

570 Great South Road, Papatoetoe property information

Whakarāpopototanga matua / Executive summary

1. 570 Great South Road, Papatoetoe is an off-street car park released by AT as not required for its future service purposes and having no strategic purpose to retain. The rationalisation process commenced in July 2017. Consultation with council departments and CCOs, iwi authorities, the Ōtara-Papatoetoe Local Board has now taken place. No planned and funded alternative service uses were identified for this site through the rationalisation process. As such we recommend that it be divested.

Tātaritanga me ngā tohutohu / Analysis and advice

Property information

2. 570 Great South Road, Papatoetoe is an off street car park comprising 812m². It was acquired by the former City of Papatoetoe for car parking purposes in 1978.
3. In 2015 the AT Board released the subject site as it was not required for AT's future infrastructure requirements. It was subsequently transferred to Panuku for rationalisation.
4. This site has a 2017 capital valuation of \$785,000. The Auckland Unitary Plan zoning is Mixed Housing Suburban.
5. 570 Great South Road, Papatoetoe is not subject to offer back obligations to the former owners under section 40 of the Public Works Act 1981.

Internal consultation

6. The internal consultation for 570 Great South Road, Papatoetoe commenced in July 2017. No alternative service uses were identified.

Ngā whakaaweawe ā-rohe me ngā tirohanga a te poari ā-rohe / Local impacts and local board views

7. The Ōtara-Papatoetoe Local Board endorsed the proposed disposal of 570 Great South Road, Papatoetoe at its 21 November 2017 business meeting.

Mana Whenua engagement

8. 11 mana whenua iwi authorities were contacted regarding the potential sale of 570 Great South Road, Papatoetoe. The following feedback was received.

a) Te Kawerau a Maki

No feedback was received regarding the subject site.

b) Ngai Tai ki Tamaki

No feedback was received regarding the subject site.

c) Ngāti Tamaoho

Ngāti Tamaoho has advised that the site is of cultural and commercial significance and expressed interest to be involved in future development of the site. Panuku have sought clarification from Ngāti Tamaoho regarding further site specific issues, including kaitiaki recommendations around future management of the land, acknowledgements or other outcomes that council needs to consider as part of a decision to approve the sites for disposal. No response has been received, so Panuku will follow up again with Ngāti Tamaoho if approved for disposal.

d) Te ākitai - Waiohua

No feedback was received regarding the subject site.

e) Ngāti Te Ata – Waiohua

No feedback was received regarding the subject site.

f) Te Ahiwaru

No feedback was received regarding the subject site.

g) Ngati Paoa

No feedback was received regarding the subject site.

h) Ngaati Whanaunga

Ngaati Whanaunga advised it has commercial interest in the subject site. If approved for disposal, Panuku will follow up with Ngaati Whanaunga on potential commercial opportunities.

i) Ngati Maru

No feedback was received regarding the subject site.

j) Ngati Tamatera

No feedback was received regarding the subject site.

k) Waikato Tanui

No feedback was received regarding the subject site.

Ngā koringa ā-muri / Next steps

9. The results of the rationalisation process are that 570 Great South Road, Papatoetoe is not required for current or future service requirements. As such, we recommend it be divested.
10. There has been commercial interest registered from two iwi entities in acquiring 570 Great South Road, Papatoetoe. This can be explored further should the Finance and Performance Committee approve the proposed disposal.

Images



