



Land Information
New Zealand
Toitū te whenua

Crown Pastoral Land Tenure Review

Lease name : SIMONS PASS

Lease number : PT 019

Public Submissions – Part 3

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.

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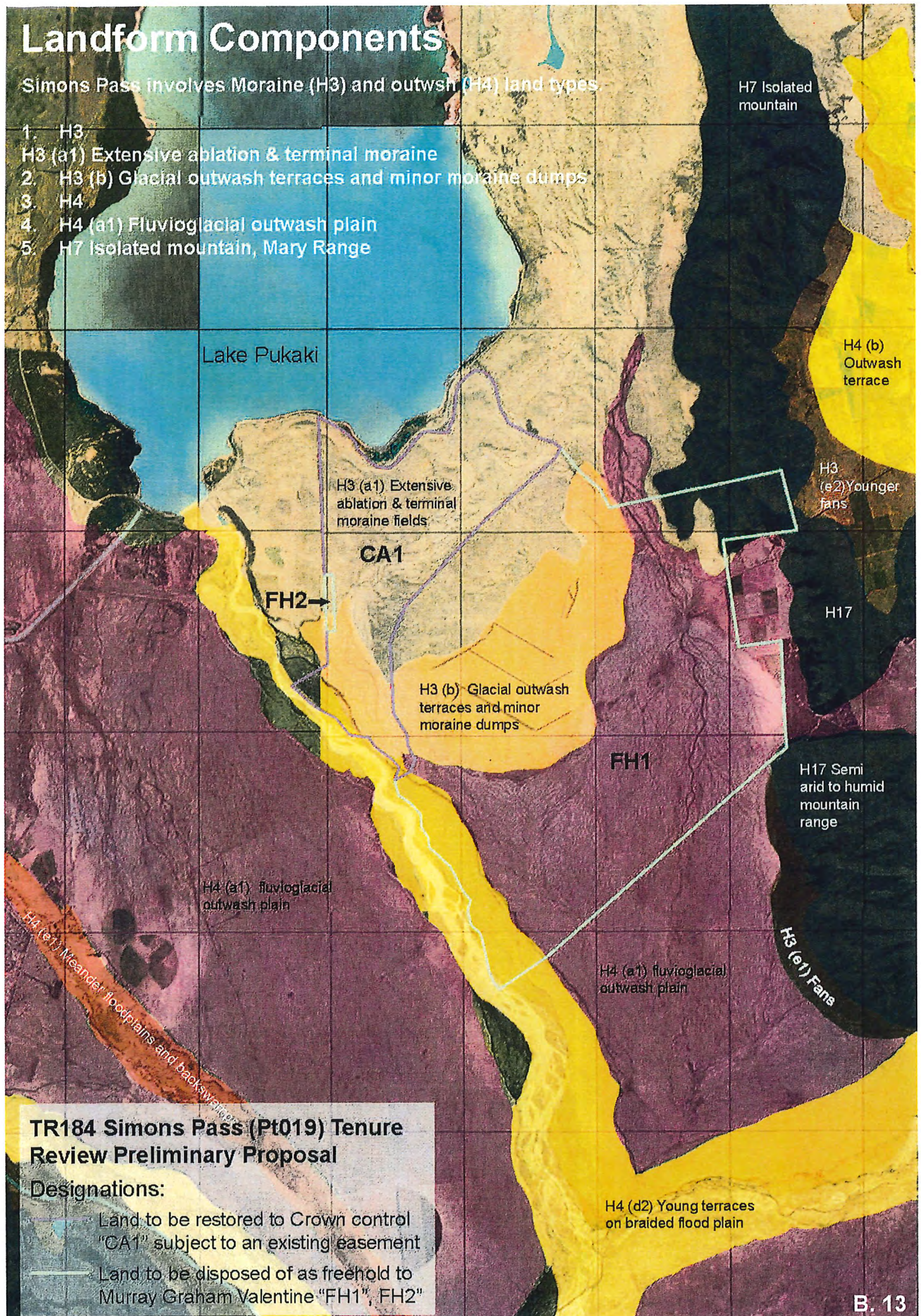
18

Submission 11 - Continued

Landform Components

Simons Pass involves Moraine (H3) and outwash (H4) land types.

1. H3
2. H3 (a1) Extensive ablation & terminal moraine
3. H3 (b) Glacial outwash terraces and minor moraine dumps
4. H4
5. H4 (a1) Fluvioglacial outwash plain
6. H7 Isolated mountain, Mary Range



TR184 Simons Pass (Pt019) Tenure Review Preliminary Proposal

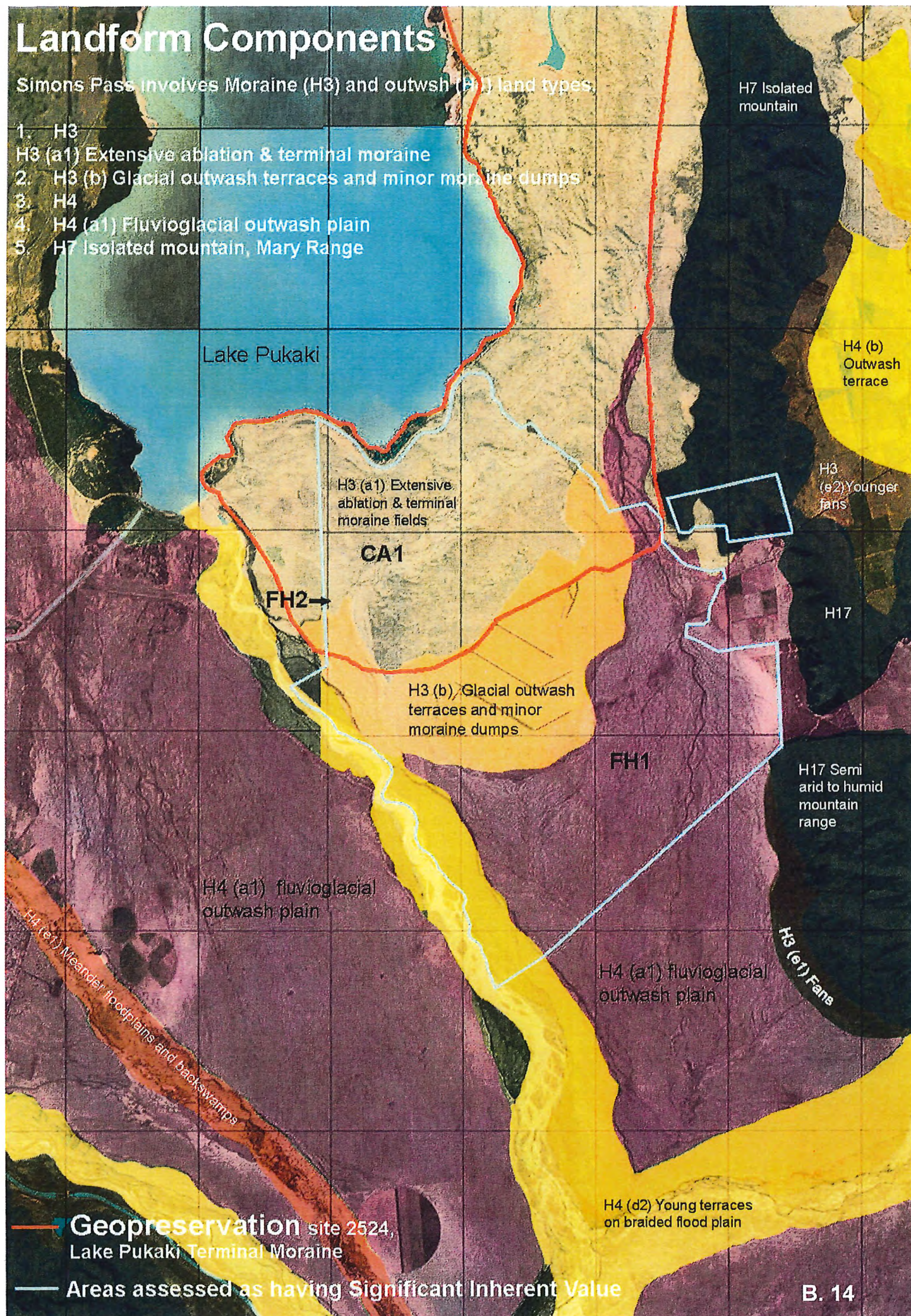
Designations:

- Land to be restored to Crown control "CA1" subject to an existing easement
- Land to be disposed of as freehold to Murray Graham Valentine "FH1", "FH2"

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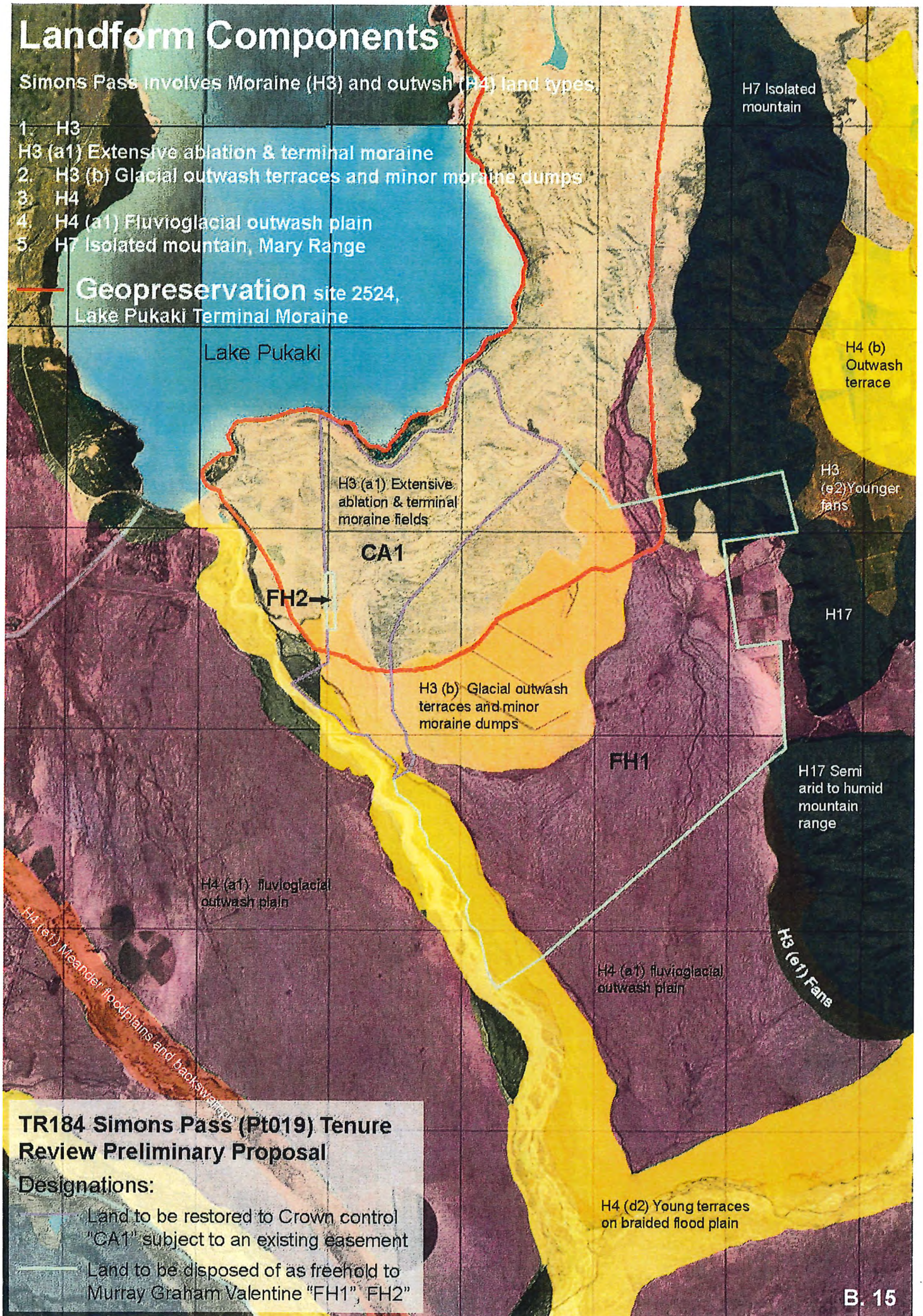


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Geopreservation site 2524,
Lake Pukaki Terminal Moraine

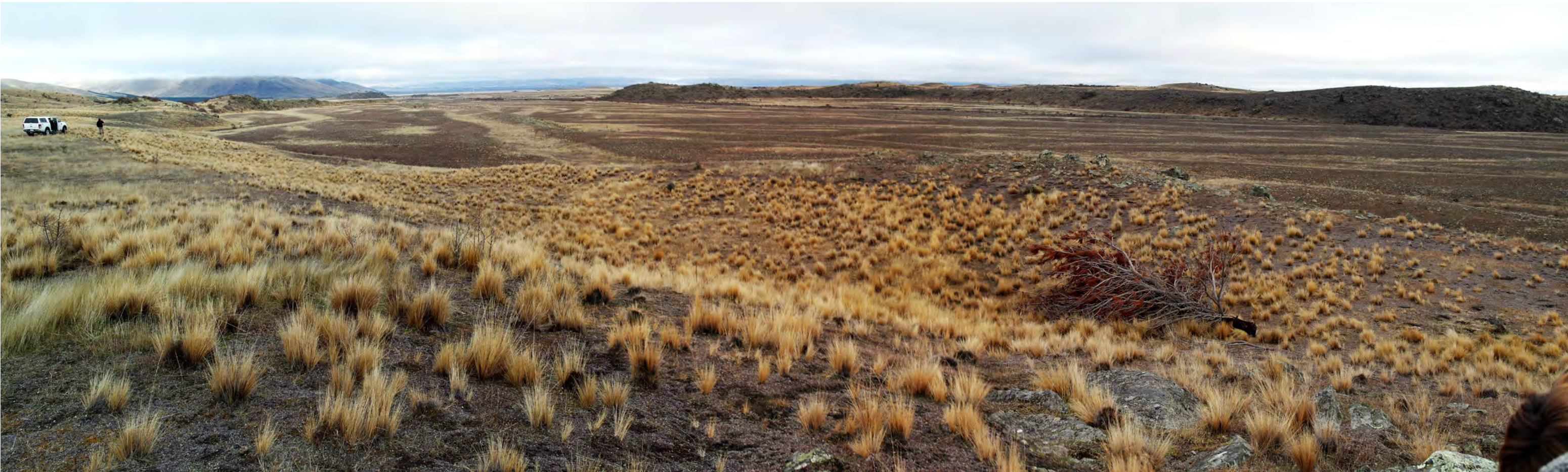


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Submission 12

From: [Alan Mackie](#)
To: [pastoral & tenure review](#)
Subject: Simons Pass Tenure review
Date: Tuesday, 18 July 2017 10:20:26 p.m.

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Earnsclough rd

Alexandra

18/07/2017

Submission

Simons Pass

Commissioner of Crown Lands
Land Information New Zealand
Crown Property CBRE House,
112 Tuam Street
Private Bag 4721
CHRISTCHURCH 8140

Dear Sir ,Madam,

There is high recreational significance in the geopreservation site which exists over part of the block, and in the part of the historic rabbit fence that runs through the block.

A trail that includes part of the old bullock trail connecting with the old Pukaki Inn chimney could provide an alternative for Te Araroa users.

The block includes legible terminal moraine, the meltwater channel, Lake Pukaki views, the wider landscape setting, and an array of other natural features including botanical, faunal, and geomorphological values of strong interest to a wide range of potential visitors.

Recreation

For Tourists, walkers, historians, photographers, bird watchers and other recreationists, this proposed CA1 block has a great deal to offer.

Propose

I agree with CA1 being under Crown control and kept in as natural state as possible.

Reason

It is a great reference to the past Landscape features of Mckenzie basin especially for travellers heading north through the now highly developed Mckenzie basin.

This area contains A trail that includes part of the old bullock trail connecting with the old Pukaki Inn chimney could provide an alternative for Te Araroa users.

The block includes legible terminal moraine, the meltwater channel, Lake Pukaki views, the wider landscape setting, and an array of other natural features including botanical, faunal, and geomorphological values .

There are landscape values of highest significance in the Pukaki riverbed.

For these reasons

I would back any other submission requesting farther protection of this area.

Thank you for the chance to submit to this Review

Alan Mackie

Submission 13

SUBMISSION ON THE PRELIMINARY PROPOSAL FOR THE SIMONS PASS TENURE REVIEW
PASTORAL LEASE NUMBER PT 019

TO: Land Information New Zealand
Crown Property
CBRE House, 112 Tuam Street
Private Bag 4 721
Christchurch 8140

Phone: 0800 665 463 (option 7)
Email: pastoral&tenurereview@linz.govt.nz

NAME: Genesis Energy Limited
PO Box 17188
Greenlane
Auckland 1546

Attention: Luke Zeilstra
Phone: 09 9519 154
Mobile: 021 866 495
Email: Luke.Zeilstra@genesisenergy.co.nz

Genesis Energy Limited ("**Genesis Energy**") makes the following submissions on the Preliminary Proposal for the Simons Pass Tenure Review which affects Pastoral Lease PT019. The land affected by this proposal is legally described as Part Run 86 being all the land contained in Instrument of Title CB 529/5 (Canterbury Land Registry). The property consists of approximately 5575.2867 hectares of land ("Property").

Genesis Energy would like the following matters to be taken into account and be given effect to prior to or as part of the substantive proposal to be made to the run holder under the provisions of section 46 of Crown Pastoral Land Act 1998.

Genesis Energy is prepared to provide any additional information and discuss the issues raised in this submission further if required with representatives of the Commissioner of Crown Lands.



Luke Zeilstra
Operational Property Manager
Genesis Energy Limited

Dated this 18th day of July 2017

OUTLINE OF SUBMISSION

This submission has been structured under the following headings:

- Part A: Overview of Genesis Energy;
- Part B: Primary Submission Points

PART A: OVERVIEW OF GENESIS ENERGY

1. Genesis Energy is a mixed model ownership company pursuant to section 45P of the Public Finance Act 1989. Genesis Energy is owned 51% by the Crown and 49% by various other shareholders. It is one of three companies formed from the split of the Electricity Corporation of New Zealand (ECNZ) on 1 April 1999.
2. Genesis Energy's core business is the generation, marketing, trading and retailing of electricity and the management of associated assets and ancillary structures in New Zealand.
3. Genesis Energy is a diversified energy company. It sells electricity, natural gas and LPG through its Customer Experience business. It generates electricity, and trades electricity and natural gas through its Energy Management business. The Company has a 46% interest in the Kupe Joint Venture which owns the Kupe oil and gas field.
4. Genesis Energy is New Zealand's largest electricity and gas retailer. It sells electricity, natural gas and LPG to more than 650,000 Customer Connections through its two retail brands, Genesis Energy and Energy Online. Genesis Energy owns and operates a portfolio of thermal generation and renewable generation assets in different parts of New Zealand. Its portfolio of assets comprises:
 - Thermal Generation: At 1,203.8 MW Huntly Power station
 - Renewable Generation: Genesis Energy has three hydro-generation schemes Tongariro (361.8 MW), Waikaremoana (138.0MW) and Tekapo (187.0 MW). These schemes comprise eight power stations. Six are located in the North Island and two within the Waitaki Hydro Power Scheme at Tekapo in the South Island.
 - Genesis Energy has a 46% interest in the Kupe Joint venture which owns the Kupe oil and gas field that lies offshore in the Taranaki Basin.
5. It is in its operations and assets in the Waitaki Basin that Genesis Energy has a direct interest in the preliminary proposal for tenure review for the Simons Pass Pastoral Lease.
6. Genesis Energy owns and operates two hydro stations in the Waitaki Hydro Power Scheme ("WHPS") which form and operate as a linked chain of generation stations. Genesis Energy's Tekapo A and B power stations are at the head of the chain and are followed by Meridian's Ohau A, B and C, Benmore, Aviemore and Waitaki power stations.
7. The WPHS has two primary storage lakes - Lake Tekapo and Lake Pukaki. Genesis Energy manages Lake Tekapo and the water released from this lake for hydro generation flows through Tekapo A and B power stations via the Tekapo Canal into Lake Pukaki, providing approximately 37% of the inflows into Lake Pukaki.
8. Genesis Energy is not opposed to the disposal by free holding to the current lessee. Genesis Energy as a Crown-controlled company and as a key stakeholder in the electricity generation sector however needs to ensure that the WHPS as a strategic national asset is not compromised by the outcome of the Simons Pass Tenure Review, that access to the Property is provided and protected to enable the operation, maintenance and repair of the WHPS and associated infrastructure, and to enable Genesis Energy to meet its other obligations. It is submitted that this protection can only be achieved through the registration of appropriate interests on the title as canvassed below.

9. Section 25 of the Crown Pastoral Land Act 1998 provides an opportunity for the Commissioner to achieve such outcomes. This section states: "In acting under this Part, the Commissioner must to the extent those matters are applicable) take into account - ... (c) if acting in relation to land used or intended to be used by the Crown for any particular purpose, that purpose." As Genesis Energy is controlled by the Crown section 25 is applicable. The issues Genesis Energy submit need to be taken into account are set out below.

PART B: PRIMARY SUBMISSION POINTS

33kV Power Network

10. Genesis Energy owns and operates an overhead 33kV line running across the Simons Pass Pastoral Lease on the western section of the Property.
11. The 33kV line is a critical strategic asset for Genesis Energy. The line, constructed during the formation of the WHPS, provides the primary power supply from Transpower's 220kV switchyard in Twizel through to the Pukaki Dam switchyard and on to Tekapo B Power Station. It is crucial to the operation of the WHPS that the ability to operate, maintain and repair this line is protected. The portion of the Property over which the 33kV line runs will be restored and retained under Crown control under the proposed tenure review.

Statutory rights in relation to the 33kV line

12. Under the Electricity Act 1992 Genesis Energy has the right to retain and operate the 33kV line and Monitoring Equipment on the land and access the land to operate, maintain and repair the line and equipment.
13. However, the Electricity Act provisions are a default generic protection mechanism for all electricity infrastructure and do not address the issues specific to the 33kV line or the Monitoring Equipment. Thus, the provisions usually contained in an easement setting out the rights and obligations of the land owner and the operator of the asset to provide clarity certainty do not exist. In addition, the rights under the Electricity Act are not recorded on the title to the Property so purchasers or other persons with an interest in the land are usually not aware of the terms under which the asset may be accessed, operated and maintained and, in the case of the Monitoring Equipment, that the equipment is even present on the Property. The lack of a recorded interest can cause confusion for land owners or prospective purchasers.

It is important for the integrity and security of the WHPS that the right to access, operate and maintain the 33kV line and the Monitoring Equipment, is protected by an easement in favour of Genesis Energy. Genesis Energy requests the Commissioner provide within the substantive proposal for an easement which would canvas the right to site equipment on the Property and access.

Maps

14. A map showing the location of the 33kV line is attached to this submission as Appendix A.

Stock water supply and irrigation off takes

15. Genesis Energy provides stock water to other land from four pipelines and associated water supply infrastructure located on the property. Genesis Energy seeks to protect its ability to

operate, maintain and repair the pipelines and associated water supply infrastructure for the benefit of those using this supply by a memorandum of easement in favour of Genesis Energy. A map showing the location of the pipelines is attached to this submission as Appendix B.

Conclusion

16. Genesis Energy trusts the above submissions will be given effect to and as previously indicated is happy to meet to discuss the type of instruments that might be used to achieve the outcomes discussed above. Genesis Energy also requests that we are provided with any updates on progress with the Tenure review process for Simons Pass Station. Please provide a timetable for the rest of the process.

Appendix A



Appendix B

