

**CENTRAL OTAGO DISTRICT COUNCIL
APPLICATION FOR RESOURCE CONSENT
RC250155 & RC220396V3
NEW ZEALAND CHERRY CORP (LEYSER) LP
112 & 144 RIPPONVALE ROAD, CROMWELL**

MINUTE 3

- [1] On 13 August 2026 the Panel received a Memorandum from the Applicant's legal counsel, Ms Eveleigh, responding to Panel Minute 2.¹
- [2] This Minute records the Applicant's proposed timeframe for providing the further information requested under Minute 2 and sets out the Panel's directions on the procedural steps from this point forward, including the Applicant's Right of Reply.

Further Information Requests

- [3] The Panel acknowledges receipt of the Shannon Farm Design Guidelines and notes the Applicant's anticipated wording of the associated covenants.
- [4] The Panel notes that the Applicant will provide a further update by the end of this week regarding whether it considers visual simulations would materially assist the Panel's assessment and, if so, the timeframe required to prepare them.
- [5] The Panel accepts the Applicant's proposed timeline for providing the remaining information. On this basis, the following matters requested under Minute 2 is to be provided by 5.00pm 2 September 2026:
 - (a) Case law
 - (b) Economics
 - (c) Access sightlines
 - (d) Rule interpretation
 - (e) Structure of the Application (RLA6)
- [6] The Panel confirms that it would appreciate receiving Mr Woodward's response to the Panel's question seeking confirmation of his assessment of effects on rural character and amenity. The Panel thanks the Applicant for drawing this matter to its attention and accepts the proposed timeline of 2 September 2026 for this information, together with the matters listed in (5) above.

Directions

- [7] The **Applicant** is to advise the Panel by or before **5pm Monday 17 August 2026** regarding whether it considers visual simulations would materially assist the Panel's assessment and, if so, the timeframe required to prepare them.
- [8] The **Applicant** is to provide the further information set out in [5] & [6] above by or before **5pm Wednesday 2 September 2026**.
- [9] Upon receipt of the information in [8], **hearing participants** will have the opportunity to provide any written comments they may have by or before **5pm Tuesday 8 September 2026**. This step is not an opportunity to introduce new evidence. Any comments must be strictly confined to the matters on which the Panel has sought clarification and further information. Any comments received will be circulated to the Applicant.
- [10] Upon receipt of the advice in [7] above, the Panel will issue a further direction setting out the process and associated timeframes for the Applicant's Right of Reply.

¹ Panel Minute 2, 10 August 2026.

Correspondence and Service

- [11] If there are any questions arising from this Panel Direction, please direct those in the first instance to Ms Dick, Planning Support Officer.
- [12] All correspondence regarding the Hearing, and service of evidence and legal submissions must be via Council's Planning Support Officer: Jessie Dick:

Email: jessie.dick@codc.govt.nz / Ph. +64 3 262 7204

Dated this 13th August 2026

Signed by

A handwritten signature in black ink, appearing to be 'Ros Day-Cleavin', with a stylized, cursive script.

Ros Day-Cleavin

Independent Commissioner – Chair – on behalf of the Independent Hearing Panel