

From: [Julie Chuor](#)
To: "Peter Galvin"; [CJ Juby](#); [Ruth Isaac](#); [James Johnson \(Policy Manager\)](#); [Lucia Sobiecki](#)
Cc: [Harry.Evans](#); [Kayla Wilson](#)
Subject: RE: ATTACHED: 24-B-0281 - Briefing - Abandoned Buildings – Chateau Tongariro - Options for next steps
Date: Wednesday, 30 October 2024 10:18:00 am
Attachments: [image001.png](#)

Hi Peter

One small point – 9(2)(f)(iv)

[REDACTED]

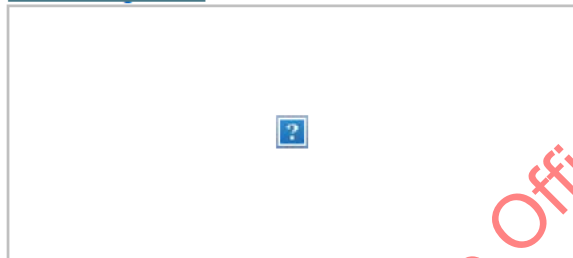
[REDACTED]

[REDACTED]

I confirm the versions you have are the finals.

Julie Chuor

[Chateau Tongariro and Metservice Building – Project Lead](#)
[Drinking Water Infrastructure Programme - Business Case Lead](#)
Conservation House | Whare Kaupapa Atawhai
Phone: 9(2)(a) [REDACTED]
www.doc.govt.nz



From: Peter Galvin 9(2)(a) [REDACTED]
Sent: Wednesday, 30 October 2024 10:08 am
To: Julie Chuor <jchuor@doc.govt.nz>; CJ Juby <cjjuby@doc.govt.nz>; Ruth Isaac <risaac@doc.govt.nz>; James Johnson (Policy Manager) <jamesjohnson@doc.govt.nz>; Lucia Sobiecki <lsobiecki@doc.govt.nz>
Cc: Harry.Evans 9(2)(a) [REDACTED] Kayla Wilson 9(2)(a) [REDACTED]
Subject: FW: ATTACHED: 24-B-0281 - Briefing - Abandoned Buildings – Chateau Tongariro - Options for next steps

Kia ora koutou

Following on from our hui this morning with the Minister, I wanted to capture the next steps with the Chateau Cabinet paper. The plan is:

- I (or Dale) circulate the draft Cabinet paper to a small group of Ministers as a “heads up” as to where DOC’s work on options for the Chateau has got to. The Ministers are: Willis, Jones, Goldsmith and Doocey (given his tourism interests)

In the covering email, we explain that MOC is keen for Ministers to have visibility on where the Chateau options are likely to land, in advance of a more detailed business case, as part of the discussion of the RAL Cabinet paper

- That email proposes a meeting of Ministers before ECO on the 6th if possible to discuss:
 - the implications of the RAL decision on the Chateau options
 - gauge a sense of where Ministers may land on those options
 - how to progress the Chateau options, and in particular the sequencing of Cabinet direction, 9(2)(f)(iv) and the EOI process.

Can I also confirm that the attached documents include the latest draft of the Cabinet paper.

I took from our brief discussion, Ruth that our advice to the Minister at this point is:

- 9(2)(g)(i)
-
- that would/may be enough for Cabinet to agree on a direction now – even if it's ruling certain options out
- that may save time and effort (as the Minister noted) by only gathering more detail on the viable options.

Cheers

Peter

From: Government Services <GovernmentServices@doc.govt.nz>

Sent: Wednesday, 16 October 2024 12:49 PM

To: Harry Evans 9(2)(a) Peter Galvin

9(2)(a)

Cc: Ellen Legg 9(2)(a) Government Services

<GovernmentServices@doc.govt.nz>; Doc PrivateSecs <docprivatesecs@parliament.govt.nz>;

Elisa Yokoyama <eyokoyama@doc.govt.nz>

Subject: ATTACHED: 24-B-0281 - Briefing - Abandoned Buildings – Chateau Tongariro - Options for next steps

Kia ora – Hard copies will be coming to you in the afternoon bag (for the weekend bag I understand).

Ngā mihi

Gabrielle

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Item 2

From: [Peter Galvin](#)
To: [Julie Chuor](#); [Kayla Wilson](#)
Subject: RE: Chateau
Date: Wednesday, 13 November 2024 10:04:48 am
Attachments: [image001.png](#)

Kia ora Julie. I spoke to Ruth about this last night. She said she was going to draft something to test those next steps with the Minister. The draft paper had gone to select Ministers to inform the RAL paper, and while decisions on that paper are pending ^{9(2)(g)(i)} [REDACTED] [REDACTED] – so good to test with the Minister about what he wants to do next and over what timeframe. Cheers. Peter

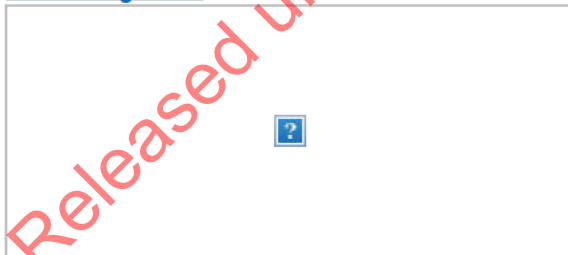
From: Julie Chuor <jchuor@doc.govt.nz>
Sent: Wednesday, 13 November 2024 9:55 AM
To: Kayla Wilson <Kayla.Wilson@parliament.govt.nz>; Peter Galvin <Peter.Galvin@parliament.govt.nz>
Subject: Chateau

Hi Peter/Kayla

Just wanted to check in to see if there is an update on the Chateau paper – I think the Minister was discussing with other Ministers. Is there a timeframe for that consultation to be concluded?

thanks

Julie Chuor
Chateau Tongariro and Metservice Building – Project Lead
Drinking Water Infrastructure Programme - Business Case Lead
Conservation House | Whare Kaupapa Atawhai
Phone: ^{9(2)(a)} [REDACTED]
www.doc.govt.nz



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Department of Conservation Status Report

for the Minister of Conservation

Week beginning 27 January 2025

Date: / /

Seen by Hon Tama Potaka
Minister of Conservation



DOC tracked an Australasian harrier/kāhu flying 1600 km between Waikato and Otago in under two weeks. This is the first time its journey has been GPS-tracked and documented. DOC is monitoring kāhu to research how they use the environment and interact with threatened native bird species.



Laurence Barea | ©



Department of
Conservation
Te Papa Atawhai

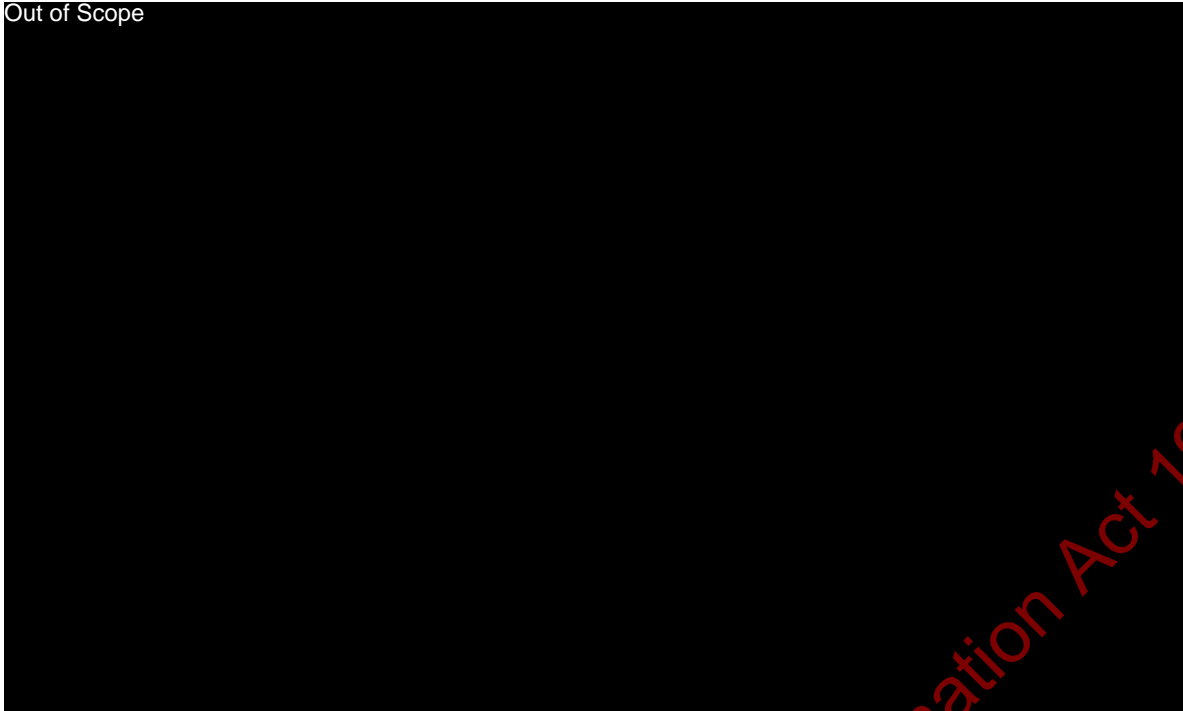
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Out of Scope



2.3 Abandoned building: Chateau Tongariro

- In December, you reviewed the draft Cabinet paper on options for next steps for the Chateau Tongariro (Chateau). An updated Cabinet paper will be submitted to you in early February.
- In advance of that, clarification in respect of some aspects of the paper is set out below, in response to your comments:
 - » The Cabinet paper relates to the main hotel *and* all its ancillary buildings, not just the main hotel.
 - » DOC has not previously conducted an expression of interest for the Chateau.
 - » 9(2)(f)(iv), 9(2)(g)(i)

For discussion at next minister's meeting

- The Cabinet paper also notes that 9(2)(f)(iv), 9(2)(g)(i)
 - We would like to discuss the rationale for this view with you at the next officials meeting.
- We would also like to clarify whether you wish to keep the recommendation for Cabinet to decide whether the EOI process is recommenced and concluded or whether you wish to instruct DOC to do so. We are able to complete the EOI relatively quickly, potentially by end of March.
- 9(2)(f)(iv), 9(2)(g)(i)

Next steps

- DOC will provide you an updated Cabinet paper in February and discuss some of the remaining matters with you at the next officials meeting.

Contact: CJ Juby, Director Business Services: 9(2)(a)

Item 4

From: [Kayla Wilson](#)
To: [Julie Chuor](#); [Media](#); [Bronwyn Saunders](#)
Cc: [Doc PrivateSecs](#); [Peter Galvin](#); [Fiona Weightman](#); [CJ Juby](#); [Elisa Yokoyama](#)
Subject: RE: Chateau Tongariro - in the media
Date: Thursday, 23 January 2025 2:44:16 pm
Attachments: [image001.png](#)
[image002.jpg](#)

Thanks very much Julie. I'm just about to read the Status Report too!

Nā,
Kayla

From: Julie Chuor <jchuor@doc.govt.nz>
Sent: Thursday, 23 January 2025 2:41 PM
To: Kayla Wilson <9(2)(a)> Media <Media@doc.govt.nz>; Bronwyn Saunders <bbsaunders@doc.govt.nz>
Cc: Doc PrivateSecs <docprivatesecs@parliament.govt.nz>; Peter Galvin <9(2)(a)>; Fiona Weightman <fweightman@doc.govt.nz>; CJ Juby <cjjuby@doc.govt.nz>; Elisa Yokoyama <eyokoyama@doc.govt.nz>
Subject: RE: Chateau Tongariro - in the media

Hi Kayla

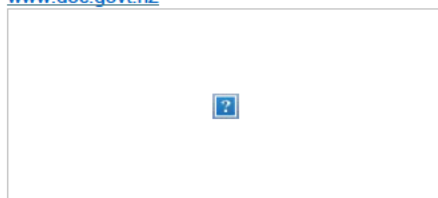
We submitted a Status Report update yesterday which sets out the current state for the Chateau. Essentially, there is draft cabinet paper which MOC has reviewed and which we will be discussing with him at officials next week. There are some outstanding questions like whether he would like to instruct DOC to continue with the EOI – and then an updated cabinet paper will be submitted in February.

Here are some the key talking points which we have also used in response to a media enquiry, and which addresses some of the statements that Tom has made specifically in his comments to media (note he also did an RNZ interview saying the same things this morning with Patrick Gower):

- As part of developing the expression of interest process in 2024, DOC registered the names of all individuals who indicated an interest in participating in the EOI, including Tom.
- This process was paused so that we could take options to Cabinet on next steps and interested parties were provided with an update in September and December 2024.
- DOC is still waiting on direction from our Minister on next steps for progressing this matter and will be in touch with interested parties once an update is available.
- The Chateau cannot be accessed as it is closed to the public due to its earthquake prone status.
- Early independent investigations indicate significant seismic strengthening work is required.
- Long-term options for the Chateau will need to be discussed with DOC's treaty partners to ensure a well-informed and considered decision on the future of the Chateau.

Thanks
Julie

Julie Chuor
Chateau Tongariro and Metservice Building – Project Lead
Drinking Water Infrastructure Programme - Business Case Lead
Conservation House | Whare Kaupapa Atawhai
Phone: <9(2)(a)>
www.doc.govt.nz



From: Kayla Wilson <Kayla.Wilson@parliament.govt.nz>

Sent: Thursday, 23 January 2025 9:04 am

To: Media <Media@doc.govt.nz>; Bronwyn Saunders <bsaunders@doc.govt.nz>; Julie Chuor <jchuor@doc.govt.nz>

Cc: Doc PrivateSecs <docprivatesecs@parliament.govt.nz>; Peter Galvin <9(2)(a)> Fiona Weightman <fweightman@doc.govt.nz>

Subject: Chateau Tongariro - in the media

Mōrena,

I am sure you may have seen/heard Whakapapa Holdings director Tom Elworthy showing some interest in the Chateau.
[Whakapapa Holdings interested in operating closed Chateau Tongariro | RNZ News](#)

I am sure we will get some questions about this. It would be useful if we can please have an update/talking points if we are asked for a response/comment.

Nā,
Kayla



Kayla Wilson

Private Secretary – Conservation | Office of Hon Tama Potaka MP

Minister of Conservation | Minister for Māori Development

Minister for Māori Crown Relations: Te Arawhiti | Minister for Whānau Ora

Associate Minister of Housing

DDI: 9(2)(a)

Email: 9(2)(a)

Website: www.beehive.govt.nz

Private Bag 18041, Parliament Buildings, Wellington 6160, New Zealand

Please also send all e-mails to me to my colleague: **Peter Galvin**

9(2)(a)

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Item 5

From: [Clive Manley](#)
To: [Julie Chuor](#); [Damian Coutts](#)
Cc: [Tasha Paladin](#)
Subject: FW: 20250126 WILSON Murray ONPCB meeting Chateau Tongariro Update
Date: Tuesday, 28 January 2025 8:27:22 am
Attachments: [imagea7d017.JPG](#)

Do you wish us to make any comment please?

Clive Manley
Chief Executive
Ruapehu District Council

Ruapehu District Council | Private Bag 1001 | Taumarunui 3946 | New Zealand
Phone: [REDACTED] | Fax: 07 895 3256 | Mobile: 021 493 807
email: Clive.Manley@ruapehudc.govt.nz | RDC website: www.ruapehudc.govt.nz



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From: Governance
Sent: Sunday, 26 January 2025 3:45 pm
To: Clive Manley
Cc: 9(2)(a); Governance; 9(2)(a)
Subject: 20250126 WILSON Murray ONPCB meeting Chateau Tongariro Update

Kia ora,

In response to Member Wilson's email below, please could you kindly advise if Council has any information that can be shared by way of a verbal report, either in public or in confidence at the 4 February ONPCB meeting?

Nga mihi nui

Governance

Tasha Paladin, Governance Manager: Council, Risk & Assurance

Bridgette Stokes, Governance Officer: Community Boards

Ruapehu District Council

From: 9(2)(a)
Sent: Sunday, 26 January 2025 2:48 pm
To: Tasha Paladin <Tasha.Paladin@ruapehudc.govt.nz>
Subject: ONCB meeting

Warning: This email is from an External Sender. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Tasha

Could we please have a report at or next meeting about the status of the Chateau Tongariro.

In particular the earthquake report and whether the Chateau can operate while remediations take effect to the required standard over what period of time?

Regards

9(2)(a)

National Park Village *The highest urban village in New Zealand*

UNESCO Dual World Heritage Tongariro National Park

9(2)(a)

Murray Wilson

ext:

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