

CROWN PASTORAL LAND ACT 1998
MANUKA POINT TENURE REVIEW
NOTICE OF PRELIMINARY PROPOSAL

NOTICE IS GIVEN under Section 43 of the Crown Pastoral Land Act (CPLA) 1998 by the Commissioner of Crown Lands that he has put a preliminary proposal for tenure review to Manuka Point Station Company Limited as lessee of Manuka Point pastoral lease.

Legal description of land concerned:

Pastoral lease land:

Part Run 273, Section 1-2 Survey Office Plan 17471 and Section 1 Survey Office Plan 19439, being all the land contained in Instrument of Title CB 529/71 (Canterbury Land Registry) comprising 7,419.6000 hectares more or less.

General description of proposal:

1. An area of approximately 6 hectares to be designated as land to be restored to or retained in Crown control, under the Land Act 1948, under section 35(2)(b)(iv) Crown Pastoral Land Act 1998.
2. An area of approximately 1,341 hectares to be designated as land to be restored to or retained in Crown control, as conservation area, under section 35(2)(b)(i) and section 36(1)(a) Crown Pastoral Land Act 1998 subject to:
 - 2.1 Qualified Designation: A 20 year grazing concession with no right of renewal under Section 17Q(1) Conservation Act to be granted to Manuka Point Station Company Limited for the continuation of grazing over CA2 and part CA1.
 - 2.2 Qualified Designation: A 20 year tourism concession with no right of renewal under Section 17Q(1) Conservation Act 1987 granted to Manuka Point Station Company Limited to provide the continuation of the current tourism activities undertaken on the pastoral lease of conduct of guided tours, guided hunting, guided fishing, heliskiing, heliboarding and aerial positioning of recreationists and guided parties; and commercial filming and photography, over CA1 and CA2.
3. An area of approximately 4862.1019 hectares to be designated as land to remain as Conservation Area under section 36(1)(a) and 37(1)(b) Crown Pastoral Land Act 1998 subject to:
 - 3.1 Qualified Designation: A 20 year tourism concession with no right of renewal under Section 17Q(1) Conservation Act 1987 granted to Manuka Point Station Company Limited to provide the continuation of the current tourism activities undertaken on the pastoral lease of conduct of guided tours, guided hunting, guided fishing, heliskiing, heliboarding and aerial positioning of recreationists and guided parties; and commercial filming and photography, over CA3 and CA4.

4. An area of 1073 hectares approximately to be designated as land to be disposed of by freehold disposal to Manuka Point Station Company Limited under section 35(3), section 36(3)(b), section 40(1)(b) and 40(2)(a) Crown Pastoral Land Act 1998 subject to:
 - 4.1 Protective Mechanism: A conservation covenant under Reserves Act 1977 over approximately 618 hectares to protect the natural values.
 - 4.2 Qualified Designation: An easement under section 12 Reserves Act 1977 -
 - (i) to provide public access for persons on foot, on or accompanied by horses, or by non-motorised vehicle powered by a person or persons or by motor vehicle over that part of the land marked "a-b", "e-f-g", "g-h" and "i-k", on the Plan.
 - (ii) to provide access for tenants, agents, contractors, licensees, invitees and employees of the Minister of Conservation and the Director-General of Conservation on foot, or on or accompanied by horses, or by non-motorised vehicle powered by a person or persons or by motor vehicle, with or without machinery and implements of any kind for management purposes over that part of the land marked "a-b", "e-f-g", "g-h" and "i-k", on the Plan.
5. An area of approximately 22 hectares to be designated as land to be disposed of by freehold disposal to Manuka Point Station Company Limited under Section 35(1)(c), Section 35(3) and 36(3)(b) Crown Pastoral Land Act 1998, subject to:
 - 5.1 Qualified Designation: An easement under Section 12 Reserves Act 1977-
 - (i) to provide public access for persons on foot, on or accompanied by horses, or by non-motorised vehicle powered by a person or persons or by motor vehicle over that part of the land marked "h1-i" on the Plan.
 - (ii) to provide access for tenants, agents, contractors, licensees, invitees and employees of the Minister of Conservation and the Director-General of Conservation on foot, or on or accompanied by horses, or by non-motorised vehicle powered by a person or persons or by motor vehicle, with or without machinery and implements of any kind for management purposes over that part of the land marked "h1-i" on the Plan.
6. An area of approximately 156 hectares to be designated as land to be disposed of by way of exchange to Manuka Point Station Company Limited under Section 37(1)(c), 40(1)(b) and 40(2)(a) Crown Pastoral Land Act 1998 subject to:
 - 6.1 Protective Mechanism: A conservation covenant under Reserves Act 1977 over approximately 86 hectares to protect the natural values.
7. An area of approximately 5,000 hectares subject to surrender from pastoral lease under Land Improvement Agreement no. 678433.1 prior to the putting of a substantive proposal.

NOTE: The surrender of this land is a separate matter from the tenure review.

Further information including a copy of the plan, conservation covenant, grazing concession and easement in gross documents, is available on request from the Commissioner's contractor at the following address:

Darroch Ltd

PO Box 143
Christchurch
Ph: (03) 363-5079
Fax: (03) 379-8440
Email: carolyne.latham@darroch.co.nz

Inspections:

Any person wishing to inspect the property is advised to contact the Commissioner's contractor in the first instance at the above address.

Submissions:

Any person or organisation may send a written submission on the above proposal to the Commissioner of Crown Lands, C/- Darroch Ltd at the above address.

All submissions are being collected and held by LINZ either directly or through its contractor.

Submitters should note that all written submissions may be made available, in full, by LINZ to its employees and contractor, the Department of Conservation and the public generally.

Closing date of submissions:

Written submissions must be received by the Commissioner's contractor no later than 5pm Tuesday 13th December 2011.