

**BEFORE THE SELWYN DISTRICT COUNCIL**

**IN THE MATTER OF** the Resource Management Act 1991

**AND**

**IN THE MATTER OF** Proposed Plan Change 67 being a request by GW Wilfield Ltd relating to land on the south side of Kingsdowne Drive bounded by Weedons Ross Road to the west, West Melton

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**MINUTE NO 4 OF COMMISSIONER DAVID CALDWELL ADDRESSING MATTERS  
ARISING FROM THE RESOURCE MANAGEMENT (ENABLING HOUSING SUPPLY  
AND OTHER MATTERS) AMENDMENT BILL**

**Dated 17 December 2021**

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1. As the parties will be aware, the Resource Management (Enabling Housing Supply and Other Matters) Amendment Bill (**the Bill**) was introduced on 19 October 2021. It had its first reading on 26 October 2021. The Select Committee Report was released on 2 December 2021. The second reading occurred on 7 December 2021, and the third reading on 14 December 2021. It is currently awaiting Royal Assent.
2. The Bill awaiting assent incorporates significant amendments from the Bill as introduced, particularly in relation to the status of partly completed proposed plan changes. These amendments have been incorporated through a reasonably truncated process.
3. The Bill in its now final form raises, in my mind, some issues in relation to the housing capacity/demand matters which were the subject of evidence and submissions at the hearing. The intensification provisions also raise potential issues around infrastructure.
4. This hearing closed on 26 October 2021.
5. The issue I seek the parties' views on is whether I can, and if so should, re-open the hearing to enable the parties to provide submissions, or potentially evidence, on the Bill and its ramifications, or whether I must continue my deliberations on the evidence and submissions before me.
6. I understand the rezoning hearings on the PDP have been deferred indefinitely in light of the Bill.
7. I am conscious of avoiding unnecessary delay in getting my Recommendation to Council, and I understand that there is a process whereby plan changes can continue. I am poised to release my Recommendation to Council. I have considered whether the appropriate course would simply be to get my Recommendation to Council and allow any issues in relation to the Bill to be addressed through the subsequent process. However, I have issued a mirror Minute in relation to the Rolleston plan changes, and for completeness and consistency, I consider it appropriate that I provide the parties with this opportunity to comment.
8. I make the same direction in relation to this plan change as I have made in relation to the Rolleston plan changes. I direct the parties provide their comments on this issue by no later than **5.00pm Tuesday 21 December 2021**. Those comments should be provided, in writing, to [submissions@selwyn.govt.nz](mailto:submissions@selwyn.govt.nz) and Jocelyn Lewes ([Jocelyn.Lewes@selwyn.govt.nz](mailto:Jocelyn.Lewes@selwyn.govt.nz)) / Rachael Carruthers ([Rachael.Carruthers@selwyn.govt.nz](mailto:Rachael.Carruthers@selwyn.govt.nz)).
9. If there are any issues arising from this Minute, they should also be raised, in writing, to [submissions@selwyn.govt.nz](mailto:submissions@selwyn.govt.nz) and Jocelyn Lewes ([Jocelyn.Lewes@selwyn.govt.nz](mailto:Jocelyn.Lewes@selwyn.govt.nz)) / Rachael Carruthers ([Rachael.Carruthers@selwyn.govt.nz](mailto:Rachael.Carruthers@selwyn.govt.nz)).



**David Caldwell**  
Hearing Commissioner  
Dated: 17 December 2021