

From: [Infrastructure Portfolio](#)
To: [Nicola Willis \(MIN\)](#); [Paul Goldsmith \(MIN\)](#)
Cc: [FTArefererrals](#); [RMAReform.portfolio](#)
Subject: Invitation to comment on fast-track referral application for Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 – FTI002
Date: Monday, 10 March 2025 4:37:04 pm
Attachments: [Template - Comments Form for Invited parties.docx](#)

To:
Minister for Economic Growth
Minister for Ars, Culture & Heritage

Dear Ministers,

Hon Chris Bishop, the Minister for Infrastructure (the Minister) has asked for me to write to you on his behalf.

The Minister has received an application from Waterfall Park Developments Limited for referral for the **Ayrburn Screen Hub project** under the Fast-track Approvals Act 2024 (the Act) to the fast-track process (application reference FTAA-2502-1008).

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Invitation to comment on referral application

I write in accordance with section 17 of the Act to invite you to provide written comments on the referral application. I have provided summary details of the project below.

If you wish to provide written comments, these must be received by **return email** within **20 working days** of receipt of this email. The Minister is not required to consider information received outside of this time frame. Any comments submitted will contribute to the Minister's decision on whether to accept the referral application and to refer the project.

Specifically, I am seeking your comments on whether the proposed construction of this project will have a regionally or nationally significant contribution to supporting New Zealand's film industry.

If you do not wish to provide comments, please let us know as soon as possible so we can proceed with processing the application without delay.

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Process

The application documents are accessible through the Fast-Track portal. If you haven't used the portal before, you can request access by emailing ftarefererrals@mfe.govt.nz. Once you are registered and have accepted the terms and conditions, you will receive a link to view the documents. Existing users will be able to see application documents via the request when logging into the portal.

To submit your comments on the application, you can either provide a letter or complete the attached template for written comments and return it by replying to this email.

Before the due date, if you have any queries about this email or need assistance with using the portal, please email contact@fasttrack.govt.nz. Further information is available at <https://www.fasttrack.govt.nz/>.

Project summary

Project name	Ayrburn Screen Hub project
Application ref	FTAA-2502-1008
Applicant	Waterfall Park Developments Limited
Project description	The project is to construct and operate a film production facility,

including worker accommodation and associated site works (including works to improve water quality of Lake Hayes which an onsite ephemeral stream flows into).

The project involves activities such as earthworks, construction (15 buildings) sediment control, riparian and mitigation planting, worker accommodation and ongoing operation of the facility.

Yours sincerely

Hon Chris Bishop

Minister for Infrastructure



Office of Hon Chris Bishop

Minister of Housing, Minister for Infrastructure, Minister Responsible for RMA Reform,
Minister for Sport & Recreation, Leader of the House, Associate Minister of Finance

Email: christopher.bishop@parliament.govt.nz Website: www.beehive.govt.nz
Private Bag 18041, Parliament Buildings, Wellington 6160, New Zealand

From: [Infrastructure Portfolio](#)
To: [Christopher Bishop \(MIN\)](#); [Penny Simmonds \(MIN\)](#); [Shane Jones \(MIN\)](#)
Cc: [FTAreferalls](#); [RMAReform.portfolio](#)
Subject: Invitation to comment on fast-track referral application for Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 – FTI002
Date: Monday, 10 March 2025 4:32:44 pm
Attachments: [Template - Comments Form for Invited parties.docx](#)

To:
Minister for Housing
Minister for the Environment
Minister for Regional Development

Dear Ministers,

Hon Chris Bishop, the Minister for Infrastructure (the Minister) has asked for me to write to you on his behalf.

The Minister has received an application from Waterfall Park Developments Limited for referral for the **Ayrburn Screen Hub project** under the Fast-track Approvals Act 2024 (the Act) to the fast-track process (application reference FTAA-2502-1008).

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Invitation to comment on referral application

I write in accordance with section 17 of the Act to invite you to provide written comments on the referral application. I have provided summary details of the project below.

If you wish to provide written comments, these must be received by **return email** within **20 working days** of receipt of this email. The Minister is not required to consider information received outside of this time frame. Any comments submitted will contribute to the Minister's decision on whether to accept the referral application and to refer the project.

If you do not wish to provide comments, please let us know as soon as possible so we can proceed with processing the application without delay.

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Process

The application documents are accessible through the Fast-Track portal. If you haven't used the portal before, you can request access by emailing ftareferalls@mfe.govt.nz. Once you are registered and have accepted the terms and conditions, you will receive a link to view the documents. Existing users will be able to see application documents via the request when logging into the portal.

To submit your comments on the application, you can either provide a letter or complete the attached template for written comments and return it by replying to this email.

Before the due date, if you have any queries about this email or need assistance with using the portal, please email contact@fasttrack.govt.nz. Further information is available at <https://www.fasttrack.govt.nz/>.

Project summary

Project name	Ayrburn Screen Hub project
Application ref	FTAA-2502-1008
Applicant	Waterfall Park Developments Limited
Project description	The project is to construct and operate a film production facility, including worker accommodation and associated site works (including works to improve water quality of Lake Hayes which an onsite ephemeral

stream flows into).

The project involves activities such as earthworks, construction (15 buildings) sediment control, riparian and mitigation planting, worker accommodation and ongoing operation of the facility.

Yours sincerely

Hon Chris Bishop

Minister for Infrastructure



Office of Hon Chris Bishop

Minister of Housing, Minister for Infrastructure, Minister Responsible for RMA Reform,
Minister for Sport & Recreation, Leader of the House, Associate Minister of Finance

Email: christopher.bishop@parliament.govt.nz Website: www.beehive.govt.nz
Private Bag 18041, Parliament Buildings, Wellington 6160, New Zealand

BRF- 5884

Kate Timms-Dean
Aukaha

Email: [REDACTED]

Tēnā koe Kate Timms-Dean

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details
Attachment 1: Template for written comments

cc s 9(2)(a)

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Terry Nicholas
Hokonui Rūnanga

Email: [REDACTED]

Tēnā koe Terry Nicholas

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details
Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Matapura Ellison
Kāti Huirapa Rūnaka ki Puketeraki

Email: [REDACTED]

Tēnā koe Matapura Ellison

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details
Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Richard Saunders
Chief Executive
Otago Regional Council
Private Bag 1954
Dunedin 9054

s 9(2)(a)

Dear Richard Saunders

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Under delegation from the Minister and in accordance with section 17(1)(a) of the Act, I invite Otago Regional Council to provide written comments on the referral application. Under section 17(3) of the Act and without limiting any general comments under subsection 1 Otago Regional Council must provide comments advising on the following matters:

1. any applications that have been lodged with the Council that would be a competing application or applications if a substantive application for the project were lodged. If no such applications exist, please also confirm this in writing.
2. in relation to projects seeking approval of a resource consent under section 42(4)(a) of the Act, whether there any existing resource consents issued where sections 124C(1)(c) or

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

165ZI of the Resource Management Act 1991 (RMA) could apply, if the project were to be applied for as a resource consent under the RMA. If no such consents exist, please also confirm this in writing.

Council is also invited to address in its comments any information it holds related to the following matters:

1. are there any reasons it would be more appropriate for the project to proceed through existing RMA processes rather than the processes under the Act?
2. does the applicant or a company owned by the applicant, have any environmental regulatory compliance history in your council's area?
3. does the project, from council's perspective, involve any activity classified as a prohibited activity under the RMA?
4. would the project have any significant adverse effects on the environment?
5. would the project, from council's perspective, have significant regional benefits?

The information you are receiving is being provided to you in-confidence consistent with statutory requirements for consultation under section 17 of the Act. It should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within 20 working days of receipt of this letter with the copy of the application. The Minister is not required to consider information received outside this time frame. Comments received will inform the Minister's decision on whether to accept the referral application and refer the project.

If the Minister decides to accept the application and refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

If you have any queries about this letter, please email referrals@fasttrack.govt.nz before the due date. Alternatively, contact fast-track support on 0800 327 875.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Yours sincerely

A handwritten signature in black ink, consisting of a large, stylized 'I' followed by a horizontal stroke that tapers to a point.

Ilana Miller

General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF-5884

Mike Theelan
Chief Executive
Queenstown Lakes District Council
Private Bag 50072
Queenstown 9348

s 9(2)(a)

Dear Mike Theelan

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Under delegation from the Minister and in accordance with section 17(1)(a) of the Act, I invite Queenstown Lakes District Council to provide written comments on the referral application. Under section 17(3) of the Act and without limiting any general comments under subsection 1 Queenstown Lakes District Council must provide comments advising on the following matters:

1. any applications that have been lodged with the Council that would be a competing application or applications if a substantive application for the project were lodged. If no such applications exist, please also confirm this in writing.
2. in relation to projects seeking approval of a resource consent under section 42(4)(a) of the Act, whether there any existing resource consents issued where sections 124C(1)(c) or 165ZI of the Resource Management Act 1991 (RMA) could apply, if the project were to be applied for as a resource consent under the RMA. If no such consents exist, please also confirm this in writing.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Council is also invited to address in its comments any information it holds related to the following matters:

1. are there any reasons it would be more appropriate for the project to proceed through existing RMA processes rather than the processes under the Act?
2. does the applicant or a company owned by the applicant, have any environmental regulatory compliance history in your council's area?
3. does the project, from council's perspective, involve any activity classified as a prohibited activity under the RMA?
4. would the project have any significant adverse effects on the environment?

The information you are receiving is being provided to you in-confidence consistent with statutory requirements for consultation under section 17 of the Act. It should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within 20 working days of receipt of this letter with the copy of the application. The Minister is not required to consider information received outside this time frame. Comments received will inform the Minister's decision on whether to accept the referral application and refer the project.

If the Minister decides to accept the application and refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

If you have any queries about this letter, please email referrals@fasttrack.govt.nz before the due date. Alternatively, contact fast-track support on 0800 327 875.

Yours sincerely



Ilana Miller

General Manager, Delivery and Operation

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A: Project summary details
Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF-5884

Mark Williams
Chief Executive Officer
Queenstown Trails Trust

s 9(2)(a)

Dear Mark Williams

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Under delegation from the Minister and in accordance with section 17(5) of the Act, I invite you to provide written comments on the referral application including the following matters:

1. whether it would be more appropriate to deal with the matters that would be authorized by the proposed approvals under another Act (the Resource Management Act 1991).

The information you are receiving is being provided to you in-confidence consistent with statutory requirements for consultation in section 17 of the Act. It should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within 20 working days of receipt of this letter. The Minister is not required to consider information received outside this time frame. Comments received within the time frame will inform the Minister's consideration in making a decision on whether to accept the referral application and refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If the Minister decides to accept the application and refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

If you have any queries about this letter, please email referrals@fasttrack.govt.nz before the due date, which is unable to be extended. Alternatively, contact fast-track support on 0800 327 875.

Yours sincerely



Ilana Miller
Manager, Delivery

Appendix A: Project summary details
Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

LEGALLY PRIVILEGED

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Dean Whaanga
Te Ao Mārama Incorporated

Email: [REDACTED]

Tēnā koe Dean Whaanga,

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller

General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Michael Stevens
Te Rūnanga o Awarua

Email: [REDACTED]

Tēnā koe Michael Stevens

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Justin Tipa
Te Rūnanga o Moeraki

Email: [REDACTED]

Tēnā koe Justin Tipa

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller

General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Justin Tipa
Chair
Te Rūnanga o Ngāi Tahu

Email: 

Tēnā koe Justin Tipa

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller

General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

cc Chris Ford, s 9(2)(a)

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Rewi Davis
Te Rūnanga o Ōraka-Aparima

Email: [REDACTED]

Tēnā koe Rewi Davis

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Rachel Wesley
Te Rūnanga o Ōtākou

Email: 

Tēnā koe Rachel Wesley

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF-5884

Jana Davis

s 9(2)(a)

Dear Jana Davis

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

I write to you in your capacity as Chairperson of the Wai Whakaata Strategy Group.

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Under delegation from the Minister and in accordance with section 17(5) of the Act, I invite you to provide written comments on the referral application including the following matters:

1. whether it would be more appropriate to deal with the matters that would be authorized by the proposed approvals under another Act (the Resource Management Act 1991).

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

consideration in making decisions on whether to accept the referral application and to refer the project.

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details
Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

LEGALLY PRIVILEGED

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.

BRF- 5884

Odele Stehlin
Waihōpai Rūnaka

Email: 

Tēnā koe Odele Stehli

Invitation to provide written comments on application for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Waterfall Park Developments Limited for referral of the Ayrburn Screen Hub project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is provided in-confidence and should not be forwarded to or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will help inform the Minister's decisions on whether to accept the referral application and to refer the project.

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

To assist you with the process, project summary details are in Appendix A. First time users of the Fast-track 'one stop shop' applications portal can seek an invitation by emailing ftareferrals@mfe.govt.nz. Once users are registered and have accepted the Terms & Conditions, they will receive a link to the application documents. You may provide comments directly via the portal, alternatively a template for written comments is in Attachment 1.

Before the due date, if you have any queries about this letter or need assistance with using the portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Ilana Miller
General Manager, Delivery and Operations

Appendix A: Project summary details

Attachment 1: Template for written comments

fasttrack.govt.nz | contact@fasttrack.govt.nz | 0800 FASTRK

Fast-track referrals are administered on behalf of the Minister for Infrastructure by
The Ministry for the Environment | PO Box 10362 | Wellington 6143, New Zealand | NZBN: 9429041908853

Appendix A – Project summary details

Project name	Ayrburn Screen Hub
Applicant name	Waterfall Park Developments Limited
Project summary details	The project is to construct and operate a film production facility in Arrowtown, Queenstown, including studios, worker accommodation units, and supporting facilities and amenities. The project also proposes environmental enhancement measures including sediment traps and riparian planting to improve water quality in Lake Hayes.