

BEFORE THE ENVIRONMENT COURT

ENV-2021-AKL-000096

AUCKLAND

I MUA I TE KOTI TAIAO O AOTEAROA

TAMAKI MAKAUROA ROHE

IN THE MATTER of the Resource Management Act 1991

AND

IN THE MATTER of an appeal under s120 of the Act

BETWEEN **3MS OF CAMBRIDGE LIMITED PARTNERSHIP**
Applicant/Appellant

A N D **WAIPA DISTRICT COUNCIL**
Respondent

A N D **Frank Ritchie and Colleen Ritchie**
s274 party

NOTICE UNDER s274 OF THE RESOURCE MANAGEMENT ACT 1991

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To: The Registrar
Environment Court
Auckland

We, Frank Ritchie and Colleen Ritchie, wish to be a party to the following proceedings:

ENV-2021-AKL-000096 - Appeal against refusal of subdivision consent

BETWEEN **3MS OF CAMBRIDGE LIMITED PARTNERSHIP**
Appellant

AND **WAIPA DISTRICT COUNCIL**
Respondent

We made a submission on this application.

We are not trade competitors for the purposes of s308C or 308A of the Resource Management Act 1991 and we are directly affected by effects of the subject of the appeal that adversely affects the environment. We are immediate neighbours to the western boundary of the Appellant's subdivision site.

We are interested in the whole of the appeal proceedings.

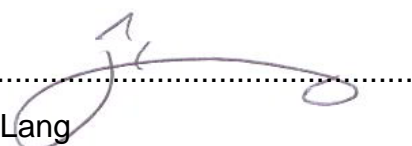
We are most interested in the following particular issues:

1. The way in which central infrastructure for subdivision and development of the Cambridge C2 Growth Cell is to be developed.
2. We oppose any consent that enables the Appellant's subdivision and development to proceed without ensuring the efficient and timely provision of central infrastructure to serve the Cambridge C2 Growth Cell including our property.

3. Whether the alternative proposal for a staged approach to subdivision and development is within the scope of the Appellants' application.
4. We oppose the relief identified in paragraph 10 of the Notice of Appeal. We believe that relief will not ensure that integrated development of other parts of the Cambridge C2 Growth Cell including our property can occur in a timely and efficient manner.
5. We may be open to granting of a resource consent for subdivision if a solution can be secured that ensures the provision of central infrastructure for the Cambridge C2 Growth Cell, in a manner that enables timely and efficient development of land in that cell beyond the Appellant's proposed development site.

We agree to participate in mediation or other alternative dispute resolution of the proceedings.

Dated 13 August 2021


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P Lang

Counsel authorised to sign on behalf of Mr and Mrs Ritchie

Addresses for service of person wishing to be a party:

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