

**JOINT IPI SESSION**  
**PC12 - VARIATION 3 - PC26 - HEARING**  
**Day 2 - 16<sup>th</sup> February 2023**

**Dave Serjeant, David Hill (Chair), Vicky Morrison-Shaw, Nigel Mark-Brown**

**9.06am**

D Hill

L Muldowney

D Hill

**9.07am**

**Waipa District Council Presentation**

**Tony Quickfall**

**9.11am**

V Morrison-Shaw

once it goes out for consultation will it be on Waipa website

T Quickfall

D Hill

do we take it into account

T Quickfall

D Hill

in draft, take into account Council PC26

T Quickfall

**9.15am**

D Hill

PC12 not notified, on hold, internal decision

T Quickfall

**9.21am**

D Hill

the years chosen, first version of MPS

T Quickfall

**9.23am**

D Hill

not specified in evidence, renewal dates

T Quickfall

**9.25am**

**QUESTIONS**

D Serjeant

level of capacity, encouraging good design, when NDRS roles out

T Quickfall

D Serjeant

urban design beyond site development

T Quickfall

D Serjeant

120m setback, boundary of river, taking some of escarpment, significant effect

T Quickfall

**9.29am**

V Morrison-Shaw

where envisage character clusters, grouping might be

T Quickfall

**9.30am**

N Mark-Brown

flood hazard, what evidence likely to be presented

T Quickfall  
N Mark-Brown            Hamilton City approach  
T Quickfall

**9.33am**

D Hill                            Hearings on PC26, possible mediation conferencing, financial contributions, putting those 2 together  
T Quickfall  
D Hill                            maybe next Friday, when settle on quanta  
T Quickfall  
D Hill                            any other topics we need to accelerate, we need to move quickly  
T Quickfall  
D Hill                            whether needs to be in Plan change at all  
T Quickfall  
W Embling  
D Hill

**9.36am**

**Kainga Ora**  
**Douglas Allan**

**10.14am**

**QUESTIONS**

V Morrison-Shaw            any conflict, investigate concerned approach  
D Allan  
V Morrison-Shaw            permitted activity status, what if you're wrong  
D Allan  
V Morrison-Shaw            not just about Te Ture Whaimana what relevance for our decision making  
D Allan  
V Morrison-Shaw            will they be bringing evidence  
                                      NPSUD, policy 3, give greater weight, question of time  
D Allan

**10.26am**

D Hill                            whether Kainga Ora will bring forward more evidence  
D Allan

**10.29am**

D Serjeant                    Ms Embling yesterday, section 5 overall purpose, difference NPS wants and broad spread NDRS seeing  
D Allan

**10.33am**

**Brendon Liggett**

**10.55m**

**QUESTIONS**

D Serjeant                    para 3.5, much broader, matters raised also important to creating communities  
B Liggett  
D Hill                            fundamental difference, sequence towards same outcome, foreclose opportunities

10.58am  
11.21am

**MORNING BREAK**  
**RESUMED**

**Philip Osbourne**

**11.23am**  
**QUESTIONS**

D Serjeant                      economically efficient for housing  
P Osbourne

**11.26am**

D Hill                              6.3c, what are you suggesting, market constraints  
P Osbourne

D Hill                              not economically efficient, characterise degree non-efficiency on what proposed  
P Osbourne

D Hill                              what does efficient infrastructure mean for you  
P Osbourne

D Hill                              conferencing, Auckland plan, useful here  
P Osbourne

**11.31am**  
**Michael Campbell**

**11.34am**  
**QUESTIONS**

V Morrison-Shaw              Kainga Ora position, evidence encompass cultural  
M Campbell

V Morrison-Shaw              Mr Williams yesterday, no sense of that from Manawhenua  
B Liggett

D Hill                              you will update us

**10.36am**

D Serjeant                      compaction within the existing urban area  
P Osbourne

D Serjeant                      NPS well supported, planning experience, NDRS what the law says, difference in analysis  
P Osbourne

D Serjeant                      discussions ongoing, areas outside corridors, within infrastructure constraints  
P Osbourne

**11.40am**

N Mark-Brown                  para 4.10, Mr Allan, Brownfield site, 10-storey building, Council get money towards, then Te Ture Whaimana spend elsewhere for benefit  
P Osbourne

N Mark-Brown                  for mitigating, rather than betterment  
P Osbourne

N Mark-Brown                  Kainga Ora technical evidence

**11.44am**

D Hill                              Friday week discussion, any thoughts Mr Allan bring foreword  
P Osbourne

**11.45am**

**Teams Request**

**Ministry of Housing & Urban Development**

**Aidan Cameron**

**11.59am**

V Morrison-Shaw

discussion with Counsel for Waikato yesterday, relying on that case law, 8d, clause not apply to IPI

A Cameron

D Hill

draft something next week

A Cameron

**12.07pm**

V Morrison-Shaw

could be other advantages, other areas of river that have been inaccessible

A Cameron

**12.08pm**

**QUESTIONS**

V Morrison-Shaw

para 8, relevant matter to consider

A Cameron

**12.09pm**

**Teams Request**

**PVHL**

**Kate Storer**

**12.25pm**

**QUESTIONS**

D Hill

expert conferencing, problems similar for Havelock, no point

K Storer

**12.28pm**

**Fonterra**

**Daniel Minhinnick**

**12.33pm**

**Suzanne O'Rourke**

**12.35pm**

**QUESTIONS**

D Serjeant

different to what is in plan change already, did you ask for this when formulated

S O'Rourke

D Minhinnick

D Hill

deal with in substantives

D Minhinnick

**12.40pm**

**Craig Mathieson**

**12.44pm**  
**QUESTIONS**

D Hill                      how wide band proposing, how far from edge  
C Mathieson  
D Serjeant                what is the nature of sensitivity, complaints historically  
C Mathieson  
D Minhinnick  
D Serjeant                just noise  
C Mathieson  
D Hill  
D Minhinnick

**12.48pm**                **LUNCH BREAK**  
**1.32pm**                **RESUMED**

**AREINZ**  
**Colin Jones**            Reading submission

**1.45pm**  
D Hill                      what point do you want to make to us  
Colin Jones

**NO QUESTIONS**

**1.58pm**  
**Waikato Regional Council**  
**Katrina Andrews**

**2.11pm**  
**QUESTIONS**  
D Hill                      qualifying matters  
K Andrews  
V Morrison-Shaw        have you looked at the transitional provisions  
K Andrews

**2.13pm**  
D Serjeant                comment  
K Andrews

**2.14pm**                **ADJOURNED**