



Date: 21 November 2024

Q&A – Blackstone Hill Conservation Area – Open day to inform tender for grazing

Questions and Answers

Farming practices

How is the property currently farmed? or What is the current farming system?

Currently, minimal stock on the property between January and April (a few 2-tooths). The bulk of the stock is farmed elsewhere during the summer.

- The planting of crops not been undertaken recently.
- The full grazing license area is in gras, of a type suitable for Central Otago.
- The farm is North-west facing.

What would be the stocking rate if farmed 12 months of the year?

The current lessee estimates about 500 head over summer.

Note

This information has not been verified by DOC.

Does the water system dry up over summer?

The current lessee has stated there is water available from the streams all thorough the year.

The current concessionaire advised the water did not dry up over the summer of 2023/24, and this does not mean it may not dry in the future. DOC is making any guarantees about the availability of water at any time.

Note

The information about the availability of water has not been verified by DOC. Plan of the water system is attached.

What will be the allowable stock numbers?

The current concession allows for up to 2,200 sheep only.

What is the condition in the lease regarding maintaining the pasture?

The planning of crops, e.g., brassicas or other pasture types, will be not permitted for the current tender.

The successful tenderer would be able to resew the pasture with the same or similar pasture type (a Central Otago mix).

Notes

27 ha – resown and fertilised 2020

Larger paddock on other side of SH85 was ploughed and fertilised in 2020.

Sewn with standard dryland pasture type (includes cocksfoot, lucerne, ryegrass mix, and is suitable for Cnetral Otago conditions).

What is the soil type?

The soil can be very hard.

Note

Soil test (July 2020) attached.

Where is the link to the fertilizer best-practice document? [link in the tender document does not open]

[Fertiliser Association : Code of Practice](#) (or google Code of Practice for Fertiliser Nutrient Management NZ)

Does DOC expect the use of fertilisers for a two-year grazing licence?

The applicant should indicate what fertiliser application they intend – or not – to apply as part of their tender application, and factor into the amount offered.

Chattels and structures

Is the machinery in the wool shed included?

Four of the shearing machines belong to the property and will remain as chattels. One shearing machine is the property of the current leasee and would be removed.

The chattels in the wool shed are:

Woolshed	Wool bins	12
Woolshed	Wool table (rectangular)	1
Woolshed	Wool table (round)	1
Woolshed	Fadge Holder	1
Woolshed	Shearing grinder Cooper	1

Is the boundary fence rabbit proof?

The current boundary fence is in reasonable condition. Some stock escapes into the upper part of the Blackstone Hill Conservation Area from time to time.

The boundary fence is not rabbit-proofed.

What is the water supply to the foot rot bath?

The foot rot bath is supplied by rainwater.

Public access

How many people use the public access?

DOC does not have an accurate count on the number of people using the trail as there is no counter.

The trail is primarily to allow access to the public conservation land. No formed walking tracks are located within the upper part of the Blackstone Hill Conservation Area.

The grazing license will continue to have a condition requiring ongoing public access (walking and biking) to be available for all members of the public via the marked track.

Are dogs allowed on the access easement?

No

Note

- Current link on the DOC website: [Blackstone Hill hunting: Central Otago and The Remarkables, Otago](#) (or google Blackstone Hill hunting).

Pest control

What pest or predator control does DOC undertake on the upper part of the Blackstone Conservation Area (outside the grazing licence).

- Predator control (mustelids, rats, possums): Nil
- Wild Animal control (pigs, goats) – not undertaken currently. Recreational hunting helps keep numbers down.
- Rabbits – managed under Regional Pest Management Strategy (RPMS) obligations, when required.

General questions

Does DOC anticipate an early termination of the grazing license if the land is disposed of before the expiry date of the grazing license?

DOC acknowledges the short term for the tendered grazing license is to facilitate a disposal of the grazing portion of the Blackstone Hill Conservation Area. DOC does not anticipate an early termination of the license.

Please provide the link to the Michael Peak Conservation Resources Report (on LINZ website).

[Crown Pastoral-Tenure Review-Michael Peak-Conservation Resources Report](#) (Google LINZ Michael Peak)

Will DOC consider leasing the rest of the land i.e., the public conservation land outside the current lease containing the balance of the Blackstone Hill Conservation Area?

No

Will DOC consider a term longer than two years for the current tender?

No.

Will DOC consider a right of renewal beyond the two years?

DOC is not considering a right of renewal beyond the indicated two-year term.

Will DOC consider renting the residence as part of the tender for the grazing opportunity?

No.

Will DOC consider the sale of any of the chattels, e.g., silos, as part of the current tender or as separate sale agreement?

No.

Will DOC consider reducing the fee for a tender application?

No. This fee is consistent with other tenders around the country for similar activities. The fee goes some way to reflect the amount and value of time spent by a range of DOC staff to process the tender and concession.