

**BEFORE THE WESTLAND DISTRICT COUNCIL**

IN THE MATTER OF

A combined resource consent proposal to subdivide land into 17 allotments (including amalgamation) and land use consent to erect a total of 12 dwellings, including no more than one dwelling per allotment on Lots 1 to 12, and to form an unformed legal road for residential access, resulting from the three stage subdivision of land legally described as Lots 8 to 29 DP 142, Part RS 1300, 1589 and 4363, and RS 1421, 1588 and 1602-1603 within the Rural Zone, 117 Arthurstown Road, Hokitika. RC220120 RC230030

APPLICANT

Forest Habitats Limited

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**MINUTE NO. 4 OF INDEPENDENT COMMISSIONER MARK GEDDES**

**DATED 26 SEPTEMBER 2024**

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## **Introduction**

1. This minute records the directions subsequent to the hearing on 25 September 2024.

## **Background**

2. The hearing resumed on 25 September 2024.
3. The applicant requested that their right of reply be provided in writing, which I agreed to. There were also some questions the applicant's witnesses needed to research the answers to and it was agreed that they could provide a response to those questions in writing.
4. Further, the reporting officer requested to comment on the applicant's suggested amendments to the consent conditions. I also requested confirmation from reporting officer as to whether there are any policies that supported Council's request to seal the roads to the development.

## **Consideration**

5. The issues raised in this case have been complex and subsequently require the witness's close consideration. Accordingly, it will assist decision-making and will be in accordance with the principles of natural justice if the witnesses can provide a comprehensive response in writing.

## **Directions**

6. With the above matters in mind, and after considering the scale and significance of the hearing, I make the following directions:
  - a. The reporting officer provides comment on Council's road sealing policy and any comment on the amended conditions of consent by 4 October 2024.
  - b. The applicant's right of reply is made in writing and is provided to Westland District Council no later than 11 October 2024.

Mark Geddes  
Independent Hearing Commissioner