

**IN THE MATTER OF  
AND**

the Resource Management Act 1991

**IN THE MATTER OF**

Waikato DC Variation 3

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**RESOURCE MANAGEMENT ACT 1991  
DIRECTION #24  
INDEPENDENT HEARING PANEL**

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**Purpose:** The purpose of Direction #24 is to respond to Counsel for GDP Developments Ltd's (GDP) request for the hearing to remain open pending the issue of consent documents by the Environment Court on a related PDP appeal.

1. By memorandum dated 30 January 2024, Counsel for GDP (Ms Asher Davidson) has sought that the Panel defer the closure of the hearing to allow time for the above-mentioned consent documents to issue. Counsel notes that Ms Sarah Nairn gave planning evidence to the Panel on the substantive matter in July last year – requesting the application of MRZ2 zoning should the Court accept the appealed zoning of the land at 111 Harrisville Road, Tuakau from General Rural to Residential.
2. Counsel advises that the appeal is resolved between the parties and that Council supports the rezoning to MRZ2.
3. Counsel proposes that a further memorandum be filed on 1 March 2024 if the consent documents are not issued prior.
4. The Panel has just received Council's Hearing 3 reply submissions which are supportive of the request but propose an update reporting date of 26 February 2024.

**DIRECTION**

5. The Panel notes that, currently, its recommendation report must be provided to Council in time for the Council to meet its ministerial deadline of 31 March 2024.
6. To that end it agrees that the hearing may remain open at this stage but accepts the slightly earlier reporting deadline of 26 February 2024 proposed by Council, noting that Council may, if so minded, require time to seek an extension to its ministerial deadline should matters not issue as anticipated.
7. Any queries or correspondence related to this Direction should be sent through to the Hearing Coordinator, Steve Rice at [steve@riceres.co.nz](mailto:steve@riceres.co.nz).



David Hill (Chairperson)  
Independent Hearing Panel

1 February 2024