

BRF-1867

31 August 2022

Nicole Rosie  
Chief Executive Officer  
Waka Kotahi New Zealand Transport Agency  
Email: s 9(2)(a)

Dear Nicole Rosie

**COVID-19 Recovery (Fast-Track Consenting) Act 2020 – comments sought on referral application – The Yards Project**

The Minister for the Environment (Minister) has received an application from The Cardrona Cattle Company Limited to refer the Yards Project (project) to an expert consenting panel (a panel) for consideration under the COVID-19 Recovery (Fast-track Consenting) Act 2020 (FTCA).

The purpose of the FTCA is to promote employment to support New Zealand's recovery from the economic and social impacts of COVID-19 and to support certainty of investment while continuing to promote the sustainable management of natural and physical resources.

The project is described in Appendix A and the application documents are in Attachment 1.

Waka Kotahi New Zealand Transport Agency may have an interest in the project because it may affect the State Highway network. Under delegated authority from the Minister and pursuant to section 21(3) of the FTCA, I invite your written comments on the referral application. A template is provided for this purpose in Attachment 2.

The above information is provided to you in confidence and as part of the statutory process set out in the FTCA. Please do not forward the application or request for comments to anyone outside your organisation.

If the Minister accepts the application and the project are referred to a panel, the applicant will be able to lodge applications with the Environmental Protection Authority for the approvals needed under the Resource Management Act 1991. The applicant must provide a detailed assessment of environmental effects and cultural impact assessment(s) as part of this process.

Please provide comments via return email within 10 working days to ensure that the Minister takes them into consideration when deciding whether or not to accept the referral

application. Note that the Minister is not required to consider any comments provided after this time.

If you would like more information about the fast-track consenting process, or to discuss the application, please contact the Ministry for the Environment's Fast-track Consenting Team at [fasttrackconsenting@mfe.govt.nz](mailto:fasttrackconsenting@mfe.govt.nz) to arrange an appointment.

Yours sincerely

A handwritten signature in black ink, appearing to read 'S Frame', with a horizontal line underneath.

Stephanie Frame  
**Manager, Fast-track Consenting Team**

Appendix:

- A. Details of proposed project

Attachments:

1. Application to refer the Yards Project to an expert consenting panel, including supporting information (Databox link in covering email)
2. Response template for written comments

cc: Sonya McCall, Team Lead, Environmental Planning  
s 9(2)(a)

Jenni Fitzgerald, Manager, Environmental Planning  
s 9(2)(a)

## Appendix A - Proposed project

Project	Applicant	Details
The Yards	The Cardrona Cattle Company Limited	<p>The project is to subdivide a 37.3-hectare site at 186 Victoria Flats Road, Gibbston, Otago, to create approximately 59 lots and to develop those lots for a range of rural industrial, industrial and service activities. The project will include:</p> <ul style="list-style-type: none"><li>a. construction and operation of a storage facility involving approximately 338 storage units and associated facilities</li><li>b. construction and operation of a resource recovery park including recycling centre, demolition yard and building materials recycling and resales yard, by parties other than the applicant</li><li>c. construction of buildings with a ground floor area of up to 600 square metres per lot and a maximum height of 8 metres, on approximately 50 of the lots, and associated operation of rural industrial, industrial and service activities, by parties other than the applicant</li><li>d. construction of supporting infrastructure including vehicle accessways, utility services and three-waters services.</li></ul>