Fast-track

New Zealand Government
Te Kāwanatanga o Aotearoa

MINUTE 1 OF THE EXPERT PANEL
Project Overview Conference

Hunua Quarry Development [FTAA-2603-1185]

1 July 2026

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[1] The purpose of this Minute is to:

(a) confirm the time and the details for an in person briefing from the applicant to be held on 8 July 2026;
(b) confirm that a site visit will be held on 9 July 2026;
(c) provide initial feedback on the proposed conditions; and
(d) indicate to the applicant, and discuss as required, the appointment of Ms Chelsea Easter to assist the Panel in pulling its decision together and reviewing panel documents as required.

[2] The Panel thanks the the applicant and the various parties it has been engaging with, especially Auckland Council, for the effort that is being put into discussing, agreeing/revising/narrowing issues and updating, as at 22 June and 29 June 2026, the substantial material before us. The Panel appreciates that discussions on some issues remains ongoing.

Panel briefing

[3] The briefing will be held on the 8th of July at 10am at the Ellerslie Racecourse (and online).

[4] The Panel invites the following parties to attend:

(a) The applicant
(b) Auckland Council

(c) The Department of Conservation

(d) Heritage New Zealand Pouhere Taonga

[5] The Panel requests that only key personnel attend the overview conference.

[6] The purpose of the conference is to familiarise the Panel with:

(a) the content of the application for approvals;

(b) relevant legal tests and legal issues in contention;

(c) the key points of evidence (technical reports, assessments and other information) provided in support of the application;

(d) the key issues in dispute (and their significance before and after efforts to avoid, remedy, mitigate, offset and compensate for them) and ongoing efforts to narrow those matters;

(e) the content and structure of proposed conditions, including management plans and drafting style;

(f) invitations to comment under s 53 of the FTAA;

(g) other relevant matters.

[7] During the briefing:

(a) the applicant will present a high-level overview of the application (the applicant may wish to provide a short PowerPoint presentation, and to speak to it during the briefing);

(b) the Panel will ask questions about the application (to the applicant and all invited parties who attend), noting that Panel members plan to have familiarised themselves with the documents by the time of the briefing but will not have read every document in full; and

(c) participants may raise any matters they wish to bring to the Panel's attention.

[8] The Panel leaves it to the applicant to have in attendance the appropriate

experts they consider will assist in the Panel's understanding of the application in the briefing (with a focus on the key issues).

[9] To ensure transparency, and to provide potential commenters with the same information as that provided to the Panel, and the parties attending the briefing, the briefing will be recorded and made available on the Fast-track website following the conference.

[10] Confirmation of attendance are to be filed by 6 July 2026, including whether attendance will be in person (encouraged where possible) or online.

[11] Further details for the briefing session can be provided by Maggie Burns (application lead) who can be contacted at: info@fasttrack.govt.nz.

Site visit

[12] The Panel will undertake a site visit on 9 July 2026. The purpose of that visit is solely to enable us to see, and therefore better understand, the lie of the land. It is not an opportunity where the Panel will engage with, and discuss matters, with the applicant (any such questions will occur through Minutes or requests for further information). While we will be shown around by representatives of the applicant, they will not be persons directly involved in this process

Conditions

[13] Using the 22 June version of the conditions, Panel member Mr McMahon has undertaken a preliminary SMART[1] review of the applicant's proposed draft resource consent conditions. Given that the applicant intends to provide updated conditions on 7 July 2026 the Panel thought it helpful to provide this review and comment now. It should be noted that, given time constraints, the suggested changes to the 22 June version provided by the applicant do not address the

[1] SMART – conditions that are Specific, Measurable, Achievable, Relevant and Time-based.

conditions as subsequently amended by the applicant. Neither do they constitute substantive comments by the Panel on the conditions and discussions on conditions that will likely occur during the Panel briefing. The Applicant my wish to undertake its own SMART review of the additional conditions in the manner suggested in paragraph [17] below in respect to the conditions in Part G.

[14] These amendments and comments are attached to this Minute as **Appendix One**. Changes are shown in TC revision text and in comment boxes.

[15] It should be further noted that Mr McMahon's review focuses on Parts B, C, D, E, F, H, I and J in that condition set as they relate to the application before the Panel. It has not involved a review of Part G of the condition set, wherein the applicant proposes changes to the conditions of Resource Consent 8730, which was originally granted by the former Papakura District Council, in 2007.

[16] The applicant is invited to consider the suggested edits and comments raised with respect to the SMART review of Parts B, C, D, E, F, H, I and J, and to respond in the next iteration of any draft proposed conditions it may put forward.

[17] In doing so, the applicant is also invited to undertake its own SMART assessment with respect to the conditions in Part G and make any further changes it considers necessary to bring this sub-set into alignment with the broader condition set, to the extent that they can be practically retrofitted.

Panel assistance

[18] Presently the Expert Panel is not minded to appoint technical advisors. But this is a matter still being considered and will be discussed at the Panel briefing. It is also a matter the Panel will keep an open mind on with the comment processes remaining outstanding.

[19] The expert Panel does wish to appoint Ms Chelsea Easter solely for the purpose of her supporting us in getting the decision pulled together in a timely,

efficient, effective and cost-effective manner. Given timing, she has already started preparing the framework for the decision. In accordance with Section 13.13 and 14.6 of the Panel Conveners' Practice and Procedure Guidance we will discuss her appointment during the overview conference.

David Allen

Hunua Quarry Development Expert Panel Chair

Appendix One - Preliminary review of the conditions