From: [redacted]

Subject: 100 Halsey Street Substantive Application - Pre-lodgement Engagement
Date: Wednesday, 23 September 2026 9:21:00 am
Attachments: [redacted]

Kia ora,

Please find attached an update regarding the 100 Halsey Street project in Wynyard Quarter.

The Minister for Infrastructure has accepted the project for referral to the fast-track approvals process, and the applicant is now preparing the substantive application for lodgement in the coming weeks.

Please let me know if you have any comments or would like to discuss the project further before the application is lodged.

Have a lovely day

Ngā mihi | Kind regards,

[redacted]

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Memorandum

Urban & Environmental

Nā/From: NZ CRE 100 Halsey Limited (RP Financial)

Kaituhi/Author: Marne Cole, Barker & Associates Limited

Te rā/Date: 23 September 2026

Kaupapa/Re: Referred project under the Fast-track Approvals Act 2024 for 100 Halsey Street

Ngā mihi o te wā ki a koutou,

We are writing to provide an update following the engagement undertaken with iwi authorities during preparation of the referral application for the 100 Halsey Street project.

The referral application was lodged on 8 April 2026. The Minister for Infrastructure accepted the referral application and referred the project to the fast-track approvals process, with the formal notice of decision dated 1 July 2026. This enables NZ CRE 100 Halsey Limited, the legal entity used by RP Financial for the project, to lodge a substantive application for the resource consents required under the Resource Management Act 1991.

The project is a commercial-led mixed-use redevelopment of approximately 1.7 hectares at 100 Halsey Street in Wynyard Quarter. It includes:

- Five new buildings providing approximately 80,000 m² of gross floor area, primarily comprising offices, retail, food and beverage activities and supporting infrastructure;
- A proposed data centre within Building 2, with office space as an alternative use within the same building envelope;
- Retention of the existing Travelodge building, with associated plant proposed if the data centre option proceeds;
- A network of lanes and publicly accessible open spaces through the site; and
- Vehicle and bicycle parking, earthworks and enabling infrastructure works.

The project will be delivered in stages, aligned with the progressive relocation of the existing bus depot activities from the site.

The applicant is now preparing the substantive application and intends to lodge it with the Fast-track team in the coming weeks. Further information about the project is available at:

https://www.fasttrack.govt.nz/projects/100-halsey-street.

Please let us know if you have any comments on the project or would like to discuss the proposal further before the substantive application is lodged.

Ngā mihi | Kind regards,

Marne Cole

[redacted]