

Minute 1

Applicant:	The Wellington Company Limited
Location:	232, 264, 270 and 276 Shelly Bay Rd
Application Number:	Service Request 368659
Subject:	Update on the Process

Introduction

This Minute is to update the parties on the progress made by the Commissioners appointed for the reconsideration of this application, and to outline the process from here.

Review of information and site visit

The Commissioners have now reviewed all available relevant information, including the Wellington City Council's resource consent decision (SR 368659), the Court of Appeal decision (CA 218/2018), and the re-lodged application and its accompanying specialist assessments. We have also read relevant statements of evidence presented at the Court hearing.

We visited the site on 23 May 2019.

Reporting

A section 42A Report is currently being prepared by Council officers to assist the Commissioners in our deliberations. This will contain an assessment of all relevant Housing Accord and Special Housing Areas Act 2013 ('HASHA') and Resource Management Act 1991 ('RMA') considerations, and will include a comprehensive assessment of effects on the environment. That report will be accompanied by a suite of specialist assessment reports, and will provide an overall recommendation for our consideration.

The section 42A Report will be sent to the Applicant for information.

Timetable

We advise that the timetable at this point is:

- (a) The section 42A report, and all specialist reports, are to be received by **7 June 2019**.
- (b) The Commissioners will review those reports to ensure they are fit for purpose, and will issue further instructions by **21 June 2019** requesting any further information or assessments that we may require.

Hearing

It seems likely a hearing will be required, and that will most likely be held in July 2019.

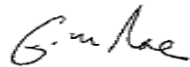
The Council's reporting officer, and some or all of the authors of supporting specialist assessments, will be asked to attend to answer any questions we may have.

We also envisage that members of the Applicant's team will be asked to attend, and may also be asked to present statements of evidence on selected matters of particular interest to the Commissioners.

Extension of Statutory Timeframes

The scope of the application and extent of information is such that the Commissioners will require considerably more time to consider all matters, conduct a hearing and prepare a Decision, than is possible in the 20 working days under the HASHA.

Accordingly, under Section 76(2)(f) of the HASHA and Section 37 of the RMA, the statutory timeframe is extended as outlined above.



Gary Rae
Chair of Hearings Panel, on behalf of
Commissioners Helen Atkins and Ray O'Callaghan

24 May 2019