

5. CONSULTATION AND ENGAGEMENT

5.1 OVERVIEW

In accordance with Schedule 5 (clause 6(1)(e)), Schedule 6(3)(k) and Schedule 7(2)(1)(n) of the Act, this section provides details of the consultation and engagement undertaken by NZSki with administering authorities, iwi and other stakeholders.

NZSki has provided the administering authorities, iwi and key stakeholders with an introductory overview of the project. As the preparation and completion of technical assessment has run concurrently with engagement, workshops have been used as the format to engage with key parties. Workshops, where the overarching methodology of the assessments, preliminary findings and preliminary recommendations have been detailed, have been run with technical advisors in the disciplines of terrestrial and freshwater ecology, hydrology, transportation and wastewater engineering.

Site visits have been held on three occasions, where iwi and administering authority employees, NZSki representatives and its technical advisors have been invited, where necessary, to inform their advice to the respective organisations.

NZSki has also provided draft technical assessments and plans to administering authorities, iwi and stakeholders as they have become available, with the intention being that the parties have an introduction to the Project, and the opportunity to provide feedback to NZSki in respect of the management of actual and potential environmental effects.

A summary of the consultation and engagement undertaken, and the key matters which have been raised are outlined in the sub-sections below.

5.2 ENGAGEMENT WITH MANA WHENUA

As set out in Section 2, Kāi Tahu takiwā covers the project area, and Te Rūnanga o Ngāi Tahu is the iwi authority, and NZSki has sought to recognise and provide for Kāi values and aspirations as part of the Project where possible.

The seven Papatipu Rūnaka who have shared interest in the Queenstown Lakes and Central Otago districts are:

- > Te Rūnaka o Moeraki, based in Moeraki;
- > Kāti Huirapa ki Puketeraki, based in Karitane;
- > Te Rūnaka o Ōtākou, based on the Otago Peninsula;

- > Waihōpai Rūnaka, based in Invercargill;
- > Te Rūnaka o Awarua, based in Bluff;
- > Te Rūnaka o Ōraka-Aparima, based in Riverton; and,
- > Hokonui Rūnaka, based in Gore.

For the past five years, NZSki has engaged with Te Rūnanga o Ngāi Tahu and Papatipu Rūnaka and their environmental entities regarding its aspirations to expand the Remarkables Ski Area into the Doolans Basin. These discussions have included a combination of meetings and hui with both Te Rūnanga o Ngāi Tahu and Papatipu Rūnaka representatives. This engagement was intended to initially develop a shared vision for the maunga, and subsequently provide the opportunity for Kāi Tahu and Papatipu Rūnaka to be involved in the early development phase of the Project.

Following the listing of the Project in the FTAA, NZSki has further engaged with Papatipu Rūnaka via their mandated agents for FTAA, Kā Rūnaka, regarding the specific details of the Project.⁸⁹ This commenced on 14 March 2025, with a process agreement entered into in July 2025. NZSki understands Kā Rūnaka are responsible for engaging with Papatipu Rūnaka, and therefore separate consultation by NZSki with Te Rūnanga o Ngāi Tahu has not been further advanced. A record of this engagement is set out in **Part E** (refer to document **E.01**) of the application documents.

Following a discussion between NZSki and Kā Rūnaka regarding costs of Kā Rūnaka ongoing involvement in the FTAA process, Kā Rūnaka terminated the process agreement on 7 April 2026.

NZSki remains committed to open and transparent engagement with both Papatipu Rūnaka and Te Rūnanga o Ngāi Tahu and seeks to continue discussions regarding both the Project and the longer term vision for the mauka. To further support meaningful collaboration and culturally appropriate management outcomes, NZSki has proposed multiple consent conditions which relate to the establishment of a mana whenua working group, enabling mana whenua representatives to provide ongoing advice and input into implementation, management measures, and matters relevant to Kāi Tahu values associated with the Project.

⁸⁹ Section 29 (1)(aa). Through this process, Te Rūnanga o Ngāi Tahu was also notified as iwi authority. Direct engagement has happened through Papatipu Rūnaka as directed by them.

NZSki has also continued to share draft reports with Kā Rūnaka as they become available, however has had no specialist response.

As discussed in more detail in the following sections, with respect to local and administering agencies, NZSki has also formally notified Kā Rūnaka of its intention to file its substantive application under section 29(1)(aa) of the FTAA. This was completed as a precautionary measure, with engagement having commenced before this time with Kā Rūnaka.

5.3 LOCAL AND ADMINISTERING AUTHORITIES

5.3.1 Overview

Before lodging an application for a listed project under the FTAA applicants must notify, in writing, the applicable local and administering authorities and provide them with 20 working days to respond before lodging.⁹⁰ The transitional provisions under the FTAA state that if an applicant commenced consultation with an authorised person under section 29 of the FTAA before the amendments came into full effect (31 March 2026), applicants do not need to give notice of the intention to file the application.

As the amendment and notification provisions of the FTAA are relatively new, NZSki issued a notice to the administering authorities on a precautionary basis. All replied, acknowledging receipt and acknowledging that engagement was currently underway.

In the case of this Project, the applicable local and administering authorities are:

- > ORC;
- > QLDC;
- > CODC;
- > DOC; and,
- > Heritage New Zealand Pouhere Taonga.

An overview of the consultation undertaken by NZSki with the administering agencies is provided in the sub-sections below.

In addition to the pre-lodgement consultation that has occurred, NZSki acknowledges that the local and administering authorities will be involved in the approvals process at several points after the lodgement of the substantive application, including in relation to:

⁹⁰ Section 29 (1)(aa) and (1A), FTAA.

- > The EPA’s completeness assessment (section 46(1) of the Act) and subsequent functions in the processing of the Application (section 90 of the Act);
- > The Panel Convener’s decision to fix any non-default timeframe for the issue of the Panel’s decision documents (section 79(2)(c) of the Act);
- > The preparation of reports for the Panel as specified in section 51 of the Act or as/if the Panel considers additional reports are necessary (section 67 of the Act);
- > The provision of comments on the Application (section 53(2) of the Act); and
- > The provision of comments on consent conditions (section 70 of the Act).

5.3.2 Otago Regional Council

Preliminary discussions with ORC regarding the Project began in February 2026, with a broad overview and introduction to the Project provided.

Following the initial introduction, NZSki held multiple workshops with ORC covering the technical workstreams relating to terrestrial ecology, the water take from the Doolans Creek Right Branch (in terms of hydrology and freshwater ecology effects), the use of tarn for water storage purposes and the Rastus Burn Wastewater Treatment System upgrades. The intent of the workshops was to provide the ORC with a broad understanding of the methodology and key findings of the technical assessments while the draft reports were being finalised. As a result of discussions during these sessions, particularly regarding the potential effects of the water take on the hydrological functioning of downstream wetlands and mean annual low flow calculations, the relevant technical assessments were able to be updated before being provided to the ORC in draft form for comment and review.

Site visits with ORC representatives (with expertise relating to ecology (wetlands), freshwater ecology, compliance and hydrology) have also taken place throughout April (1 April, 24 April (fly over) and 30 April 2026).

NZSki has received feedback from ORC on the draft Terrestrial Ecology, Water Take, and Doolans Freshwater Ecology Assessments,⁹¹ together with high-level feedback on transportation matters.⁹² This feedback has been circulated to NZSki’s technical advisors, who are currently preparing responses.

⁹¹ 4 May 2026.

⁹² 5 May 2026.

NZSki has also recently shared copies of the Rastus Burn Wastewater Assessment, Wastewater Discharge Assessment, Stormwater Report, Doolans Wastewater Report, Rastus Burns Wastewater Report, Water Supply Report, Reservoir Report, Water Intake Report and all associated Project Plans with the ORC.

NZSki is committed to continuing to liaise with the ORC regarding the feedback received to date, as well as future feedback regarding the reports and conditions identified above. Where possible, NZSki will work to refine any outstanding matters and will provide an update to the Panel Convenor in due course.

For completeness, it is also noted that the ORC has provided written notice on 7 May 2026, confirming that there are no existing consents to which 124C(1)(c) or 165ZI of the RMA would apply (provided in **Part E** to these application documents (Refer to **E.02**)).

5.3.3 Queenstown Lakes District Council

Preliminary discussions with QLDC commenced in February 2026, with a broad overview and introduction to the Project provided.

QLDC has subsequently attended workshops relating to the transportation and wastewater discharge workstreams. The intent of these workshops was to provide QLDC with a broad understanding of the methodology and key findings of the technical assessments while the draft reports were being finalised.

QLDC have also been invited to attend the site visits organised by NZSki, however these offers have been declined as the relevant QLDC representatives are already familiar with the site.

A summary of the feedback received from QLDC with respect to recreational matters and landscape considerations is provided in **Part E** (refer to **E.03**) of the application documents.

NZSki has also recently shared copies of the Transportation Assessment, Natural Hazard Assessment, Rastus Burn Wastewater Assessment, Wastewater Discharge Assessment, Stormwater Report, Rastus Burns Wastewater Report, Water Supply Report, Lower Remarkables Ecology Assessment and Lower Remarkables Landscape Assessment and all relevant Project Plans with QLDC.

NZSki is committed to continuing to liaise with the QLDC regarding the feedback received to date, as well as future feedback regarding the reports and conditions identified above. Similar to the approach detailed above with respect to the ORC, NZSki will work to refine any outstanding matters and will provide an update to the Panel Convenor in due course.

5.3.4 Central Otago District Council

Similar to the ORC and QLDC, preliminary discussions with CODC regarding the Project commenced in February 2026 with a broad overview and introduction to the Project provided.

Since the initial introduction, NZSki has held multiple workshops relating to terrestrial ecology, the water take from the Doolans Creek Right Branch (in terms of hydrology and freshwater ecology effects) and the use of tarn for water storage purposes.

Site visits with CODC representatives with expertise relating to terrestrial ecology, engineering, landscape and planning have also taken place throughout April (1 April, 24 April (fly over) and 30 April).

Similar to the other administering agencies, NZSki is committed to continuing to work collaboratively with CODC as they continue to review the technical assessments of relevance to their jurisdiction, the draft proposed consent conditions, and throughout the Project's detailed design phase to ensure all matters of concern are appropriately addressed.

A summary of the feedback received from CODC with respect to recreational, heritage and landscape matters is provided in **Part E** (refer to **E.04**) of the application documents. NZSki is also currently awaiting feedback regarding the Terrestrial Ecology, Natural Hazard and Economics Assessments.

With respect to other topics, NZSki has recently shared copies of the Wastewater Discharge Assessment, Stormwater Report, Doolans Wastewater Report, Water Supply Report, Reservoir Report, Water Intake Report, and all relevant Project Plans of consent with CODC.

NZSki will continue to liaise with CODC regarding this feedback and will provide an update to the Panel Convenor regarding these discussions in due course.

5.3.5 Department of Conservation

Preliminary discussions with DOC regarding the Project began in February 2026 with an overview and introduction to the Project provided. A second overview of the Project was provided to the wider DOC team (including ecology, landscape, recreation, planning, permissions and legal advisors) in March 2026. Similar to the other workshops held with ORC and CODC, an overview of the terrestrial ecology, the water take from the Doolans Creek Right Branch (in terms of hydrology and freshwater ecology effects) and the use of tarn for water storage purposes was provided.

DOC representatives with expertise relating to freshwater ecology, vegetation and ecosystems and planning have also attended site visits throughout the course of April (1 and 30 April 2026).

A meeting was held between DOC approvals staff and NZSki's Planning experts to discuss the potential structure of any new or varied concessions necessitated by the Project.

Similar to the Councils, a summary of the feedback received from DOC with respect to recreational, heritage and landscape is provided in **Part E** (refer to **E.05**) of the application documents. With respect to other topics, NZSki is either waiting to receive feedback from DOC or the feedback has been received and NZSki is currently working through responses with its technical advisors. NZSki will continue to liaise with DOC regarding this feedback and will provide an update to the Panel Convenor regarding these discussions in due course.

5.3.6 Heritage New Zealand Pouhere Taonga

NZSki provided Heritage New Zealand with an introduction to the Project in February 2026. Following that meeting, a copy of the draft heritage assessment was provided to Heritage New Zealand Pouhere Taonga for comment and review. They advised, on 2 March 2026, that they had no specific comments on the draft assessment and consider that the works can be undertaken under an accidental discovery protocol. The draft conditions contained in Part H of the application documents includes Heritage New Zealand's preferred accidental discovery protocol condition.

A copy of the correspondence with Heritage New Zealand is provided in **Part E** (refer to **E.06**) of the application documents.

5.4 OTHER RELEVANT PARTIES

5.4.1 NZ Transport Agency

Preliminary discussions with NZTA regarding the Project began in February 2026 with a broad overview and introduction to the Project provided. Since then, NZSki has held a transportation workshop with NZTA to discuss the key issues arising from the transportation assessment and the influence of increasing traffic growth and long term network planning on NZSki's long term intersection design options.

Following that discussion, NZSki has revisited its draft transportation assessment and considered potential mitigation options that allow flexibility in the final intersection design, while long term network planning and upgrades occur along the state highway network.

A copy of the transportation assessment has recently been provided to NZTA for comment and review. NZSki will continue to engage with NZTA and will provide an update to the Panel Convenor in due course.

5.4.2 Recreational Interest Groups

Interviews were undertaken with a number of representatives from within the recreational sector with a specific interest in the Rastus Burn and Doolans Basin. This included concession holders, mountain and alpine clubs, schools and NZSki staff. These interviews were undertaken by Greenway (2026) and informed the recreation assessment provided in **Part B** of the application documents.

The key issues identified by the recreation users as a result of the Project include:

- > Loss of back country character and recreational opportunities;
- > Access, affordability and operational barriers;
- > Environmental stewardship and long term viability; and
- > Positive impacts and enhancements.

These matters are addressed in more detail in Section 6.13 and in the Recreation Assessment contained in **Part B**. Notably, in light of the recreational group interviews, NZSki is now proposing to establish and host a “Recreation Users Group” to assist with the company’s engagement with the wider recreational community. Proposed to meet once per year, the Recreation Users Group will discuss opportunities to utilise the Remarkables Ski Area as a potential gateway into the wider Hector Mountains, and consider how NZSki may be able to facilitate and support that access.

5.5 ADJACENT NEIGHBOURS

NZSki has engaged directly with the owners of Remarkables Station via various emails, telephone conversations and meetings with Remarkables Park Limited (acting on behalf of Remarkables Station). The feedback has generally been positive regarding the Project, with no particular issues raised.

NZSki anticipates that Remarkables Station will be asked for formal comment on the application in due course.