structure plan being advanced by Fulton Hogan relies on the PMVL & PVDL land to provide access through to the existing Pisa Moorings residential area.
- 4.** PMVL & PVDL is not a trade competitor for the purposes of 308C or 308CA of the Resource Management Act 1991.
- 5.** PMVL & PVDL conditionally support the appeal. While PMVL & PVDL support the rezoning sought along with the application of a future growth overlay, that support is conditional in that PMVL & PVDL want to ensure that any residential zone provisions (including any bespoke provisions) that are applied to the appeal site, provide for a planned and integrated development of the area to the north of Pisa Moorings, and provide for a well-functioning urban environment. PMVL & PVDL are also interested in the identification of any roading connection between the Appeal site and the PMVL & PVDL land.

6. PMVL & PVDL agree to participate in mediation or other alternative dispute resolution of the proceedings.

DATED this 29th day of August 2024



S J Scott
Counsel for Pisa Moorings Vineyard Limited and Pisa
Village Development Limited

Address for service of interested party

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