

Tuesday, 11 January 2022

Direct Dial: 09 890 2082

To the Submitters

Tēnā koe

PLAN CHANGE – NOTICE OF HEARING

Applicant	Hugh Green Limited
Private Plan Change	67 - HINGAIA 1 PRECINCT
Application description	to rezone properties at 144, 152, 158, 180 and 252 Park Estate Road, Hingaia and make changes to the Hingaia 1 Precinct provisions. The rezoning relates to changing the zone of land from Residential Mixed Housing Suburban zone to Residential Mixed Housing

The safety and wellbeing of our customers, team members and communities in Auckland is always our utmost priority. We want to assure you that we're taking the necessary precautions to prevent the spread of COVID-19. Please ensure you read the COVID-19 requirements for hearings at the bottom of this letter.

The above proposed private plan change that was scheduled to be heard on 1 to 4 February will now be heard by Hearing Commissioners **William Smith (Chairperson), Rebecca Skidmore and Mark Farnsworth** at a hearing to be held as follows:

**Date: Monday, 7 March 2022 – Tuesday, 8 March 2022
(and Wednesday, 9 March if required)**

Time: 9.30am

**Venue: Manukau Room
Ground Floor, Manukau Civic Annex
31-33 Manukau Station Road, Manukau**

You are invited to attend the hearing where the Hearing Commissioners will consider submissions in support of/or opposing the application. Attendance via MStTeams is available on request, by contacting the hearings advisor by 12 noon Friday, 25 February 2022.

Please note the commissioners will carry out a site visit, individually or together, either before, during or after the hearing which may involve them going on to the application site and, if necessary, submitters' sites. During the site visit, the commissioners will not speak to any of the parties directly about the application's merits.

The hearing panel has directed that expert conferencing is to take place prior to the hearing commencing. See the attached Direction that outlines the conferencing as well as an amended evidence exchange timetable. In accordance with the Direction, evidence is due to be received by the Hearings Advisor as follows.

Key Dates for this hearing	
Council S42a report available	Was distributed on 23 December 2021
Applicant's evidence available	Friday, 18 February 2022 at 12 noon
Submitters expert evidence due	Friday, 25 February 2022 by 12 noon
Applicant's supplementary evidence and legal submissions requested	Friday, 4 March 2022 by 12 noon
Submitter non-expert evidence and legal submissions requested	Thursday, 3 March 2022 by 12 noon
Appearance forms returned	Friday, 25 February 2022 by 12 noon
Hearing dates	Monday, 7 March 2022 – Tuesday, 8 March 2022 (and Wednesday, 9 March if required), 9:30am start

The officer's report and evidence has been made available on council's website at: <https://www.aucklandcouncil.govt.nz/have-your-say/hearings/find-hearing/Pages/find-auckland-unitary-plan-hearing.aspx>

As per the direction the following apply:

- (a) **The council** officer's report (section 42a) and any evidence was made available on the council website on 23 December 2021.
- (b) **The applicant** is required to provide all its briefs of evidence by 12 noon on **Friday, 18 February 2022 by 12 noon**. You will be advised once the evidence is available.
- (c) **Any submitter** proposing to call expert witnesses is required to provide briefs of their evidence by **12 noon Friday, 25 February 2022**. An expert is a professional such as a planner, traffic engineer or similar.

Submitter non-expert evidence and legal submissions have been requested to be provided by **12 noon on Thursday, 3 March 2022**.

The submitter is required to provide:

- 1 hard copy of any pre-circulated evidence
- 10 hard copies of any statement not pre-circulated ie. A statement you are bringing on the day of the hearing
- 1 soft copy - briefs of evidence to be provided via email or on a data stick.

Electronic copies of evidence can be sent to the Hearings Advisor at DS-Hearings@aucklandcouncil.govt.nz, Attn: Nick Somerville

- (d) A short-written summary for briefs of evidence in excess of 10 pages is helpful. It is likely the commissioners will request that this at least is read at the hearing.
- (e) Email will be the address for service for the submitters unless advised otherwise.

If you wish to attend the hearing, please fill in the attached appearance form and return it to me by Friday, 25 February 2022.

We're dedicated to protecting against COVID-19. For the most up to date information on COVID-19 please visit www.covid19.govt.nz. For the most up to date information about council's services please visit www.aucklandcouncil.govt.nz.

At the date of this letter Auckland is in the red setting of the COVID-19 Protection Framework. There are restrictions with face-to-face hearings at this level that include:

- possible restrictions on the number of people who can attend the hearing in person. The Hearings Advisor will discuss this with the parties before the hearing to ensure number restrictions are adhered to. You may be requested to have some experts attend virtually
- all attendees must show their 'My Vaccine Pass' before entering the premises
- all attendees must use the QR code on arrival or complete a written sign-in document
- use of a face-covering is mandatory – there may be an opportunity for the speaker to remove their face-covering while they speak
- ensure the requirement for physical distancing between parties is adhered to
- no participants are to attend who have COVID-19 symptoms or who need to be in isolation/quarantine for any reason.

There will be alternative options available for those participants who cannot attend in person. Please contact the Hearings Advisor to discuss these options no later than Friday, 25 February 2022.

Should it be determined at any time that it is not safe to hold the hearing face-to-face, the Hearings Advisor will contact you about how we will proceed with the hearing.

Please do not hesitate to contact me on 09 890 2082 if you have any questions in relation to this hearing.

Ngā mihi



Nick Somerville
Kaitohutohu Whakawātanga
Hearings Advisor