

Kōmiti Whakarite Mahere / Planning Committee

CONFIDENTIAL MINUTES

Confidential minutes of a meeting of the Planning Committee held remotely on Thursday, 31 March 2022 at 10.00am.

The confidential section of the meeting commenced at 5.55pm.

The meeting adjourned at 5.55pm and reconvened at 6.01pm.

C1 CONFIDENTIAL: National Policy Statement on Urban Development - Auckland Council Preliminary Response - Endorsement For Public Engagement

A presentation was provided. A copy has been placed on the official minutes and is available as a confidential minutes attachment.

Cr E Collins left the meeting at 7.04 pm.

Cr L Cooper returned to the meeting at 7.14 pm.

Cr G Sayers left the meeting at 8.26pm

Cr E Collins returned to the meeting at 8.27 pm.

Cr D Simpson left the meeting at 8.30pm

Note: changes were made to the original recommendation, adding new clauses d) and h) ii), and amending clauses a), h) i) and h) iii) to h) v), as Chairperson's recommendations.

MOVED by Cr C Darby, seconded by Mayor P Goff:

That the Planning Committee:

- a) endorse, subject to clause b) and clause d), the council's preliminary response to the National Policy Statement on Urban Development 2020 and the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021 included as Attachment A of the agenda report, for the purpose of engagement with the public from mid-April to early May 2022.
- b) agree that land within the Auckland Light Rail Study Corridor (or an area within the corridor) shown in Attachment E of the agenda report should be shown with its current zoning and identified as being "under investigation" in the council's preliminary response.
- c) note that discussions are occurring between senior council and central government staff regarding issues associated with the timing of decisions on the Auckland Light Rail route and stops relative to the 20 August 2022 statutory deadline for notifying the Intensification Planning Instrument required under the National Policy Statement on Urban Development.
- d) delegate to the Chair and Deputy Chair and an Independent Māori Statutory Board member the authority to correct any errors with the council's preliminary response prior to engagement with the public from mid-April to early May 2022.
- e) note that feedback will be sought on the following aspects of the National Policy Statement on Urban Development 2020, where the council has discretion:
 - i) the approach to, and extent of, walkable catchments around the city centre, metropolitan centres and rapid transit network stops as required under Policy 3(c)
 - ii) the approach to, and extent of, intensification of areas adjacent to the city, metropolitan, town, local and neighbourhood centres as required under Policy 3(d)
 - iii) the selection of, and approach to, "any other qualifying matters" that limit the height and density that would otherwise be required as enabled under Policy 4.
- f) note that feedback will not be sought on matters in the National Policy Statement on Urban Development and the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021 that are mandatory.

- g) agree that Medium Density Residential Standards should not apply to Auckland's 23 rural and coastal settlements that do not meet the population threshold specified in the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021 (as set out in Attachment B of the agenda report).
- h) endorse for the purpose of public engagement on the council's preliminary response, the following approach to the Special Character Areas overlay in the Auckland Unitary Plan:
 - i) Special Character Areas Residential overlay – within walkable catchments the identification as a qualifying matter, areas of high-quality special character value, being those areas in which 75% or more of individual properties score 5 or 6
 - ii) Special Character Areas Residential overlay – outside of walkable catchments the identification as a qualifying matter, areas of special character value, being those areas in which 66% or more of individual properties score 5 or 6
 - iii) Special Character Areas Business overlay - the identification as a qualifying matter the following entire areas as currently shown in the Auckland Unitary Plan:
 - A) Balmoral Shopping Centre
 - B) Helensville
 - C) Howick
 - D) Sandringham
 - iv) Special Character Areas Business overlay - the identification as a qualifying matter the following areas, subject to a reduction in their extent as shown in Attachment D of the agenda report:
 - A) Devonport
 - B) Eden Valley
 - C) Grey Lynn
 - D) Kingsland
 - E) Lower Hinemoa Street
 - F) Mount Eden Village
 - G) Newmarket
 - H) Parnell
 - I) Ponsonby Road
 - J) Onehunga
 - K) Ōtāhuhu
 - L) West Lynn
 - M) Upper Symonds Street
 - v) Special Character Areas Business overlay - the Ellerslie area currently shown in the Auckland Unitary Plan not being identified as a qualifying matter.
- i) agree that land within precincts contained in the Auckland Unitary Plan (that are within the scope of the intensification policies of the National Policy Statement on Urban Development) should be shown with their current zoning and identified as “under investigation” in the council's preliminary response.

- j) note that staff at Auckland Transport and Watercare and within the council's Healthy Waters department are undertaking further analysis on how constraints on existing infrastructure may be applied as a qualifying matter, but that this will not be included in the preliminary response maps, as that analysis is not yet complete.
- k) note that feedback on the council's preliminary response will be presented to the Planning Committee at workshops and meetings in June and July 2022 to assist with the ongoing development of the Intensification Planning Instrument that must be notified by 20 August 2022.
- l) note that the section 32 analysis required under the Resource Management Act for the Intensification Planning Instrument is complex and work on capacity modelling, economic and planning analysis is continuing alongside the engagement on the council's preliminary response.

Restatement

- m) agree that the report, attachments and the resolutions of the Planning Committee remain confidential until public engagement begins on the council's preliminary response to the National Policy Statement on Urban Development 2020 and the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021.

MOVED by Cr W Walker, seconded by Cr J Watson, an amendment by way of addition:

- h) endorse for the purpose of public engagement on the council's preliminary response, the following approach to the Special Character Areas overlay in the Auckland Unitary Plan:
 - ii) Special Character Areas Residential overlay – The identification as a qualifying matter, areas of special character value, being those areas in which 50% or more of individual properties score 4, 5 or 6

In those special character areas that are retained, provision be made for further intensification of those properties that score 0 to 2, provided further intensification of those properties is limited to buildings which are no more than two stories in height and which comply with design, bulk and location controls which ensure that they enhance or maintain the character of the area.

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

<u>For</u>	<u>Against</u>	<u>Abstained</u>
Cr C Fletcher	Cr J Bartley	
Cr T Mulholland	Cr C Casey	
Cr G Sayers	Deputy Mayor BC Cashmore	
Cr D Simpson	Cr P Coom	
Cr S Stewart	Cr L Cooper	
Cr W Walker	Cr A Dalton	
Cr J Watson	Cr C Darby	
	Cr A Filipaina	
	Mayor P Goff	
	IMSB Member T Henare	
	Cr S Henderson	
	Cr R Hills	
	IMSB Member K Wilson	
	Cr P Young	

The motion was declared LOST by 7 votes to 14.

MOVED by Cr D Simpson, seconded by Cr S Stewart an amendment by way of replacement for clause h):

That the Planning Committee.

- h) consult on identifying all current Special Character Areas as a qualifying matter pending a section 35 Resource Management Act review of the Auckland Unitary Plan in 2025/26.

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

<u>For</u>	<u>Against</u>	<u>Abstained</u>
Cr C Fletcher	Cr J Bartley	
Cr T Mulholland	Cr C Casey	
Cr G Sayers	Deputy Mayor BC Cashmore	
Cr D Simpson	Cr P Coom	
Cr S Stewart	Cr L Cooper	
Cr W Walker	Cr A Dalton	
Cr J Watson	Cr C Darby	
	Cr A Filipaina	
	Mayor P Goff	
	IMSB Member T Henare	
	Cr S Henderson	
	Cr R Hills	
	IMSB Member K Wilson	
	Cr P Young	

The motion was declared LOST by 7 votes to 14.

Following debate, the substantive motion was put.

Resolution number PLA/2022/31

MOVED by Cr C Darby, seconded by Mayor P Goff:

That the Planning Committee:

- a) **endorse, subject to clause b) and clause d), the council's preliminary response to the National Policy Statement on Urban Development 2020 and the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021 included as Attachment A of the agenda report, for the purpose of engagement with the public from mid-April to early May 2022.**
- b) **agree that land within the Auckland Light Rail Study Corridor (or an area within the corridor) shown in Attachment E of the agenda report should be shown with its current zoning and identified as being "under investigation" in the council's preliminary response.**
- c) **note that discussions are occurring between senior council and central government staff regarding issues associated with the timing of decisions on the Auckland Light Rail route and stops relative to the 20 August 2022 statutory deadline for notifying the Intensification Planning Instrument required under the National Policy Statement on Urban Development.**
- d) **delegate to the Chair and Deputy Chair and an Independent Māori Statutory Board member the authority to correct any errors with the council's preliminary response prior to engagement with the public from mid-April to early May 2022.**

- e) **note that feedback will be sought on the following aspects of the National Policy Statement on Urban Development 2020, where the council has discretion:**
 - i) **the approach to, and extent of, walkable catchments around the city centre, metropolitan centres and rapid transit network stops as required under Policy 3(c)**
 - ii) **the approach to, and extent of, intensification of areas adjacent to the city, metropolitan, town, local and neighbourhood centres as required under Policy 3(d)**
 - iii) **the selection of, and approach to, “any other qualifying matters” that limit the height and density that would otherwise be required as enabled under Policy 4.**
- f) **note that feedback will not be sought on matters in the National Policy Statement on Urban Development and the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021 that are mandatory.**
- g) **agree that Medium Density Residential Standards should not apply to Auckland’s 23 rural and coastal settlements that do not meet the population threshold specified in the Resource Management (Enabling Housing Supply and Other Matters) Amendment Act 2021 (as set out in Attachment B of the agenda report).**
- h) **endorse for the purpose of public engagement on the council’s preliminary response, the following approach to the Special Character Areas overlay in the Auckland Unitary Plan:**
 - i) **Special Character Areas Residential overlay – within walkable catchments the identification as a qualifying matter, areas of high-quality special character value, being those areas in which 75% or more of individual properties score 5 or 6**
 - ii) **Special Character Areas Residential overlay – outside of walkable catchments the identification as a qualifying matter, areas of special character value, being those areas in which 66% or more of individual properties score 5 or 6**
 - iii) **Special Character Areas Business overlay - the identification as a qualifying matter the following entire areas as currently shown in the Auckland Unitary Plan:**
 - A) **Balmoral Shopping Centre**
 - B) **Helensville**
 - C) **Howick**
 - D) **Sandringham**
 - iv) **Special Character Areas Business overlay - the identification as a qualifying matter the following areas, subject to a reduction in their extent as shown in Attachment D of the agenda report:**
 - A) **Devonport**
 - B) **Eden Valley**
 - C) **Grey Lynn**
 - D) **Kingsland**
 - E) **Lower Hinemoa Street**
 - F) **Mount Eden Village**

- G) Newmarket
 - H) Parnell
 - I) Ponsonby Road
 - J) Onehunga
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 - L) West Lynn
 - M) Upper Symonds Street
- v) **Special Character Areas Business overlay - the Ellerslie area currently shown in the Auckland Unitary Plan not being identified as a qualifying matter.**
- i) **agree that land within precincts contained in the Auckland Unitary Plan (that are within the scope of the intensification policies of the National Policy Statement on Urban Development) should be shown with their current zoning and identified as “under investigation” in the council’s preliminary response.**
- j) **note that staff at Auckland Transport and Watercare and within the council’s Healthy Waters department are undertaking further analysis on how constraints on existing infrastructure may be applied as a qualifying matter, but that this will not be included in the preliminary response maps, as that analysis is not yet complete.**
- k) **note that feedback on the council’s preliminary response will be presented to the Planning Committee at workshops and meetings in June and July 2022 to assist with the ongoing development of the Intensification Planning Instrument that must be notified by 20 August 2022.**
- l) **note that the section 32 analysis required under the Resource Management Act for the Intensification Planning Instrument is complex and work on capacity modelling, economic and planning analysis is continuing alongside the engagement on the council’s preliminary response.**

Restatement

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Cr E Collins	Cr W Walker	
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Cr L Cooper		
Cr A Dalton		
Cr C Darby		
Cr A Filipaina		
Mayor P Goff		
IMSB Member T Henare		
Cr S Henderson		
Cr R Hills		
IMSB Member K Wilson		
Cr P Young		

The motion was declared CARRIED by 15 votes to 5.

CARRIED

Note: Pursuant to Standing Order 1.8.3, Cr S Henderson requested his abstention be recorded against clause h) i).

Pursuant to Standing Order 1.8.6, Cr S Henderson requested his dissenting vote be recorded against clause h) ii).

Attachments

- A CONFIDENTIAL: National Policy Statement on Urban Development - Auckland Council Preliminary Response - Endorsement For Public Engagement, presentation

The meeting adjourned at 8.43pm and reconvened at 8.49pm.

Motion

Resolution number PLA/2022/32

MOVED by Cr T Mulholland, seconded by Cr A Dalton:

That the Planning Committee:

- a) **agree that the meeting be reopened to the public.**

CARRIED

8.53pm The public was re-admitted.

9.09 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 PLANNING COMMITTEE
HELD ON

DATE:.....

CHAIRPERSON:.....