

Attachment C – Feedback Memo

Memorandum

27 June 2019

To: Ciarán Power, Planner Auckland Wide Planning, Plans and Places

CC: Stephen Hunt, Senior Advisor, Howick Local Board

From: David Collings, Chair – Howick Local Board

Subject: Howick Local Board feedback on proposed Plan Change 26

Purpose

1. To provide feedback from the Howick Local Board on proposed Plan Change 26.

Summary

- *Auckland Council notified all Local Board Members on 23 May 2019 that public consultation on Plan Change 26 would open on 30 May 2019.*
- *The Howick Local Board has considered the proposed plan change and wishes to provide feedback.*
- *The Howick Local Board supports proposed Plan Change 26 and notes the advice it received that the proposed Plan Change does not have a connection to the Special Character Statement being worked through for Howick Village*

Context/Background

2. On 23 May 2019 all Local Board members were notified that Auckland Council is proposing to make changes to the Auckland Unitary Plan to clarify how the Special Character Areas Overlay works with underlying zones in some areas of Auckland. Proposed Plan Change 26 relates to Chapter D18, Special Character Areas Overlay – Residential and Chapter E38, Subdivision – Urban of the Auckland Unitary Plan.
3. The Special Character Areas Overlay helps manage the special character of some areas in Auckland. The Auckland Unitary Plan also zones land to manage how it is used, developed or protected, including the residential zones.
4. The proposed plan change seeks changes to the Auckland Unitary Plan to make it clear that certain planning provisions of the Special Character Areas Overlay would prevail over the corresponding provisions of the underlying residential zones. The proposed plan change also

refines some of the standards within the Special Character Areas Overlay, including height in relation to boundary, yards, paved areas and fences.

5. The intention of the proposed plan change is to provide clarity for property owners, developers and design/development professionals about how the Auckland Unitary Plan will be applied when decisions are made about activities that take place on properties within the Special Character Areas Overlay.
6. The board has specifically enquired if the proposed Plan Change 26 has a connection to the Special Character Statement being worked through for Howick Village. Advice has been received that it does not because within Howick Village, the Howick Village Special Character Overlay does not sit over any residential zones.

Feedback

7. Howick Local Board members have considered the proposed Plan Change 26 and have formally resolved the following through the urgent decision process.

That the Howick Local Board:

- a) endorse the intention of Proposed Plan Change 26 to make it clear that the provisions of the Special Character Area Overlays would prevail over the corresponding provisions of the underlying residential zones.
 - b) note the advice it received that proposed Plan Change 26 does not have a connection to the Special Character Statement being worked through for Howick Village. This is because within Howick Village, the Howick Village Special Character Overlay does not sit over any residential zones.
8. The urgent decision by the Howick Local Board to provide feedback will be reported to the next scheduled business meeting on Monday 15 July, 2019.

Next Steps/Implementation

9. As outlined in the above resolution, the Howick Local Board request that staff take this feedback into consideration in progressing Plan Change 26.