

PRIVATE PLAN CHANGE 48: WAIRAU ROAD, OAKURA REZONING

DIRECTION ON FURTHER EVIDENCE/SUBMISSIONS AND RECONVENED HEARING DATE

1. The hearing of Private Plan Change 48 (PC48) was adjourned on 26 July 2019. I directed the applicant to file a memorandum addressing procedural issues and the appropriate next steps. This has occurred along with the receipt of further evidence from the applicant. This evidence has been posted on the Council website.
2. This direction clarifies the process for receiving submissions and evidence for the hearing of Private Plan Change 48, Oakura Rezoning.
3. As per the direction, the pre-circulation of expert evidence from submitters is to be undertaken by 15 November 2019. Any such evidence is to only focus on the additional evidence circulated by the applicant.
4. A supplementary 42A report addressing further evidence (both expert and lay) is to be circulated 5 working days before the hearing.
5. Submitters to the plan change can prepare lay evidence on the 'further expert applicant evidence only' and are not to repeat evidence or submissions already made to the July hearing.
6. While I cannot require lay evidence to be pre-circulated, it would be of assistance to me as commissioner, if this was pre-circulated to the Council also by 15 November. However, I will also hear such evidence at the hearing.
7. Submitters should also indicate whether they wish to be heard at least 5 working days prior to the hearing, and if wishing to be heard, present a summary of their submission in writing or verbally and to answer any questions I may have.
8. The hearing will be reconvened on Monday 2 December 2019. The venue and commencement time are to be advised.
9. I wish to avoid repetition of issues raised by submitters and encourage submitters to present together, in support of each other's submissions and take note of the similarities between submissions.
10. At this stage I consider one day to be adequate for the hearing, but the 3 December is set aside as a reserve day. I further note that Mr Coffin will also be assisting me at the hearing.



Bill Wasley
Commissioner

Date: 30 October 2019