

**MINUTES OF CENTRAL OTAGO DISTRICT COUNCIL
HEARINGS PANEL MEETING
HELD IN NGĀ HAU E WHĀ, WILLIAM FRASER BUILDING, 1 DUNORLING STREET,
ALEXANDRA
ON TUESDAY, 12 MARCH 2024 AT 9.30 AM**

PRESENT: Cr N Gillespie (Chairperson – via teams), Cr M McPherson, Cr I Cooney

IN ATTENDANCE: T Lines (Minute Secretary)

1 APOLOGIES N/A

2 REPORTS

24.2.1 RC240015 PAUL O'SULLIVAN AND CRAIG SHERSON

A report to consider land use consent for use of existing dwelling for travellers accommodation for up to 6 people. is attached.

Also circulated was the report of the planning consultant in relation to the application.

RESOLVED that the report of the Planning Officer be received.

N Gillespie / I cooney

Meeting opened 10am

In attendance:

Paul O'Sullivan - Applicant

Adam Vincent – Planning Officer

Applicant spoke to their evidence 10.05am

Panel directed questions to the applicant 10.07am

Hearing Adjourned 10.14am

Neil Gellispie /Martin Cooney

THE PANEL IN CLOSED MEETING

RESOLVED that the public be excluded from the following parts of the proceedings of the meeting, namely items 24.2.1

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

	General subject of each matter to be considered.	Reason for passing this resolution in relation to each matter.	Ground(s) under section 48(1) for the passing of this resolution.
24.2.1	Application for Resource Consent – RC240015 – Paul O’Sullivan & Craig Sherson – 13 Carrowmore Street, Naseby. (28280008500)	An application for land use consent for use of existing dwelling for travellers accommodation for up to 6 people. is attached.	Section 48(1)(a)

This resolution is made in reliance on section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by section 6 or section 7 of that Act or section 6 or section 7 or section 9 of the Official Information Act 1982, as the case may require, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public are as shown above (in brackets) with respect to each item.

NOTE:

Section 48(4) of the Local Government Official Information and Meetings Act 1987 provides as follows:

“(4) Every recommendation to exclude the public shall be put at a time when the meeting is open to the public, and the text of that resolution (or copies thereof) -

“(a) *Shall be available to any member of the public who is present.*

and

Shall form part of the minutes of the local authority.”

24.2.2 RC230239 TIM WILLIAMS

A report to consider land use consent for workers accommodation is attached.

Also circulated was the report of the planning consultant in relation to the application.

Paul O’Sullivan left the meeting at 10.14am

Hearing re-opened 10.45am

RESOLVED that the report of the Planning Officer be received.

N Gillespie / I Cooney

In attendance

Jake Woodward – Applicants Planner

Stephanie Dwyer – Planning Officer

Applicant spoke to their evidence at 10.49am

Panel directed questions to the applicant 11.10am

Planner spoke to their evidence 11.25am

Applicant spoke to their right of reply 11.28am

Hearing Adjourned 11.29am

M Mcpherson / N Gillespie

24.2.3 RC230213 KIWI ON STILTS PROPERTIES LIMITED

A report to consider land use consent to construct five geodesic domes for visitor accommodation and to locate a caravan for temporary living purposes is attached.

Also circulated was the report of the Planning Officer in relation to the application.

Jake Woodward left the meeting at 11.29am

Hearing re-opened 11.31am

In Attendance

Kristy Jennings – Applicants Planner

John Van Router – Applicant

Stephanie Dwyer – Planning Officer

Applicant spoke to their evidence at 11.34am

Panel directed questions to the applicant 11.38am

Planner spoke to their evidence 11.43am

Hearing Adjourned 11.48am

Move M Mcpherson / I Cooney

THE PANEL IN CLOSED MEETING

RESOLVED that the public be excluded from the following parts of the proceedings of the meeting, namely items 24.2.2

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

	General subject of each matter to be considered.	Reason for passing this resolution in relation to each matter.	Ground(s) under section 48(1) for the passing of this resolution.
24.2.2	Application for Resource Consent – RC230239 – Tim Williams – 108 Waikerikeri Valley Road, Springvale, Alexandra (2846204902)	An application for consider land use consent for workers accommodation	Section 48(1)(a)

This resolution is made in reliance on section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by section 6 or section 7 of that Act or section 6 or section 7 or section 9 of the Official Information Act 1982, as the case may require, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public are as shown above (in brackets) with respect to each item.

NOTE:

Section 48(4) of the Local Government Official Information and Meetings Act 1987 provides as follows:

“(4) Every recommendation to exclude the public shall be put at a time when the meeting is open to the public, and the text of that resolution (or copies thereof) -

“(a) *Shall be available to any member of the public who is present.*

and

Shall form part of the minutes of the local authority.”

THE PANEL IN CLOSED MEETING

RESOLVED that the public be excluded from the following parts of the proceedings of the meeting, namely items 24.2.3

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

	General subject of each matter to be considered.	Reason for passing this resolution in relation to each matter.	Ground(s) under section 48(1) for the passing of this resolution.
24.2.3	Application for Resource Consent – RC230213 – Kiwi on Stilts properties Ltd – 141 Fisher Lane, Alexandra (2846218201)	An application for land use consent to construct five geodesic domes for visitor accommodation and to locate a caravan for temporary living purposes	Section 48(1)(a)

This resolution is made in reliance on section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by section 6 or section 7 of that Act or section 6 or section 7 or section 9 of the Official Information Act 1982, as the case may require, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public are as shown above (in brackets) with respect to each item.

NOTE:

Section 48(4) of the Local Government Official Information and Meetings Act 1987 provides as follows:

“(4) Every recommendation to exclude the public shall be put at a time when the meeting is open to the public, and the text of that resolution (or copies thereof) -

“(a) *Shall be available to any member of the public who is present.*

and

Shall form part of the minutes of the local authority.”

24.2.4 RC230253 Jillian Sullivan & Gypsy Trustees Ltd

A report to consider subdivision consent for a two-lot subdivision and land use consent to establish a residential building platform and associated earth works is attached.

Also circulated was the report of the planning consultant in relation to the application.

Kirsty Jennings and John Van Router left the meeting at 11.48am

Hearing re-opened 12.35pm

RESOLVED that the report of the Planning Consultant be received.

N Gillespie / M McPherson

In Attendance

Kirstyn Royce – Planning Consultant
Jake Woodward - Applicants planner
Jillian Sullivan - Applicant
Bridget Musters – In support of the applicant

Applicant spoke to their evidence at 12.40pm

Panel directed questions to the applicant 12.45pm

Planner spoke to their evidence 12.47pm

Applicant spoke to their right of reply 12.57pm

Hearing adjourned 12.59pm

M Mcpherson / I Cooney

THE PANEL IN CLOSED MEETING

RESOLVED that the public be excluded from the following parts of the proceedings of the meeting, namely items 24.2.4

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

	General subject of each matter to be considered.	Reason for passing this resolution in relation to each matter.	Ground(s) under section 48(1) for the passing of this resolution.
24.2.4	Application for Resource Consent – RC230253 – Jillian Sullivan & Gypsy Trust – 3381 Ida Valley – Omakua Road, (28260006104)	An application for consider subdivision consent for a two-lot subdivision and land use consent to establish a residential building platform and associated earth works is attached.	Section 48(1)(a)

This resolution is made in reliance on section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by section 6 or section 7 of that Act or section 6 or section 7 or section 9 of the Official Information Act 1982, as the case may require, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public are as shown above (in brackets) with respect to each item.

NOTE:

Section 48(4) of the Local Government Official Information and Meetings Act 1987 provides as follows:

“(4) Every recommendation to exclude the public shall be put at a time when the meeting is open to the public, and the text of that resolution (or copies thereof) -

“(a) *Shall be available to any member of the public who is present.*

and

Shall form part of the minutes of the local authority.”

The Meeting closed at 1.30pm.



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CHAIR 09 / 07 / 2024

ITEMS TO BE CONSIDERED WHILST THE PUBLIC IS EXCLUDED

- 24.2.1 Application for Resource Consent – Application for Resource Consent – RC240015 – Paul O’Sullivan & Craig Sherson – 13 Carrowmore Street, Naseby. (28280008500)**

RESOLVED that pursuant to sections 104, 104B, 104D of the Resource Management Act 1991, the application be granted for the reasons appended hereto.

N Gillespie / I Cooney

ITEMS TO BE CONSIDERED WHILST THE PUBLIC IS EXCLUDED

- 24.2.2 Application for Resource Consent – Application for Resource Consent – RC230239 – Tim Williams – 108 Waikerikeri Valley Road, Springvale, Alexandra (2846204902)**

RESOLVED that pursuant to sections 104, 104B, 104D of the Resource Management Act 1991, the application be declined for the reasons appended hereto.

N Gillespie / M McPherson

ITEMS TO BE CONSIDERED WHILST THE PUBLIC IS EXCLUDED

- 24.2.3 Application for Resource Consent Application for Resource Consent – RC230213 – Kiwi on Stilts properties Ltd – 141 Fisher Lane, Alexandra (2846218201)**

RESOLVED that pursuant to sections 104, 104B, 104D of the Resource Management Act 1991, the application be granted for the reasons appended hereto.

M McPherson / I Cooney

ITEMS TO BE CONSIDERED WHILST THE PUBLIC IS EXCLUDED

- 24.2.4 Application for Resource Consent Application for Resource Consent – RC230253 – Jillian Sullivan & Gypsy Trust – 3381 Ida Valley – Omakua Road, (28260006104)**

RESOLVED that pursuant to sections 104, 104B, 104D of the Resource Management Act 1991, the application be granted for the reasons appended hereto.

N Gillespie / M McPherson