

## Crown Pastoral Land Tenure Review

Lease name : *MARYBURN*

Lease number : PT 041

### Public Submissions Part 2

These submissions were received as a result of the public advertising of the Preliminary Proposal for Tenure Review.

These submissions are released under the Official Information Act 1982.

*August*

*12*

3A North-West Arch  
Twizel 7901

26 March 2011



*prior to closing date*

The Commissioner of Crown Lands  
C/- Darroch Limited  
P O Box 143  
CHRISTCHURCH

**Attention: Tony Sharpe**

Dear Tony

**Maryburn pastoral lease - Public consultation**

As Twizel residents and people who love the outdoors and wide open spaces of the Mackenzie Basin we are very disappointed in the advertised outcome of the tenure review on The Wolds and Maryburn.

According to the objects of Part 2 of the Crown Pastoral Land Act, areas containing significant inherent values should be protected – either by the creation of protective mechanisms, or preferably – by the restoration of the land to full Crown ownership and control.

However, the proposals advertised do not adequately protect the significant inherent values identified in the Conservation resources report and on the values map. We along with many of our friends feel strongly that there should be much better protection of the significant inherent values discussed in the Conservation Resources report. In particular we note a lack of protection for:

**Roadside tussock grasslands – Maryburn Flats**

On the eastern side of SH8, a significant area of tussock grassland is proposed for freehold. We do not agree this area should be freeholded as it contains values that meet the objects of the CPLA Section 24 (b).

According to the CRR this area is of particular significance as it contains landscapes and vegetation that represents the older part of the glacial outwash sequence from the Balmoral glacial advance. As a result it contains deeper soils which contain a complex array of numerous old stream channels that are not present on the lower younger part of the alluvial outwash surface to the east (which are proposed for Crown retention). We believe this fact has not been adequately considered in the proposal – this area is quite different from the dry depleted outwash surfaces to the east. Instead these roadside areas have a dense cover of short tussock grassland that are scenically appealing and are one of the few areas of roadside tussock grassland still remaining between Tekapo and Omarama that have not been cultivated and turned to green pasture, even though one of these pieces has unfortunately recently been ploughed and grassed.

According to the CRR these roadside outwash surfaces are very specialist habitats that support important populations of nationally threatened plants, including the critically endangered spring annuals (the mousetail *Myosurus minimus* and *Ceratocephala pungens*) *Galium* 'Clutha' and *Leptinella* 'Clutha', including the likely population stronghold for the *Leptinella* which is only known from two other locations in Otago. These are some of the rarest and most threatened plants in the country.

Maryburn Flats are described in the landscape report as a highly natural landscape with impressively large, intact and well defined landforms. The particular visual character of short tussock combined with the extent and uniformity of its coverage creates a natural landscape of a scale, openness and horizontal emphasis not experienced anywhere else in the region, except perhaps Kaitorete Spit. It allows the subtle landform patterns to be seen. The ability to see over great distances to the enclosing ranges of the Basin is a special visual quality of the area and emphasizes the "basin" structure.

In landscape evidence presented to ECAN commissioners in the Upper Waitaki irrigation consents, Anne Steven describes these flats next to the highway (under proposals for irrigation) as an integral part of the highly natural landscapes of the central basin floor. Altogether it appears as extensive, intact and visually cohesive landform surface with subtly varied topography and vegetation patterns dominated by indigenous species. There is a sense of vast scale, simplicity and homogeneity and an openness and horizontal emphasis that is memorable. The degree of naturalness, intactness and coherence is high to very high. Anne regards the view east from this stretch of highway as one of the classic views and landscape experiences in the Basin.

These great outwash plains are one of the iconic elements of the Mackenzie Basin and are fundamental to its special character and outstanding natural landscape status.

Although these values were recognised in the CRR the values they contain have not been adequately taken account of in the proposal. We think there should be a much larger and continuous area of these roadside flats retained in Crown ownership and added to the Conservation area proposed because of the threatened plants they contain, the best roadside tussock grassland remaining between Tekapo and Omarama and the highly significant landscape values.

### **Pukaki Moraine**

On the western side of the property between Mt Mary and Lake Pukaki is a series of lateral moraines which create a scenic backdrop to Lake Pukaki and have high landscape values. These landforms and landscape are continuous through The Wolds, Maryburn and Irishman Creek through to Simons Pass.

The Pukaki moraine is an area of rolling to hummocky moraine, running north-south in parallel bands and containing glacial erratics. Separating the hummocky moraine is a series of shallow depressions and troughs containing scattered kettleholes and turf communities which are chronically threatened ecosystems and often contain threatened plants. The moraines are covered in a variety of vegetation communities that are representative of the vegetation of this area

vegetation communities that are representative of the vegetation of this area including short tussock grasslands and remnant shrublands on low hill country, alluvial terraces, stony fans and terraces.

The Pukaki moraine is described in the Conservation Resources report as having significant inherent landscape values and significant visual values because of their overall naturalness, the clearly recognisable and intact glacial topography.

With extensive tussock grasslands being rapidly reduced in the Mackenzie Basin due to recent, and planned irrigation and development, the retention of these landscapes are really important to us as a community and we think, for all New Zealanders, and this needs to be recognised with this tenure review.

The moraines on Maryburn are also part of a nationally significant terminal moraine site, known as Lake Pukaki Terminal Moraine geopreservation site. Kenny & Hayward (1993)<sup>i</sup> classify it as an extremely well-defined landform of scientific/educational value, encompassing a "well-defined sequence of terminal moraine". Yet there is no protection offered for any of these features.

In addition to this, at the southern end of these moraines are the Pink Elephant boulders a popular rock climbing area for locals as well as visitors where a number of the larger boulders have been equipped with top rope anchor points. Providing access to these boulders and protecting the land around the boulders is very important so we recommend the area be kept in Crown ownership. This is the only area of easy access that contains a large number of boulders in the Lake Pukaki area and to wander in the boulder clad valley is an experience many people would enjoy. This information was not contained in the Conservation Resources report, so we believe it should now be considered as new information. There is also a number of 4 w.d. tracks that cross these moraines which would make great mountain biking for tourists as well as local residents.

We think

- There should be much better protection of this important landscape, the tussock grassland communities and threatened ecosystems on the Pukaki moraine and we suggest this area become a Conservation Area, or at the very least a conservation covenant which prevents development of important recreation, landscape and landform features and provides for public use of the moraine. Any protection must also ensure there is public access to this area to meet Section 24 (c) of the CPLA. A map of our ideas for protection is attached.

Yours faithfully

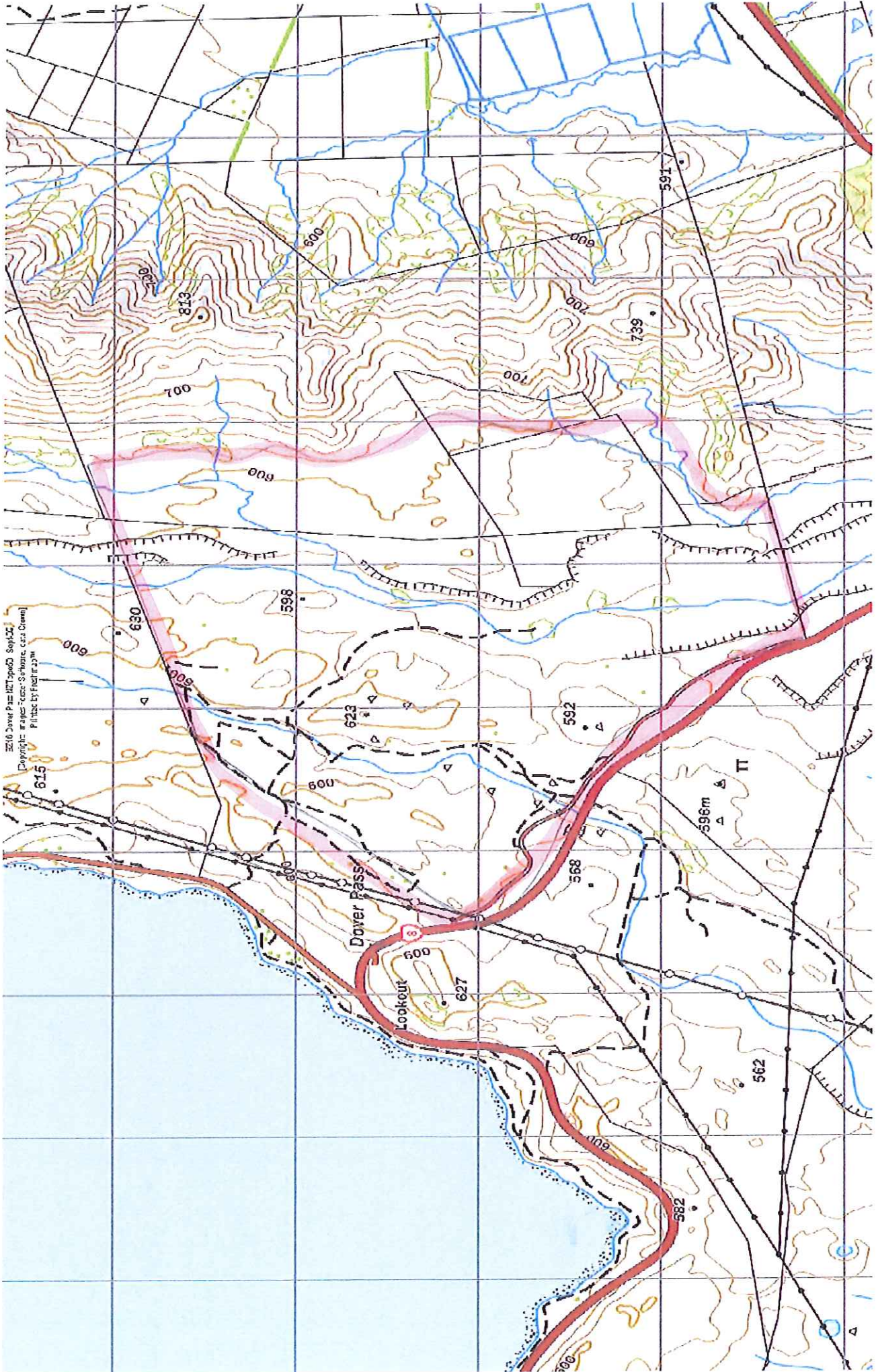


Steve Skinner



DENISE ARKLESS

<sup>i</sup> Kenny, J.A. and Hayward, B.W. 1993: Inventory of important geological sites and landforms in the Canterbury Region, including the Chatham Islands. Geological Society of New Zealand Misc. Publ. No. 75.



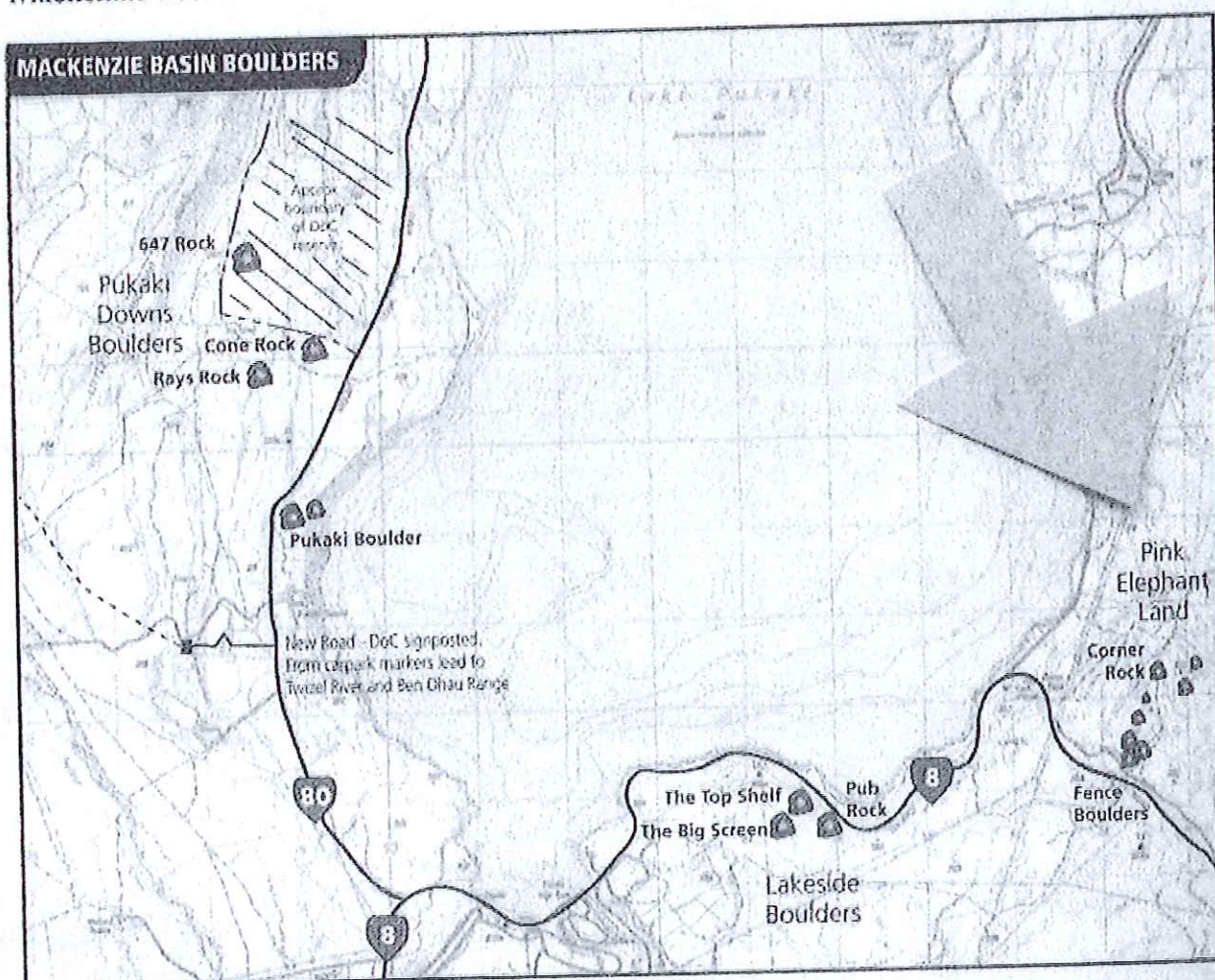
Pukaki Moraine & Pink Elephant boulders—Area to protect on Maryburn



Pink Elephant Land and Pukaki moraine

# MACKENZIE BASIN BOULDERS

The Mackenzie Basin was shaped by glaciers which retreated about 15 000 years ago leaving lakes, stony plains, and many glacial erratics. Searches for glacial erratics during the past twenty years have located many boulders large and steep enough to provide worthwhile bouldering and climbing opportunities. The boulders provide training routes and climbing whether it is wet or fine in the mountains. The boulders are invariably sandstone, sometimes have weathered a pink colour, and in most cases are located on farmland. Except in cases where the boulders are on Department of Conservation (DoC) land, permission to climb on the boulders must be sought from the relevant landowner. The bouldering sites are described beginning at the south-western end of Lake Pukaki and then extending out into the Mackenzie Basin.



## Pukaki Boulder

This rock and a couple of others nearby are on land that is under a covenant agreement between DoC and the land owner, H38/790694.

The main boulder is a giant sugar cube. This is the best known boulder in the region and has many problems and routes, mainly in the harder grades. Four sets of bolts on top provide excellent top roping anchors for climbs on all four faces of the rock.

Anticlockwise the climbs are:

- North face - three face climbs, all with excellent jugs, and positive top edge for

of entertaining acting talent while working on the movie *The Vertical Limit*. There are a series of brushed and cleaned up climbs on all sides and seven bolts in the top for top rope anchors. Be aware that the ground at the base can become swampy and wet after a period of rain.

#### Cone Rock

On the northern side of the flats, close to the DoC reserve, so called because of its shape. Fine balancey face climbing it has about three routes cleaned and potential for quite a few more. Bolts in the top for top rope anchors.

#### 647 Rock

1.5 km north-west of Cone Rock, near 647m H38/783722 is a large rectangular shaped rock about 5m high. Steep on the north end, easier on the other three sides.

### Lakeside boulders

At the southern end of Lake Pukaki as you drive east towards Lake Tekapo there is a large boulder amongst a stand of silver birches on the uphill side of the road about 3 km past the stone cottage.

#### Pub Rock

Situated on the road-side of the fence and so called because of the abundance of large jugs on one of the faces. There is a good parking spot on a gravel area about 100 metres west on the lake-side of the road next to another stand of silver birches. There are some bolts in the top of this rock for top-roping but you will need a long rigging rope to access most edges. There are a variety of climbs on the northern and western faces and some difficult options on the eastern face.

Across the fence from Pub Rock and uphill to the west are two more good boulders. Contact the owner, Ross Ivey of Glentanner Station Ph (03)435-1843, for permission to climb here.

#### The Top Shelf

A couple of fine balancey face routes on the eastern side, and on the NE arête some interesting layaways dubbed *The Single Malit Arête*. Bolts at the top.

#### The Big Screen

Just uphill from The Top Shelf, and behind, this erratic has at least four routes on it at present and a bunch more to do—bring your brush. No bolts on top.

### Pink Elephant Land

Sited on Maryburn Station. Telephone Martin Murray (03)680-6612 for permission to climb on these rocks.

If you continue driving east towards Lake Tekapo, just after leaving Lake Pukaki and crossing the miniscule Dover Pass, to your left (North) under Mt Mary is a large field of boulders in a shallow valley. H38/883663. This is known as Pink Elephant Land. To access this area continue driving towards Lake Tekapo about 400 metres and just past the reflector post with the number 131 green bar 5, there are a couple of wheel ruts heading back off through the briar roses and wilding pines. Follow this back to where you can park in a flat hollow just over the fence from the first two boulders. Most large boulders have top rope anchors.

*Why the name? Well, several years ago on one of the many cleaning sessions out there, I had my kids with me. To keep them entertained I told them the story about the pink elephants that live there and how you have to be really observant and quick to spot them because they are pretty shy. After that the name stuck.*

Russell Braddock, 2002.

### Fence Boulders

Just over the fence from where you park are two boulders, the first one (the largest of the two) has bolts in the top for top roping. The main orange face (west) has several routes the best of which is the right hand arête. The north side has twin cracks through the roof with left or right variants to start. East side (left to right) off-vertical contrived face, overhanging arête and a steep face that can be started off the blocks or lower down on the north.

The smaller more western boulder has various traverses and short climbs.

#### Fog Rock

Looking north up valley and slightly left with an overhanging eastern face.

- South side – vertical wall with the crux near the top
- South-east corner – through the overlap, also has a RH start onto the steep slab then through the overlap.
- Eastern edge – Up the overhanging wall on RH side. Jugs and long reaches.

#### Missing Link Boulder

The next large boulder north is approx 7m high on the steep south face. So called because in an early cleaning effort one particular large loose rock was levered off along with the good holds. From left to right:

- Central groove with either a left or direct start to establish feet on small flat ledge halfway up then straight up the groove.
  - Direct over the overlap to large flat hold
  - Large flat holds on the right hand side then tending left to top out.
- Further right again is another steep wall.

Just south of *Missing Link* another two problems exist on the east side of a 2+ metre boulder. Further west of the *Missing Link* is a lower rock with traverses on it. Continuing north and sidling the hillside are two more rocks close together

#### The Dog

The big round boulder to the west has four climbs on the south side the SE arête and a climb out of the gap between the two.

#### The Leaning Tower

Just to the east of *The Dog* is the spiky *Leaning Tower* with its slabby face. There are at least three routes and variations on this slab.

#### Corner Rock

Cross the valley and head north-east to reach a boulder with a very distinct square cut corner. This has the best collection and quality of climbs at Pink Elephant Land. These include:

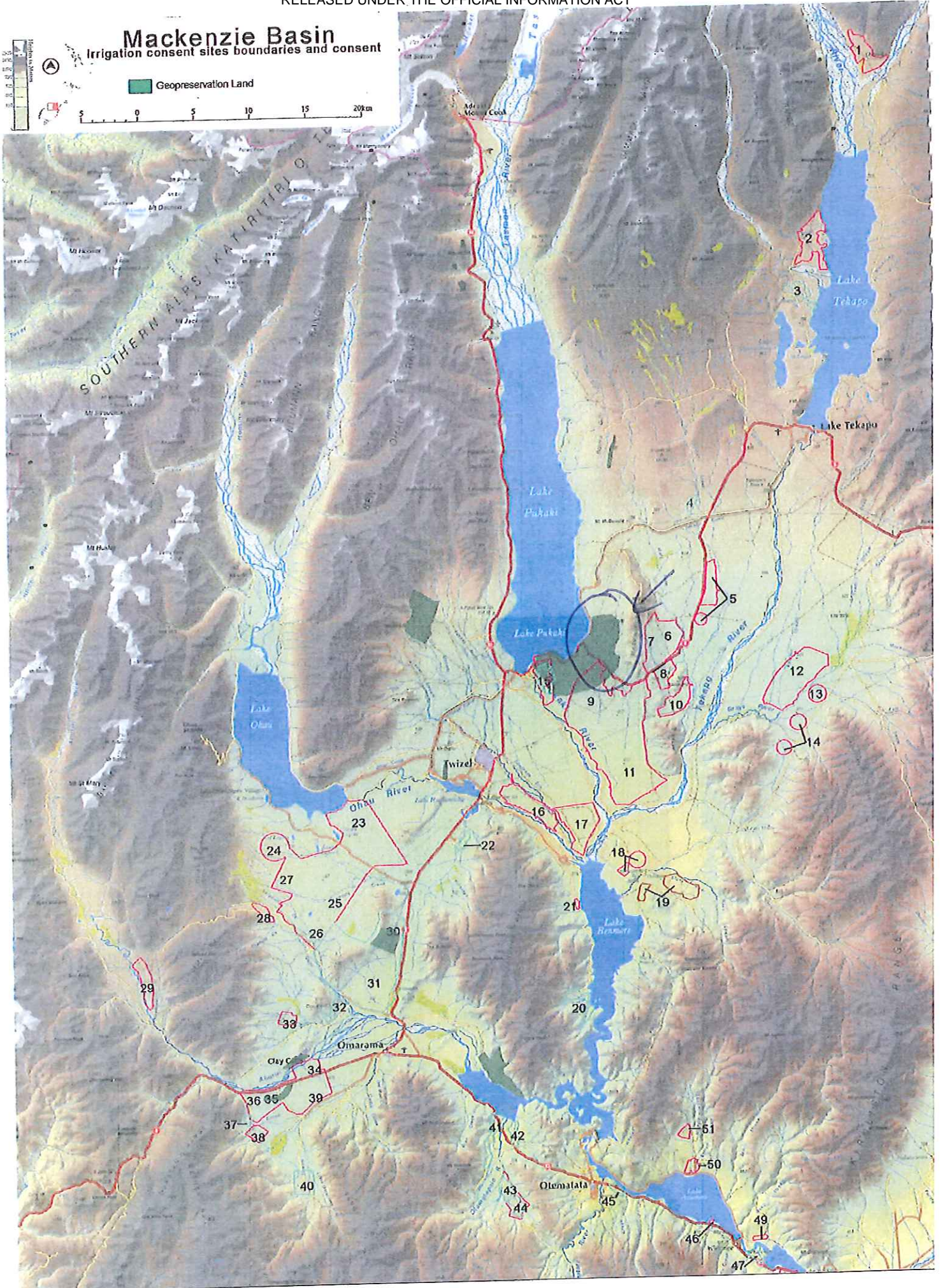
- The obvious corner
- Arête to the right



# Mackenzie Basin

Irrigation consent sites boundaries and consent

Geopreservation Land





VP 1 - From SH8 east over site 5

**Photo 2a**  
Site 5 - Maryburn Station

Tekapo System



28 March 2011

Darroch Ltd  
PO Box 143  
Christchurch,

Attention: Tony Sharpe

Dear Tony,

**TENURE REVIEW – FISH AND GAME SUBMISSION ON MARYBURN STATION**  
**PRELIMINARY PROPOSAL**

Fish and Game has reviewed the Summary of Preliminary Proposal for Maryburn Station and provide the following submission on the values associated with property and the outcomes sought through the Tenure Review process.

Values associated with Maryburn Station:

1. The Tekapo River is one of the top, if not the best, self-sustaining trout fisheries in the Central South Island Region. It also provides an important gamebird hunting resource. The Tekapo River borders the property and is proposed to be retained in Crown control.
2. The Mary Burn is a valued trout fishery. The National Angler Survey (NAS) has recorded a steady rise in angler use of the Mary Burn over the last 15 years. The latest estimate equates to an average of approximately 3 anglers fishing the river each day throughout the season. The most commonly fished reach is upstream from the Tekapo River confluence for about 5 km due to the reach being easily accessed from the Tekapo River and the landowner (D Fastier, Simons Hill Station) has been very helpful in providing access. This arrangement has been greatly appreciated by anglers. Anglers also fish the Mary Burn downstream from SH 8 where public access has recently been negotiated through tenure review. This, more obvious access to the Mary Burn has been invaluable and will likely increase overall angler opportunity in the future.
3. For three seasons from 1980 to 1982, Ministry of Agriculture and Fisheries staff operated fish barrier traps on the Mary Burn about 400m above the Tekapo River confluence. They recorded runs of adult trout from the Tekapo River into the Mary Burn of approximately 300 brown and 100 rainbow trout annually.
4. The research carried out by the Ministry of Agriculture and Fisheries staff in the Mary Burn found the size of the run of trout was significant for two reasons. Firstly, it confirmed the presence of considerable spawning and rearing habitat – there was

*Statutory managers of freshwater sports fish, game birds and their habitats*

**Central South Island Region**

sufficient space for an additional 400 spawners and successful incubation and rearing of juveniles was able to maintain that run. Secondly, angler recaptures of trout tagged as they passed through the trap in winter indicated many spawners took up temporary residence in the Mary Burn. After six months or so from spawning, January – February the following year, most of the migrants had either moved back to the Tekapo River or had been caught by anglers and only a few remained as resident trout taking up permanent adult habitat where available.

5. Irishman Creek is also a valuable fishery worthy of protection. The creek supports self sustaining populations of brown and rainbow trout that are independent of Mary Burn and Tekapo River populations.
6. Trout fishing is sustained around the gorge in the upper reaches of Irishman Creek. Angler use of Irishman Creek is not large. Anglers making the effort to fish the stream recognize its small extent and low productivity and few fish are removed during the season to ensure that anglers coming after enjoy the untouched wilderness experience.
7. Lake Pukaki is within close vicinity of the station and provides both sportsfishing and gamebird hunting opportunities. It is my understanding that the shore of the Lake is managed by Meridian, therefore will not be discussed in this submission.
8. The Mary Range provides habitat and hunting opportunity for the upland game birds: chukar and quail.

#### Fish and Game submit:

9. Marginal strips along Mary Burn should be applied to guarantee foot access to anglers and the general public. The Mary Burn is a priority for protection due to the high number of anglers that visit the stream, as detailed above. If a marginal strip is not to be applied, Fish and Game request a formal agreement to be made with the land owner to not unreasonably withhold foot access for anglers and others wishing to walk the stream. While it would be beneficial for access to be provided along both streams, Fish and Game consider it more important that access is provided along the Mary Burn as it is a more significant fishery.
10. The lower Irishmans Creek is in CA1 Fish and Game support public access being maintained in this area.
11. Fish and Game support the area to be retained in crown control along the Tekapo river (CA1).
12. The spread and growth of invasive alder trees (*Alnus sp.*) in the lower Mary Burn and Tekapo River over the last 10 years may have its origin in mature alders on Irishman Creek. This species has become very common on the stream banks within 1m of the waters edge throughout these streams. Already thick stands of 3m tall saplings limit angler access and casting on the Mary Burn and Tekapo River. If left uncontrolled they will choke the banks and create problems for passage of flood waters. This issue has been acknowledged in the Upper Waitaki Consent Hearing process. Since the hearing process, Fish and Game have been organizing funding and a large force of

volunteers to target removal of alders. A lot of resources have been dedicated to organizing a control operation and while nothing is finalized yet, it is likely there will be a formal operation in place, in the near future. The success of the control program is dependant on access across the property and support of the landowner.

13. The top of the Maryburn range offers valuable chukar hunting opportunities, access along this range would be highly valued by hunters.
14. It is assumed that access will be retained to Lake Pukaki via Hayman Road.
15. The Mary Burn and Irishman Creek should be fenced from stock with appropriate buffer zones to prevent the degradation of water quality. This protection is especially necessary for the Mary Burn considering the significant value of the fishery.
16. Retention of all legal roads including the public road adjacent to the Tekapo River.

Outcome sought:

- a) Retention of all legal roads including the public road adjacent to the Tekapo River.
- b) Marginal strips should be laid off alongside the Mary Burn to provide foot access for anglers and the public. Access along the Mary Burn is a priority due to the streams recreational popularity, however it would be beneficial for access to be provided along Irishman Creek also.
- c) Fish and Game are particularly concerned about the potential threat to water quality in the Mary Burn. The quality of water should be maintained by fencing the stream from stock and providing a riparian zone. Alternatively, if fencing and planting cannot be achieved the marginal strips should be turned into covenants with conditions governing stock access. Fish and Game also seek similar protection for Irishman Creek however in regards to sportfish habitat, Mary burn is more of a priority to safeguard
- d) Access across the property to enable management of Alders.
- e) Vehicle access for hunters along the top of the Mary Range. Fish and Game submitted that access for hunters be provided along the top of the Mary Range on the Wolds Station, it would be valuable to have this access allowed across Maryburn Station also.
- f) Fish and Game have previously requested that a marginal strip is laid off along the Pukaki lake front. This is provided for via the main road and the land managed by meridian.

Yours sincerely,

A handwritten signature in blue ink, appearing to read 'Devon Christensen', with a small flourish at the end.

Devon Christensen  
Resource Officer

103 Onuku Rd  
Akaroa 7520  
27-3-11

Commissioner of Crown Lands  
c/- Darroch Ltd.  
P.O. Box 143  
Christchurch



Submission on Preliminary Tenure Review Proposal  
for Maryburn Pastoral Lease

Submission

The Mackenzie Country is one of most iconic landscapes + needs as much protection as possible for now + future generations.

As we know much of its fauna + flora is unique to this area. Extensive parts identified by botanists, ecologists, entomologists and D.O.C. as warranting public protection have been ignored.

We only have one chance to get this right. Once this Crown Land falls into private ownership we have lost control to promote sustainable management.

I feel this proposal should be withdrawn + be renegotiated to protect areas of importance and then renotified for public submissions.

Yours faithfully

Stephen Carswell

Stephen Carswell

127 009

6 Homebush Rd  
Glentunnel  
Canterbury

29 March 2010



THE COMMISSIONER OF CROWN LANDS  
C/- Darroch Ltd  
PO Box 143  
Christchurch

MARYBURN STATION PASTORAL LEASE PRELIMINARY TENURE REVIEW  
PROPOSAL

I am **opposed** to the preliminary Tenure Review proposal for Maryburn Station because the proposal does not fulfil the objectives of the Crown Lands Pastoral Act (CPLA).

The proposal does not protect significant inherent values nor does it promote the management of reviewable land with significant inherent values in a way that is ecologically sustainable required by the CPLA Section 24 (a) (i).

Under the CPLA Section 24 (b) (i) and (ii), significant inherent values must be protected by the creation of protective mechanisms with **a preference to return to full Crown ownership and control.**

The proposal does not provide for public access and enjoyment of the high country landscape as required by Section 24 (c) (1) of the CPLA "*make easier the securing of public access to and the enjoyment of reviewable land*".

The landscapes of the Mackenzie Basin are some of the most spectacular in New Zealand. They are unique and cannot be replicated. Once cultivated the effects on the landscape and ecology are irreversible. Linz should protect the landscapes and ecology of the Mackenzie Basin for future generations. The proposal should be withdrawn and the property remains as pastoral lease.

Jules J. Snoyink



127010

6 Homebush Rd  
Glentunnel  
Canterbury

29 March 2010



prior to closing date

THE COMMISSIONER OF CROWN LANDS  
C/- Darroch Ltd  
PO Box 143  
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Rosalie Snoyink