

**IN THE MATTER OF
AND
IN THE MATTER OF**

the Resource Management Act 1991
Papakāinga Development (PC3) to the
South Taranaki District Council District
Plan: Papakāinga

**RESOURCE MANAGEMENT ACT 1991 DIRECTION #1
HEARING PANEL**

INTRODUCTION

1. Pursuant section 34 and 34A of the Resource Management Act 1991 (RMA), the South Taranaki District Council has delegated its functions, powers and duties to Chairperson, Councillor Andy Beccard, Deputy Mayor Robert Northcott, Councillors Steffy Mackay, Diana Reid, Aaron Langton, Leanne Horo and Iwi Representative Tane Houston as the hearing commissioners (Hearing Panel) who has the power to hear and make recommendations to the Council on the proposed Plan Change 3 (PC3) - Papakāinga Development.
2. Proposed Plan Change 3 ("PC3") to the South Taranaki District Plan was publicly notified on 15 April 2024 (and re-notified 2 May 2024). Submissions closed 30 May 2024 and further submissions closed 18 July 2024. A total of eight original submitters (with 131 individual submission points) and three further submitters (with 119 individual submission points) were received on PC3.
3. The purpose of Direction #1 is to set out the directions for the hearing of PC3 and to establish a timetable for the exchange of evidence.

NOTICE OF HEARING

4. The hearing will be held on Tuesday 11 March 2025 through to Thursday 13 March 2025 commencing at 9.00 am at TSB Hub, Camberwell Road, Hāwera.
5. After liaising with all parties/submitters in advance of the hearing, the Hearing Administrator will prepare a hearing schedule which will show the hearing sequence and time allocated to each party/submitter that seeks to be heard by the Hearing Panel. The hearing timetable will be made available online no later than 4 pm on **Monday 3 March 2025**. However, it should be noted that there may be some variation to that schedule during the hearing due to any circumstances that may arise.

EXCHANGE OF EVIDENCE

6. Section 41B of the RMA sets out the minimum timeframes for the provision of evidence prior to the commencement of a hearing. Consistent with s41B and in the interest of facilitating an efficient hearing, the Hearing Panel sets the following timetable for the exchange of evidence:
 - (a) The Council's s42A Hearing Report shall be made available on the Council's website no later than 4pm on **Monday 3 February 2025**.
 - (b) Any submitter's expert evidence is to be lodged with the Council and made available on its website no later than 4pm on **Monday 24 February 2025**.

- (c) Any party intending to present legal submissions shall provide a copy of the written legal submissions to the Council no later than 4pm, Friday 7 March 2025.
 - (d) The hearing will be held between 11 and 13 March 2025.
 - (e) The officers written right of reply is due 10 working days after the hearing or an alternative date agreed to by the Panel chair at the close of the hearing
7. All material provided by submitters (including evidence and legal submissions) will be made available on the Council website as soon as possible.

HEARING PROTOCOL

8. Unless otherwise advised by the Hearing Panel, all pre-circulated evidence will be taken as read by the Hearing Panel. Accordingly, witnesses will not be required to read their pre-circulated evidence in full at the hearing. Instead, witnesses should present a written summary of their evidence.
9. For the avoidance of doubt, lay submitter representations are not required to be pre-circulated, and may be presented on the day of the appearance.

PROVISION OF MATERIAL AND COMMUNICATIONS TO THE PANEL

10. All communications to the Hearing Panel and all material required by any direction of the Hearing Panel are to be provided to the Council through planchange@stdc.govt.nz.



Councillor Andy Beccard (Chairperson)
On behalf of Hearing Panel
18 December 2024