
Auckland Development Committee

OPEN MINUTES

Minutes of a meeting of the Auckland Development Committee held in the Reception Lounge, Auckland Town Hall, 301-305 Queen Street, Auckland on Thursday, 14 April 2016 at 9.35am.

PRESENT

Chairperson	Deputy Mayor Penny Hulse	
Deputy Chairperson	Cr Chris Darby	
Members	Cr Anae Arthur Anae	
	Cr Cameron Brewer	Until 2.49 pm, item 15
	Mayor Len Brown, JP	From 10.01 am, item 5, until 2.38 pm, item 15
	Cr Dr Cathy Casey	
	Cr Bill Cashmore	
	Cr Ross Clow	Until 2.31 pm, item 15
	Cr Linda Cooper, JP	Until 2.17 pm, item 14
	Cr Alf Filipaina	
	Cr Hon. Christine Fletcher, QSO	From 9.37 am, item 3, until 11.13 am, item 10
	Cr Denise Krum	From 9.39 am, item 5
	Cr Mike Lee	Until 11.13 am, item 10
	Member Liane Ngamane	
	Cr Calum Penrose	
	Cr Dick Quax	From 9.43 am, item 5
	Member David Taipari	From 10.06 am, item 8.1
	Cr Wayne Walker	
	Cr John Watson	
	Cr Sir John Walker, KNZM, CBE	From 9.55 am, item 5
	Cr Penny Webster	
	Cr George Wood, CNZM	

ABSENT

Cr Sharon Stewart

1 Apologies

Resolution number AUC/2016/63

MOVED by Chairperson PA Hulse, seconded by Cr GS Wood:

That the Auckland Development Committee:

- a) **accept the apologies from Cr SL Stewart for absence, Member DE Taipari and Cr Quax for lateness and Cr Fletcher and Cr ME Lee for early departure on council business (Auckland Transport Capital Review Committee meeting) and Cr LA Cooper for early departure.**

CARRIED

2 Declaration of Interest

There were no declarations of interest.

3 Confirmation of Minutes

Cr CE Fletcher entered to the meeting at 9.37 am.

Resolution number AUC/2016/64

MOVED by Chairperson PA Hulse, seconded by Cr GS Wood:

That the Auckland Development Committee:

- a) **confirm the ordinary minutes of its meeting, held on Wednesday, 13 April 2016, as a true and correct record.**

CARRIED

4 Petitions

There were no petitions.

5 Public Input

The following speakers addressed the committee in relation to Councillor Casey's notice of motion to amend Action 5 of the Housing Action Plan:

- Richard Northey, Chair of Auckland District Council of Social Services,
- Margaret Devlin, Chair, Russell Rigby, Dr. Judy Blakey and Richard Northey, Seniors Advisory Panel,
- Bill Rayner, Zone Director, Grey Power, and

Cr DA Krum entered the meeting at 9.39 am.

Cr D Quax entered the meeting at 9.43 am.

Cr JG Walker entered the meeting at 9.55 am.

Mayor LCM Brown entered the meeting at 10.01 am.

Cr MP Webster left the meeting at 10.04 am.

5.1 Public Input - regarding notice of motion

A PowerPoint presentation and Word document was provided. A copy has been placed on the official minutes and is available on the Auckland Council website as a minutes attachment.

Richard Northey, Chair of Auckland District Council of Social Services, Margaret Devlin, Chair, Seniors Advisory Panel, Russell Rigby, Dr. Judy Blakey and Richard Northey, Seniors Advisory Panel, Bill Rayner, Zone Director, Grey Power were in attendance to speak in support of Cr Casey's notice of motion.

Resolution number AUC/2016/65

MOVED by Cr WD Walker, seconded by Cr C Casey:

That the Auckland Development Committee:

a) **receive the presentation and thank the following people for presenting to the Auckland Development Committee:**

- **Richard Northey, Chair of Auckland District Council of Social Services**
- **Margaret Devlin, Chair, Russell Rigby, Dr. Judy Blakey and Richard Northey, Seniors Advisory Panel, and**
- **Bill Rayner, Zone Director, Grey Power.**

CARRIED

Attachments

- A 14 April 2016, Auckland Development Committee, Item 5, Presentation from the Auckland District Council of Social Services.
- B 14 April 2016, Auckland Development Committee, Item 5, Presentation from the Seniors Advisory Panel on Housing for Seniors.

6 Local Board Input

There was no local board input.

7 Extraordinary Business

There was no extraordinary business.

8 Notices of Motion

8.1 Notice of Motion - Councillor Cathy Casey - Amend Action 5 of the Housing Action Plan

Member DE Taipari entered the meeting at 10.06 am.

Cr MP Webster returned to the meeting at 10.08 am.

Note: Changes to the original notice of motion were made with the agreement of the meeting.

MOVED by Cr C Casey. Seconded by Cr J Watson:

That the Auckland Development Committee:

a) amend Action 5 of the Housing Action Plan from:

“Enable redevelopment projects on existing Council Housing for the Elderly sites while maintaining at least the existing number of units for older people in the Council property portfolio”

to

“Enable redevelopment projects on existing Council Housing for the Elderly sites while increasing the existing number of units for older people in the Council property portfolio subject to approval from the Finance and Performance Committee as part of the 2016/17 Annual Plan process”.

Resolution number AUC/2016/66

MOVED by Cr D Quax, seconded by Member DE Taipari:

That the Auckland Development Committee:

- a) **agree that, pursuant to Standing Order 1.6.1, the motion under debate now be put to a vote.**

A division was called for, voting on which was as follows:

<u>For</u>	<u>Against</u>	<u>Abstained</u>
Cr AJ Anae	Cr C Casey	
Cr C Brewer	Cr R Clow	
Mayor LCM Brown	Cr LA Cooper	
Cr W Cashmore	Deputy Chairperson C	
Cr CE Fletcher	Darby	
Cr DA Krum	Cr AM Filipaina	
Cr ME Lee	Chairperson PA Hulse	
Member Ngamane	Cr WD Walker	
Cr CM Penrose	Cr MP Webster	
Cr D Quax	Cr GS Wood	
Member DE Taipari		
Cr JG Walker		
Cr J Watson		

The motion was declared CARRIED by 13 votes to 9.

CARRIED

Resolution number AUC/2016/67

MOVED by Cr C Casey, seconded by Cr J Watson:

That the Auckland Development Committee:

- a) **amend Action 5 of the Housing Action Plan from:**

“Enable redevelopment projects on existing Council Housing for the Elderly sites while maintaining at least the existing number of units for older people in the Council property portfolio”

to

“Enable redevelopment projects on existing Council Housing for the Elderly sites while increasing the existing number of units for older people in the Council property portfolio subject to approval from the Finance and Performance Committee as part of the 2016/17 Annual Plan process”.

A division was called for, voting on which was as follows:

<u>For</u>	<u>Against</u>	<u>Abstained</u>
Cr AJ Anae	Cr C Brewer	
Mayor LCM Brown	Cr W Cashmore	
Cr C Casey	Cr LA Cooper	
Cr R Clow	Deputy Chairperson C Darby	
Cr AM Filipaina	Cr CM Penrose	
Cr CE Fletcher	Cr D Quax	
Chairperson PA Hulse	Cr MP Webster	
Cr DA Krum	Cr GS Wood	
Cr ME Lee		
Member L Ngamane		
Member DE Taipari		
Cr JG Walker		
Cr WD Walker		
Cr J Watson		

The motion was declared CARRIED by 14 votes to 8.

CARRIED

9 Reports Pending Status Update

Resolution number AUC/2016/68

MOVED by Chairperson PA Hulse, seconded by Member DE Taipari:

That the Auckland Development Committee:

- a) **receive the reports pending status update.**

CARRIED

10 Summary of information memos and briefings - 14 April 2016

Cr CE Fletcher and Cr ME Lee left the meeting at 11.13 am.

Cr C Casey, Cr R Clow and Cr LA Cooper left the meeting at 11.14 am.

Resolution number AUC/2016/69

MOVED by Chairperson PA Hulse, seconded by Deputy Chairperson C Darby:

That the Auckland Development Committee:

- a) **receive the summary of information memos and briefings – 14 April 2016.**

CARRIED

11 Port Future Study Update

Cr C Casey returned to the meeting at 11.16 am.

Cr LA Cooper returned to the meeting at 11.18 am.

Cr R Clow returned to the meeting at 11.20 am.

Dr Rick Boven, Independent Chair for the Port Future Study provided a verbal update at the meeting.

Resolution number AUC/2016/70

MOVED by Cr R Clow, seconded by Cr J Watson:

That the Auckland Development Committee:

- a) **receive a verbal update from Dr. Rick Boven, Independent Chair for the Port Future Study.**
- b) **receive the background report on the progress of the Port Future Study.**

CARRIED

The meeting was adjourned at 11.46 am and reconvened at 11.59 am. When the meeting reconvened Members L Ngamane and DE Taipari were not present.

12 Auckland Housing Accord Reporting

Member L Ngamane and Member DE Taipari returned to the meeting at 12.00 pm.

Cr AJ Anae left the meeting at 12.06 pm.

Cr AJ Anae returned to the meeting at 12.11 pm.

Cr WD Walker left the meeting at 12.16 pm.

Cr AM Filipaina left the meeting at 12.19 pm.

Cr WD Walker returned to the meeting at 12.21 pm.

Cr AM Filipaina returned to the meeting at 12.27 pm.

David Clelland, Head of Infrastructure Programme and Rob Bates, Senior Development Advisor presented a powerpoint presentation in support of the report. A copy has been placed on the official minutes and is available on the Auckland Council website as a minutes attachment.

Resolution number AUC/2016/71

MOVED by Deputy Chairperson C Darby, seconded by Chairperson PA Hulse:

That the Auckland Development Committee:

- a) receive the Auckland Housing Accord Monitoring Report for Quarter 1 of Year 3
- b) note that Auckland Housing Accord monitoring indicates that:
 - i) at 31 December 2015 the year 3 target of 17,000 consented dwellings and sites and the total three year target of 39,000 consented dwellings and sites continued to be achievable, noting also that the building consent figures for January and February 2016 have also been positive;
 - ii) good progress is being made toward a more comprehensive set of Special Housing Area performance data, including reliable figures for new home completions consented under the Housing Accords and Special Housing Areas Act 2013.
- c) note that:
 - i) with the inclusion of Tranche 10, Special Housing Areas will enable development of approximately 56,000 dwellings across Auckland and almost 2,500 hectares of Future Urban Zone land.
 - ii) this 2,500 hectares represents approximately one quarter of the anticipated 30 year greenfield land supply anticipated by the Auckland Plan and shown in the Proposed Auckland Unitary Plan.
 - iii) the greenfield SHAs make full use of available bulk infrastructure capacity and provide a very large area for developers to deliver accelerated greenfield housing developments.
- d) agree the proposed composition of future quarterly monitoring reports will be as described in this report, with increasing detail on activity in each of the special housing areas, subject to commercial sensitivity and the privacy of home buyers or occupants:
 - Level 1. Represents the content of existing monitoring reports:
 - i. Dwelling consents Auckland-wide: last 12 months / last 3 months
 - ii. Progress in SHAs:
 1. Pre-application stage (consents and plan variations)
 2. Under assessment (consents and plan variations)
 3. Plan variations approved
 4. Resource consents approved
 5. Building consents approved
 6. Under construction;
 - Level 2. Further information for each SHA:
 - i. Time analysis of progress from SHA request through establishment, masterplanning and consenting stages to current

state of development

- ii. **Description of the development typology –mix of zones, land uses and built form;**
- iii. **Infrastructure requirements, issue resolution and agreements**

Level 3. Summary information about

- i. **Qualifying development application and approval dates and a summary of what was approved**
 - ii. **Building consent application and approval dates and a summary of what was approved**
 - iii. **Works commencement dates**
 - iv. **Construction completion dates**
- e) **agree to receive a detailed Auckland Housing Accord assessment report that will be prepared in collaboration with the Ministry of Business, Innovation and Employment by December 2016 and describes overall achievement against the Special Housing Area objectives of the Auckland Housing Accord.**

CARRIED

Attachments

- A 14 April 2016, Auckland Development Committee, Item 12, Auckland Housing Accord Reporting - presentation

Adjournment of Meeting

Resolution number AUC/2016/72

MOVED by Chairperson PA Hulse, seconded by Cr MP Webster:

That the Auckland Development Committee:

- a) **agree to adjourn the meeting for a thirty minute lunch break. The meeting adjourned at 12.40 pm.**

CARRIED

The meeting reconvened at 1.17 pm. When the meeting reconvened Cr AJ Anae, Mayor LCM Brown, Cr AM Filipaina, Cr DA Krum, Member L Ngamane and Member DE Taipari were not present.

13 Housing forward work programme

Member L Ngamane returned to the meeting at 1.23 pm.

Cr J Watson left the meeting at 1.25 pm.

Cr AJ Anae, Cr AM Filipaina and Cr DA Krum returned to the meeting at 1.26 pm.

Mayor LCM Brown returned to the meeting at 1.28 pm.

Member DE Taipari returned to the meeting at 1.30 pm.

Cr GS Wood left the meeting at 1.41 pm.

A PowerPoint presentation was provided. A copy has been placed on the official minutes and is available on the Auckland Council website as a minutes attachment.

Resolution number AUC/2016/73

MOVED by Chairperson PA Hulse, seconded by Deputy Chairperson C Darby:

That the Auckland Development Committee:

- a) **note that many of the recommendations in the Chief Economist's report, "Housing supply, choice and affordability" are already being addressed by the**

Council

- b) **endorse continuation and completion of the current substantive housing programme of work already underway across the Auckland Council group**
- c) **agree to explore new areas of thinking on potential tools, ideas and approaches as part of the 2016-17 housing forward work programme, noting that it is likely to require partnership/engagement with Central Government and other parties.**

CARRIED

Attachments

- A 14 April 2016, Auckland Development Committee, Item 13, Housing forward work programme - presentation

14 Transform Manukau High Level Project Plan Urban Regeneration Project

Cr GS Wood returned to the meeting at 1.48 pm.

Cr J Watson returned to the meeting at 2.04 pm.

Cr LA Cooper left the meeting at 2.17 pm.

Mayor LCM Brown left the meeting at 2.27 pm.

Cr CM Penrose left the meeting at 2.27 pm.

Member DE Taipari left the meeting at 2.28 pm.

David Rankin, Director Strategy & Engagement and Richard Davison, Senior Project Leader, Panuku Development Auckland presented a powerpoint presentation in support of the report. A copy has been placed on the official minutes and is available on the Auckland Council website as a minutes attachment.

Note: Changes to the original motion were made with the agreement of the meeting.

Resolution number AUC/2016/74

MOVED by Cr AM Filipaina, seconded by Cr R Clow:

That the Auckland Development Committee:

- a) **adopt the attached High Level Project Plan (HLPP)**
 - b) **endorse Panuku Development Auckland (Panuku) as the lead Council agency for the Manukau regeneration project given its status as a Panuku Transform location**
 - c) **endorse Panuku, subject to Finance and Performance Committee approval, to dispose of the five Auckland Council properties within the Transform project area listed below and referenced in attachment C, to contribute to achieving the outcomes in the HLPP and with the objective of achieving urban regeneration, renewal and housing:**
 - i) **2 Clist Crescent car park (in front of Rainbow's End) - NA45C/155**
 - ii) **2 Davies Avenue (Ronwood car park) - CT 49758**
 - iii) **8 Davies Avenue (car park) - CT NA62D 735**
 - iv) **14 Davies Avenue (car park) - CT NA25B 679; CT NA62D 740**
 - v) **9 Osterley Way (car park) - CT NA62D 733**
- subject to:**
- 1. **the satisfactory conclusion of the required statutory processes**
 - 2. **agreement with Auckland Transport on the transport outcomes required for the sites (ii to iv above)**

3. Panuku addressing car parking requirements with Rainbow's End.
- d) note that five additional Auckland Council properties within the Transform area are already cleared for sale and subject to the outcomes of the HLPP and the Framework Plan and with the objective of achieving urban regeneration, renewal and housing and are listed below:
 - i) 655 Great South Road (Westfield car park)
 - ii) 20 Barrowcliffe Place (vacant land)
 - iii) 31-33 Manukau Station Road (Lot 59A and B)
 - iv) 50 Manukau Station Road (vacant land next to police station)
 - v) Sec 1&6, Manukau Station Road (vacant land opposite MIT)
 - e) note that Panuku will consider service properties and community facilities in the Transform project area that may further contribute to achieving the outcomes in the HLPP. Panuku will liaise with Council business owners and the Local Board through the framework planning phase. Panuku will seek further approval from Council if the proposed contribution of these properties to the HLPP outcomes, either in whole or in part, directly affects existing or proposed community facilities/service properties.
 - f) support the reinvestment of proceeds of sales of development sites in the Transform project area, into projects and initiatives that progress the intent of the HLPP and Framework Plan with all CAPEX based on a business case to be detailed in a future paper to the Council
 - g) approve the operating expenditure budget of \$1.9m as part of the overall transform area costs with funding to come from Panuku budgets first where available utilising a reinvestment approach, subject to approval from the Finance and Performance Committee as part of the Annual Plan 2016/2017 process, for the following work:
 - i) The Manukau Framework Plan
 - ii) An Engagement and Communication Plan
 - iii) An Implementation Plan
 - iv) Early place making and activation
 - h) note that Panuku will enter into a more formalised governance arrangement or partnership with Crown entities and other parties as necessary to provide leadership and accountability in the implementation of the project
 - i) endorse the planning and development process that underpins the proposed approach as set out in the HLPP.

CARRIED

Attachments

- A 14 April 2016, Auckland Development Committee, Item 14, Transform Manukau High Level Project Plan Urban Regeneration Project.

15 Transport for Future Urban Growth update

Cr R Clow left the meeting at 2.31 pm.

Cr CM Penrose returned to the meeting at 2.32 pm.

Mayor LCM Brown returned to the meeting at 2.34 pm.

Member DE Taipari returned to the meeting at 2.37 pm.

Mayor LCM Brown left the meeting at 2.38 pm.

Cr C Brewer left the meeting at 2.49 pm.

Phil Haizelden, Team Leader Transport Strategy, Auckland Council, Don Munro, Manager Strategic Policy Integration, Auckland Transport and Peter Casey, NZTA presented a powerpoint presentation in support of the report. A copy has been placed on the official minutes and is available on the Auckland Council website as a minutes attachment.

Resolution number AUC/2016/75

MOVED by Cr MP Webster, seconded by Cr CM Penrose:

That the Auckland Development Committee:

a) receive the update on consultation for Transport for Future Urban Growth.

CARRIED

Attachments

A 11 April 2016, Auckland Development Committee, Item 15, Transport for Future Urban Growth update.

16 Consideration of Extraordinary Items

There were no extraordinary items.

2.58 pm

The Chairperson thanked Members for their attendance and attention to business and declared the meeting closed.

CONFIRMED AS A TRUE AND CORRECT RECORD
AT A MEETING OF THE AUCKLAND
DEVELOPMENT COMMITTEE HELD ON

DATE:.....

CHAIRPERSON:.....