

Date: Wednesday 3 May 2017
Time: 3:15pm
Meeting Room: Albert Eden Local Board Office
Venue: 135 Dominion Road
Mt Eden

Albert-Eden Local Board

OPEN MINUTE ITEM ATTACHMENTS

ITEM	TABLE OF CONTENTS	PAGE
15.1		
A.	Notice of Motion - Deputy Chairperson Fryer - Gated communities in the local board area	3

Notice of Motion - Deputy Chairperson Fryer - Gated Communities in the local board area

File No.: CP2017/07400

Executive summary

1. Deputy Chairperson Fryer has given notice of a motion that they wish to propose.
2. The notice, signed by Deputy Chairperson Fryer and Chairperson Haynes as seconder, is appended as Attachment A.
3. Supporting information is appended as Attachment A.

Motion

That the Albert-Eden Local Board:

- a) Does not in principle believe that public land Council owns that is sold to become residential housing development should be sold to a developer who intends to build a gated community.

Background

As a result of lands purchased by the former Auckland City Council for public transport use (some of which was bought under the 'public transport' rate instituted in 2008) and roads particularly in Dominion Road, Auckland Council has entrusted its CCO Panuku to sell 'unwanted land' to developers.

The Albert Eden ward has at least two sites that are under active consideration by Panuku.

This notice of motion is intended to make policy of the Albert Eden Local Board that any Council owned land sold to developers is not to be sold to become gated communities.

Wikipedia tells us "a gated community (or walled community) is a form of residential community or housing estate containing strictly controlled entrances for pedestrians, bicycles, and automobiles, and often characterized by a closed perimeter of walls and fences."

While there is much international literature on the subject of gated communities, and there are some in New Zealand, they are often seen as the manifestation of fear of others, a sign of the growing privatisation of cities, and evidence that social cohesion and urban public spaces are in crisis.

Given that gated communities are spatially a type of enclave, anthropologists have argued that they have a negative effect on the net social capital of the broader community outside the gated community. Some gated communities, usually called guard-gated communities, are staffed by private security guards and are often home to high-value properties. Some communities are secure enough to resemble fortresses and are intended as such.

Put simply Plunket collecting donations door to door, and Girl Guides selling their special fund raising biscuits can never knock on the door of those residents in a gated community.

As the commercial arm of Council, Panuku has a public responsibility to sell land intended for apartments in a responsible manner. Selling public land to a developer who wants to build a gated community is not socially responsible.

This resolution is 'urgent' because before the May Local Board business meeting a resource consent for land Panuku owns will be lodged with Council. This residential development has been designed to be a gated community.

Attachments

No.	Title	Page
A	Notice of Motion - Deputy Chairperson Fryer	

Signatories

Author	Deputy Chairperson Fryer
--------	--------------------------