



I hereby give notice that an ordinary meeting of the Auckland Development Committee will be held on:

**Date:** Thursday, 12 May 2016  
**Time:** 9.30am  
**Meeting Room:** Reception Lounge  
**Venue:** Auckland Town Hall  
301-305 Queen Street  
Auckland

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## **Auckland Development Committee**

### **OPEN AGENDA**

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#### **MEMBERSHIP**

<b>Chairperson</b>	Deputy Mayor Penny Hulse	
<b>Deputy Chairperson</b>	Cr Chris Darby	
<b>Members</b>	Cr Anae Arthur Anae	Cr Calum Penrose
	Cr Cameron Brewer	Cr Dick Quax
	Mayor Len Brown, JP	Cr Sharon Stewart, QSM
	Cr Dr Cathy Casey	Member David Taipari
	Cr Bill Cashmore	Cr Sir John Walker, KNZM, CBE
	Cr Ross Clow	Cr Wayne Walker
	Cr Linda Cooper, JP	Cr John Watson
	Cr Alf Filipaina	Cr Penny Webster
	Cr Hon Christine Fletcher, QSO	Cr George Wood, CNZM
	Cr Denise Krum	
	Cr Mike Lee	
	Member Liane Ngamane	

(Quorum 11 members)

**Tam White**  
**Democracy Advisor**

**4 May 2016**

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## TERMS OF REFERENCE

### Responsibilities

This committee will lead the implementation of the Auckland Plan, including the integration of economic, social, environmental and cultural objectives for Auckland for the next 30 years. It will guide the physical development and growth of Auckland through a focus on land use planning, housing and the appropriate provision of infrastructure and strategic projects associated with these activities. Key responsibilities include:

- Unitary Plan
- Plan changes to operative plans
- Designation of Special Housing Areas
- Housing policy and projects including Papakainga housing
- Spatial Plans including Area Plans
- City centre development (incl reporting of CBD advisory board) and city transformation projects
- Tamaki regeneration projects
- Built Heritage
- Urban design

### Powers

- (i) All powers necessary to perform the committee's responsibilities.  
Except:
  - (a) powers that the Governing Body cannot delegate or has retained to itself (see Governing Body responsibilities)
  - (b) where the committee's responsibility is explicitly limited to making a recommendation only
- (ii) Approval of a submission to an external body
- (iii) Powers belonging to another committee, where it is necessary to make a decision prior to the next meeting of that other committee.
- (iv) Power to establish subcommittees.

## **Exclusion of the public – who needs to leave the meeting**

### **Members of the public**

All members of the public must leave the meeting when the public are excluded unless a resolution is passed permitting a person to remain because their knowledge will assist the meeting.

### **Those who are not members of the public**

#### General principles

- Access to confidential information is managed on a “need to know” basis where access to the information is required in order for a person to perform their role.
- Those who are not members of the meeting (see list below) must leave unless it is necessary for them to remain and hear the debate in order to perform their role.
- Those who need to be present for one confidential item can remain only for that item and must leave the room for any other confidential items.
- In any case of doubt, the ruling of the chairperson is final.

#### Members of the meeting

- The members of the meeting remain (all Governing Body members if the meeting is a Governing Body meeting; all members of the committee if the meeting is a committee meeting).
- However, standing orders require that a councillor who has a pecuniary conflict of interest leave the room.
- All councillors have the right to attend any meeting of a committee and councillors who are not members of a committee may remain, subject to any limitations in standing orders.

#### Independent Māori Statutory Board

- Members of the Independent Māori Statutory Board who are appointed members of the committee remain.
- Independent Māori Statutory Board members and staff remain if this is necessary in order for them to perform their role.

#### Staff

- All staff supporting the meeting (administrative, senior management) remain.
- Other staff who need to because of their role may remain.

#### Local Board members

- Local Board members who need to hear the matter being discussed in order to perform their role may remain. This will usually be if the matter affects, or is relevant to, a particular Local Board area.

#### Council Controlled Organisations

- Representatives of a Council Controlled Organisation can remain only if required to for discussion of a matter relevant to the Council Controlled Organisation.

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## 1 Apologies

An apology from Cr MP Webster has been received.

## 2 Declaration of Interest

Members are reminded of the need to be vigilant to stand aside from decision making when a conflict arises between their role as a member and any private or other external interest they might have.

## 3 Confirmation of Minutes

That the Auckland Development Committee:

- a) confirm the ordinary minutes of its meeting, held on Tuesday, 10 May 2016, as a true and correct record.

## 4 Petitions

At the close of the agenda no requests to present petitions had been received.

## 5 Public Input

Standing Order 7.7 provides for Public Input. Applications to speak must be made to the Democracy Advisor, in writing, no later than **one (1) clear working day** prior to the meeting and must include the subject matter. The meeting Chairperson has the discretion to decline any application that does not meet the requirements of Standing Orders. A maximum of **thirty (30) minutes** is allocated to the period for public input with **five (5) minutes** speaking time for each speaker.

At the close of the agenda no requests for public input had been received.

## 6 Local Board Input

Standing Order 6.2 provides for Local Board Input. The Chairperson (or nominee of that Chairperson) is entitled to speak for up to **five (5) minutes** during this time. The Chairperson of the Local Board (or nominee of that Chairperson) shall wherever practical, give **one (1) day's** notice of their wish to speak. The meeting Chairperson has the discretion to decline any application that does not meet the requirements of Standing Orders.

This right is in addition to the right under Standing Order 6.1 to speak to matters on the agenda.

At the close of the agenda no requests for local board input had been received.

## 7 Extraordinary Business

Section 46A(7) of the Local Government Official Information and Meetings Act 1987 (as amended) states:

“An item that is not on the agenda for a meeting may be dealt with at that meeting if-

- (a) The local authority by resolution so decides; and
- (b) The presiding member explains at the meeting, at a time when it is open to the public,-
  - (i) The reason why the item is not on the agenda; and
  - (ii) The reason why the discussion of the item cannot be delayed until a subsequent meeting.”

Section 46A(7A) of the Local Government Official Information and Meetings Act 1987 (as amended) states:

“Where an item is not on the agenda for a meeting,-

- (a) That item may be discussed at that meeting if-
  - (i) That item is a minor matter relating to the general business of the local authority; and
  - (ii) the presiding member explains at the beginning of the meeting, at a time when it is open to the public, that the item will be discussed at the meeting; but
- (b) no resolution, decision or recommendation may be made in respect of that item except to refer that item to a subsequent meeting of the local authority for further discussion.”

## 8 Notices of Motion

At the close of the agenda no requests for notices of motion had been received.

## Reports Pending Status Update

File No.: CP2016/08450

### Purpose

1. To update the committee on the status of Auckland Development Committee resolutions from February 2015, requiring follow-up reports.

### Executive Summary

2. This report is a regular information-only report that provides committee members with greater visibility of committee resolutions requiring follow-up reports (Attachment A). It updates the committee on the status of such resolutions. It covers committee resolutions from February 2015 and will be updated for every regular meeting.
3. This report covers open resolutions only. The committee's Forward Work Programme 2015/2016, is also attached for information (Attachment B).

### Recommendation/s

That the Auckland Development Committee:

- a) receive the reports pending status update.

### Attachments

No.	Title	Page
A	Reports pending list	11
B	Forward work programme	13

### Signatories

Author	Tam White - Democracy Advisor
Authoriser	Jim Quinn - Chief of Strategy



12 May 2016

Reports Pending Status Update – Auckland Development Committee

Meeting month	Resolution No.	Item no.	Report Title	Resolution	Status	Action by
February 2015	AUC/2015/10	12	Central Wharves Strategy	a) request that staff undertake more detailed work describing issues and opportunities, timing and funding options, on option 4 development of the Central Wharves, and comparison with the status quo, and report back to the Auckland Development Committee.	Ongoing – timing to be reviewed in light of Port Future Study	General Manager, City Centre Integration
July 2015	AUC/2015/148	14	Civic Administration Building - Council's Requirements	b) agree that Auckland Council Property Limited (ACPL), will manage the Expressions of Interest (EOI) process, and the Boards of ACPL and Regional Facilities Auckland (RFA) will make recommendations to the Auckland Development Committee on the parties considered most suitable to advance to the Request for Proposal (RFP) phase.	This process was considered by the Finance and Performance Committee in March 2016.	Manager Acquisitions and Disposals – Auckland Council Properties Ltd
Nov 2015	AUC/2015/209	16	Hobsonville Point update and proposed screen precinct	a) receive the update on the Hobsonville Point and proposed screen precinct report, noting that this means that the 14/6 Masterplan can proceed as per resolutions from 7 July 2015 meeting of the committee. b) direct ATEED, Paruku Development Auckland and the Auckland Investment Office to continue to explore opportunities for appropriate film studio infrastructure that builds on existing film sector infrastructure and activity and report back in Quarter 1 2016.	The proposed screen precinct will be scheduled at a future workshop.	Executive Director, Auckland Investment Office
14 April 2016	AUC/2016/71	12	Auckland Housing Accord Reporting re Future quarterly monitoring reports	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.	December 2016	Head of Infrastructure Programme



	Project or Programme	Who	Reason for work	Decisions required	ADC Delegations	Expected reporting to September 2016
<b>Statutory</b>						
1.1	Special Housing Areas (SHAs)	Auckland Council	Housing Accord – SHA programme	Approve or decline SHAs	Key responsibilities include designation of SHAs	Final Tranche was considered by the committee in March 2016
1.2	Plan changes to operative plan including private plan changes	Auckland Council	Statutory Process - note that there will be a number of these and they are difficult to identify in advance as council has limited visibility of upcoming private plan changes	<p>Adopt, reject or accept private plan changes when received</p> <p>Approve or decline plan changes based on recommendations of independent panel</p>	Key responsibilities include plan changes to operative plans	<p>A number of plan changes expected for confirmation of decision subject to appeals including:</p> <ul style="list-style-type: none"> <li>• PC43 Volcanic viewshafts (Waitakere)</li> <li>• PC148 Matakana Country Park (Rodney)</li> <li>• PC79 QE Square (Central)</li> <li>• PC339 Volcanic viewshafts (Central)</li> <li>• PC372 Three Kings Quarry (Central)</li> <li>• PC375 Tamaki Campus (Central) Refer to item on this agenda)</li> <li>• PC14 Rural Plan Change to PC14 (South)</li> </ul>
1.3	RMA reform submissions	Auckland Council	Response to government proposals to amend the RMA	Approve submissions - note that decisions on council submissions will need to be consistent with those on the Productivity Commission Urban Matters inquiry and submissions on other legislative reform	Powers include approval of a submission to an external body (in relation to business of the committee)	<p>The Committee considered the draft submissions in March 2016</p> <p>Pending. Response to be considered – September meeting</p>
1.4	Proposed Auckland Unitary Plan (PAUP)	Auckland Council	Statutory process	<p>Decide whether to accept Independent Hearings Panel recommendations – due mid 2016</p> <p>Possible other decisions required in support of council's position in the PAUP</p>	<p>Key responsibilities include Unitary Plan</p> <p>Major decisions considered by ADC, others by the Unitary Plan Committee</p>	<p>ADC to consider Panel recommendations in August</p> <p>ADC are now considering unitary plan matters at separate meetings</p>

	Project or Programme	Who	Reason for work	Decisions required	ADC Delegations	Expected reporting to September 2016
1.5 (new)	Local Government Act Amendment Bill	Auckland Council	Response to Government proposals to amend the LGA including infrastructure and service sharing	Approve submission	Powers include approval of a submission to an external body (in relation to business of the committee). Note that reporting committee depends on scope of proposed changes – may be RPS	To be confirmed
<b>Spatial Plans</b>						
2.1	Aotea Framework	Auckland Council	Next precinct in CCI work programme	Adopt precinct plan	Key responsibilities include spatial plans	Framework adopted February
2.2	Quay Park Framework	Auckland Council	Next precinct in CCI work programme (following Aotea)	Adopt precinct plan	Key responsibilities include spatial plans	Planned for 2016 – Timing TBC
2.5	Tai Timu Tai Parai (Hauraki Gulf Marine Spatial Plan)	Led by external stakeholder group	Plan being recommended to council from Sea Change process – previously commissioned plan	To be confirmed	Key responsibilities include spatial plans	To be confirmed
<b>Major Development Projects and Partnerships</b>						
3.2	Central Wharves Strategy	Auckland Council	Opportunity to optimise wharf configuration by developing a coherent strategy	Decisions that do not impact on port future study, may include: <ul style="list-style-type: none"> <li>- Replacement public space (for loss of QE2 square)</li> <li>- Interim solutions for long cruise ships (TBC)</li> </ul>	Key responsibilities include City Centre Development and city transformation projects	Continue to provide updates through workshops
3.4	Britomart Development Agreement	Panuku Development Auckland	Development agreement has been in place for ten years and there are potential opportunities for all parties (Cooper and Co, Auckland Transport and Auckland Council) in renegotiating	Agree in principle to renegotiate including parameters for negotiations - note more work needed to get clarity on decisions requiring shareholder approval	Key responsibilities include City Centre Development and city transformation projects	To be confirmed

	Project or Programme	Who	Reason for work	Decisions required	ADC Delegations	Expected reporting to September 2016
3.5	Housing for Older Persons Strategic Review	Auckland Council and Panuku Development Auckland	Action from Housing Strategic Action Plan – opportunity for partnerships with private and not for profit sector to improve quality and management of the portfolio  LTP funding of \$38 million for redevelopment	<ul style="list-style-type: none"> <li>Agree a model and partner for tenancy and asset management</li> <li>Agree a strategy for redevelopment</li> </ul>	Key responsibilities include housing policy and projects	Agree high level redevelopment project plan including key outcomes and principles
3.8	New Panuku Development Auckland Projects	Panuku Development Auckland	Ensure council makes or provides guidance on key decisions relating to Panuku Development Auckland	To be confirmed – likely to include approving high level project plans/master plans for 'transform' and some 'unlock' locations	Delegations include to guide physical development and growth of Auckland including strategic projects	High level project plan for Manukau on this agenda. High level project plans for Takapuna and Northcote reported in March 2016.
3.9	Tamaki Redevelopment	Panuku Development Auckland	Make decisions requiring shareholder approval, articulate and direct outcomes, and confirm Council commitments	Approval to proceed to stage two and confirmation of Council commitments	Delegations include to guide physical development and growth of Auckland including strategic projects	To be confirmed – could include approval of master plan and associated land exchanges
<b>Long term strategies and programmes</b>						
4.2	Port Future Study	External stakeholder group	Study's recommendations will support a range of long term decisions about the future of the port	Decide whether to adopt study recommendations  Note interim updates will be provided	The committee leads the implementation of the Auckland Plan, including the integration of social, economic, environmental and cultural objectives for Auckland for the next 30 years. It guides the physical development and growth of Auckland.	Recommendations from CWG will be reported – expected by July 2016  Update from chair of consensus working group at March meeting

	Project or Programme	Who	Reason for work	Decisions required	ADC Delegations	Expected reporting to September 2016
4.3	Housing Affordability Forward Work Programme	Auckland Council	<p>Chief Economist's report on "Housing Supply, Choice and Affordability" has been considered and the Committee endorsed a new target, 5.0 (ratio of median house price to median household income) by 2030, to be incorporated into the Auckland Plan refresh.</p> <p>This forward work programme will provide focus for the next stage of Council's ongoing housing affordability work.</p>	To be confirmed – this programme of work is still being developed	Key responsibilities include housing policy and projects	March 2016 - endorsed completion of the current substantive housing programme already underway. Agreed exploring new ideas on potential tools, ideas and approaches for 2016-17 work programme
<b>Other</b>						
5.3 (new)	Productivity Commission Inquiry – Urban Planning Matters	Auckland Council	Council will be asked for input to issues paper, and formal response to draft report findings and recommendations	Approve Issues Paper proposals; approve submission on draft report findings and recommendations	Powers include approval of a submission to an external body (in relation to business of the committee)	Draft submission on draft report expected July-August

## Making private plan change 375 (Tāmaki Campus) operative

File No.: CP2016/06351

### Purpose

1. This report seeks the approval of the Auckland Development Committee (the Committee) to private plan change 375 (Tāmaki Campus) of the Auckland Council District Plan (Isthmus Section 1999).

### Executive Summary

2. The University of Auckland made a private plan change request (Plan Change 375) to rezone its Tāmaki Campus at 231-261 Morrin Road, St Johns from special purpose (education) to mixed use as it intends to divest the site. The special purpose zoning and campus-related provisions are no longer appropriate as the University intends to cease all operations there by 2019 at the latest.
3. Plan Change 375 has been through the plan-making process prescribed by the First Schedule of the Resource Management Act 1991. On 20 January 2016 a panel of independent hearings commissioners released its decision to approve the plan change. An appeal was lodged, but was subsequently withdrawn.
4. As there are no outstanding matters, the plan change can now be approved to complete the plan-making process and make the plan change operative.

### Recommendation/s

That the Auckland Development Committee:

- a) approve plan change 375 (Tāmaki Campus) to the Auckland Council District Plan (Isthmus Section 1999) in accordance with clause 17 of the First Schedule of the Resource Management Act 1991.
- b) authorise the General Manager, Plans and Places, to complete the necessary statutory processes required to make plan change 375 (Tāmaki Campus) to the Auckland Council District Plan (Isthmus Section 1999) operative in accordance with clause 20 of the First Schedule of the Resource Management Act 1991.

### Comments

5. The Committee's terms of reference include plan changes to operative plans.
6. The University of Auckland made a private plan change request (Plan Change 375) to change the Auckland Council District Plan (Isthmus Section 1999) by rezoning the land at 231-261 Morrin Road and applying a new suite of site-specific planning controls.
7. The University intends to divest its Tāmaki Campus. As the University's operations are scheduled to cease by 2019, the special purpose (education) zone is no longer appropriate and is to be replaced by mixed use zoning.
8. Plan Change 375 was publicly notified, then determined by independent hearings commissioners whose decision was released on 20 January 2016.
9. One appeal, and one section 274 notice by a submitter wishing to be a party to the appeal, were lodged with the Environment Court. Both have been withdrawn. There are no outstanding matters.
10. The final steps in the plan-making process prescribed by the Resource Management Act 1991 are to approve the plan change pursuant to clause 17 of the First Schedule, and to publicly notify the date on which the plan change will become operative in accordance with clause 20 of the First Schedule.

11. Approval of a plan change is an administrative step rather than an opportunity to consider the merits of a plan change.

## Consideration

### Local Board views and implications

12. Making a plan change operative is an administrative act.
13. Briefings were provided to both the Maungakiekie-Tāmaki and Orakei Local Boards on Plan Change 375 when it was lodged. The Boards' feedback on Plan Change 375 was incorporated into the hearing report to the independent hearings commissioners.

### Māori impact statement

14. Making a plan change operative is an administrative act.
15. The relevant Iwi Authorities were notified of the plan change, and submissions were received from Ngati Te Ata Waiohua (seeking further engagement) and Ngati Whatua Orākei (supporting the plan change and seeking amendments). Ngati Te Ata Waiohua later advised the University they no longer wished to participate in the plan change.

## Implementation

16. Approval of a plan change is an administrative step in plan-making. Once a plan change is approved a public notice can be placed in the New Zealand Herald and information posted on the Council's website. The plan change becomes operative and is incorporated into the Auckland Council District Plan (Isthmus Section 1999). The private plan change then has statutory effect: in this case, the proposed zoning and site-specific planning controls become "live" and the former zoning and provisions cease to apply.
17. Placing the public notice and updating the district plan are tasks undertaken by the Plans and Places department.

## Attachments

There are no attachments for this report.

## Signatories

Author	Rebecca Greaves - Principal Planner
Authorisers	John Duguid - General Manager - Plans and Places Jim Quinn - Chief of Strategy

## Whenuapai Structure Plan

File No.: CP2016/07773

### Purpose

1. To inform the Committee of the preparation of the Whenuapai Structure Plan and to endorse the formation of a Whenuapai Reference Group to provide feedback on and finalise the draft Whenuapai Structure Plan for public comment.

### Executive Summary

2. Work has commenced on a structure plan for the Whenuapai Future Urban area. Once finalised, a plan change will be processed to zone the land with the aim of providing for 8,000 - 10,000 dwellings and 7,000 jobs. A cross-council team has been formed to prepare the structure plan with completion timed for September 2016.
3. To assist decision-making, it is recommended that a Whenuapai Reference Group be formed of councillors and representatives from affected local boards and the Independent Maori Statutory Board. The group would provide feedback and approve the draft structure plan for community consultation. Approval of the final Whenuapai Structure Plan would remain with the Auckland Development Committee.

### Recommendation/s

That the Auckland Development Committee:

- a) approve the preparation of the Whenuapai Structure Plan in accordance with the priorities for development set out in the Future Urban Land Supply Strategy;
- b) endorse the formation of a Whenuapai Reference Group comprising councillors and local board representatives, together with a member of the Independent Maori Statutory Board to provide feedback on the contents of the Structure Plan;
- c) delegate to the Whenuapai Reference Group the power to approve the Draft Structure Plan for public submissions.

### Comments

4. Council staff including relevant CCOs have recently commenced work on the Whenuapai Structure Plan, in line with the work programme set out in the Future Urban Land Supply Strategy (FULSS) completed in 2015. This will be the first of many structure plans for greenfields areas around Auckland, and its process and contents will follow the requirements of Appendix 1.1 of the Proposed Auckland Unitary Plan. Once finalised it will provide a sound basis for future land uses and will also set out the preferred staging of development taking into account the constraints and opportunities for infrastructure provision.
5. The objective at Whenuapai is to provide approximately 8,000 to 10,000 dwellings and 7,000 jobs for the future population. A map of the structure plan area is shown in Attachment A.
6. There have been planning and development studies completed by both the former Waitakere City Council and more recently the Auckland Council. As part of the studies for the Auckland Plan, Whenuapai was identified as a Greenfield Area for Investigation (GAFI) and as a result of this work; the area was zoned as Future Urban in the Proposed Auckland Unitary Plan with a Rural Urban Boundary around its edge to adjacent rural zoned land. Last year, the Future Urban Land Supply Strategy (FULSS) listed it as one of the priority areas for the preparation of a structure plan, with development commencing in the 2017-21 period. Currently the Transport for Future Urban Growth (TFUG) project, a joint project between Auckland Council, Auckland Transport and the New Zealand Transport Agency has included Whenuapai as part of its assessment for improved future motorway and arterial route linkages in the area, as well as passenger transport potential in the North West sector.

## Process

7. A Project Steering Group (PSG) has been established led by Plans and Places and including General Managers and Managers from Auckland Plan Strategy and Research, Development Programme Office, Auckland Transport, Watercare Services and Stormwater Department. The PSG will provide oversight of the project, champion it and monitor its progress against timelines and objectives.
8. A Project Control Group (PCG) has also been formed to prepare the structure plan. Members comprise staff from Plans and Places, the Development Programme Office, Stormwater, Parks and Recreation Policy, Communication and Engagement, Growth and Infrastructure Strategy, Auckland Transport, New Zealand Transport Agency, Watercare Services and Te Waka Angamua.
9. A workshop has taken place with the PCG to identify the key opportunities and constraints relating to growth in Whenuapai and to formulate possible land use options, taking into account future infrastructure requirements. The outputs from this workshop will help to inform the development of the draft structure plan.
10. It is intended that a draft structure plan will be completed during May and early June 2016 so that it can be adopted for consultation during June 2016. Submissions will be assessed in July 2016 and the proposed final structure plan will be completed in August 2016 for consideration and adoption by this Committee in September 2016.
11. Initial meetings have already been held with the following key external stakeholders:
  - a. The NZ Defence Force who operate the air force base in the centre of the structure plan area;
  - b. Ministry of Education as primary schools and an additional secondary school will be required taking into account the eventual number of dwellings planned;
  - c. Developers and landowners already active in the area;
  - d. The wider community already resident in the area and other communities adjacent to the structure plan area via the TFUG consultation process;
  - e. Iwi - an initial meeting has been held with a representative of Te Kawerau a Maki in regard to the preparation of a Cultural Values Assessment and a Cultural Impact Assessment. A meeting with a representative of Nga Maunga Whakahii o Kaipara is being arranged.

## Political representation

12. To ensure opportunities for political feedback at various stages through the structure plan preparation process, it is suggested that a Whenuapai Reference Group is established. This would comprise a mix of councillors and representatives from local boards and the Independent Maori Statutory Board.
13. Whenuapai is mostly within the Albany ward and Upper Harbour Local Board area. However, the area also has strong transport links and long standing community ties to West Auckland including the Waitakere ward as well as some land within the Henderson-Massey Local Board. Whenuapai also shares a boundary with the Rodney Local Board. It is recommended that a Whenuapai Reference Group be formed comprising representatives from the above groups. The role of the group would be to provide feedback and to approve the Draft Structure Plan for community consultation. However, approval of the final Structure Plan would remain with the Auckland Development Committee in September.

## Consideration

### Local Board views and implications

14. To date the most affected local boards (Upper Harbour and Henderson-Massey) have expressed support for the preparation of the Whenuapai Structure Plan. It is proposed that representatives from these local boards form part of a Whenuapai Reference Group.

### Māori impact statement

15. Staff have made contact with the following iwi groups:
- Te Kawerau a Maki
  - Ngati Manuhiri
  - Nga Maunga Whakahii o Kaipara
  - Ngati Whatua o Orakei
  - Ngai Tai ki Tamaki
  - Te Akitai
  - Ngati Paoa
  - Ngati Maru
  - Ngati Te Ata Waiohua
  - Te Uri o Hau
  - Ngati Tamatera
16. Of these, an initial meeting has been held with a representative of Te Kawerau a Maki and a meeting arranged with Nga Maunga Whakahii o Kaipara.

### Implementation

17. Once the Whenuapai Structure Plan has been finalised and the Auckland Unitary Plan made operative, a plan change will be prepared. The funding of appropriate infrastructure will be incorporated into the Long Term Plan.

### Attachments

No.	Title	Page
A	Whenuapai Structure Plan Proposed Boundary	23

### Signatories

Author	Warren Maclennan - Manager Planning - North/West
Authorisers	John Duguid - General Manager - Plans and Places Jim Quinn - Chief of Strategy



WHENUAPAI STRUCTURE PLAN PROPOSED BOUNDARY (March 2016)





## Exclusion of the Public: Local Government Official Information and Meetings Act 1987

That the Auckland Development Committee:

- a) exclude the public from the following part(s) of the proceedings of this meeting.

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution follows.

This resolution is made in reliance on section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by section 6 or section 7 of that Act which would be prejudiced by the holding of the whole or relevant part of the proceedings of the meeting in public, as follows:

### C1 Compulsory land acquisition for stormwater management Henderson Valley

Reason for passing this resolution in relation to each matter	Particular interest(s) protected (where applicable)	Ground(s) under section 48(1) for the passing of this resolution
The public conduct of the part of the meeting would be likely to result in the disclosure of information for which good reason for withholding exists under section 7.	s7(2)(i) - The withholding of the information is necessary to enable the local authority to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations).  In particular, the report contains commercially sensitive information relating to the value of properties.	s48(1)(a)  The public conduct of the part of the meeting would be likely to result in the disclosure of information for which good reason for withholding exists under section 7.

### C2 Land acquisition for stormwater and transport purposes - Takanini

Reason for passing this resolution in relation to each matter	Particular interest(s) protected (where applicable)	Ground(s) under section 48(1) for the passing of this resolution
The public conduct of the part of the meeting would be likely to result in the disclosure of information for which good reason for withholding exists under section 7.	s7(2)(i) - The withholding of the information is necessary to enable the local authority to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations).  In particular, the report contains commercially sensitive information relating to the value of properties.	s48(1)(a)  The public conduct of the part of the meeting would be likely to result in the disclosure of information for which good reason for withholding exists under section 7.