

## UNITARY PLAN UPDATE REQUEST MEMORANDUM

**TO** Warren MacLennan, Manager Planning, Regional, North, West & Islands

**FROM** Jess Romhany, Graduate Planner, Regional, North, West & Islands

**DATE** 24 June 2021



**SUBJECT** **Partial removal of Designation 3303 in the Auckland Unitary Plan (AUP) Operative in part (15 November 2016) in accordance with Section 182 of the Resource Management Act 1991**

This memorandum requests an update to Auckland Unitary Plan Operative in part

<b>Reason for update – Partial removal of Designation 3303</b>													
<b>Chapter</b>	Chapter K Designations AUP GIS Viewer												
<b>Section</b>	Schedules and Designations – Kordia Ltd AUP GIS Viewer												
<b>Designation only</b>													
<b>Designation #3303</b>	Pine Hill Broadcasting and Telecommunications Facility												
<b>Locations:</b>	192A Browns Bay Road, Murrays Bay												
<b>Lapse Date</b>	Given effect to (i.e. no lapse date)												
<b>Purpose</b>	Broadcasting and telecommunications facility												
<b>Changes to text (shown in underline and strikethrough)</b>	<p><b>Chapter K Designations</b></p> <p><b>Designation Schedule – Kordia Ltd</b></p> <table border="1"> <thead> <tr> <th>Number</th> <th>Purpose</th> <th>Location</th> </tr> </thead> <tbody> <tr> <td>3303</td> <td>Broadcasting and telecommunications facility</td> <td>Section 1 Survey Office Plan 557618, 192 Browns Bay Road, Pine Hill</td> </tr> </tbody> </table> <p><b>3303 Pine Hill Broadcasting and Telecommunications Facility</b></p> <table border="1"> <tbody> <tr> <td>Designation Number</td> <td>3303</td> </tr> <tr> <td>Requiring Authority</td> <td>Kordia Ltd</td> </tr> <tr> <td>Location</td> <td>Section 1 Survey Office Plan 557618, 192 Browns Bay Road, Pine Hill</td> </tr> </tbody> </table>	Number	Purpose	Location	3303	Broadcasting and telecommunications facility	Section 1 Survey Office Plan 557618, 192 Browns Bay Road, Pine Hill	Designation Number	3303	Requiring Authority	Kordia Ltd	Location	Section 1 Survey Office Plan 557618, 192 Browns Bay Road, Pine Hill
Number	Purpose	Location											
3303	Broadcasting and telecommunications facility	Section 1 Survey Office Plan 557618, 192 Browns Bay Road, Pine Hill											
Designation Number	3303												
Requiring Authority	Kordia Ltd												
Location	Section 1 Survey Office Plan 557618, 192 Browns Bay Road, Pine Hill												
<b>Changes to diagrams</b>	N/A												
<b>Changes to spatial data</b>	Remove Designation 3303 from Section 2 Survey Office Plan 557618.												
<b>Attachments</b>	Attachment A: s182 Report Attachment B: CI20A memo Attachment C: Updated Text Attachment D: Updated GIS Viewer												

<p><b>Prepared by:</b>          Jess Romhany          Graduate Planner</p>	<p><b>Text Entered by:</b>          Harry Barnes          Planning Technician</p>
<p><b>Signature:</b></p> 	<p><b>Signature:</b></p> 
<p><b>Maps prepared by:</b>          Mitesh Bhula          Geospatial Specialist</p>	<p><b>Reviewed by:</b>          Peter Vari          Team Leader</p>
<p><b>Signature:</b></p> 	<p><b>Signature:</b></p> 
<p><b>Signed off by:</b>          Warren MacLennan          Manager Planning, Regional, North, West &amp;          Islands</p>	
<p><b>Signature:</b></p> 	

## Attachment A: s182 Report

# Partial removal of a designation under section 182 of the Resource Management Act 1991



**To:** Peter Vari, Team Leader – Plans and Places, Regional, North, West and Islands

**From:** Jess Romhany, Graduate Planner – Plans and Places, Regional, North, West and Islands

**Date:** 24 June 2021

**Subject:** Partial removal of Designation 3303 in the Auckland Unitary Plan

## Summary

Auckland Council has received a request from Kordia Ltd under section 182 of the Resource Management Act 1991 (RMA), dated 14 June 2021, to remove in part Designation 3303 - Pine Hill Broadcasting and Telecommunications Facility.

A section 182(1) request is required to uplift the existing designation in part from land which has been deemed surplus by Kordia.

Auckland Council, as the territorial authority, is required to amend its district plan, without using the process in Schedule 1, as soon as reasonably practicable after receiving a Section 182 request unless it considers that the effect of the removal of part of the designation on the remaining designation is more than minor.

It is recommended that the partial removal be accepted.

## Recommendation and Reasons

1. That the section 182 request from Kordia for the partial removal of Designation 3303 - Pine Hill Broadcasting and Telecommunications Facility, in the Auckland Unitary Plan be **accepted** for the following reasons:
  - Part of the site at 192A Browns Bay Road (owned by Watercare Services Ltd) is no longer required for the future construction and on-going operation, maintenance and protection of the broadcasting and telecommunications facility. The part no longer required has been subdivided and legally described as Section 2 Survey Office Plan 557618.
  - Partial removal of the designation will facilitate the sale of the portion of the property no longer required on the open market and enable its use in accordance with the current underlying zone.
  - Watercare and Kordia will be granted rights of access over the property from which the designation is removed as a condition of purchase when it is sold on the open market to allow for ongoing maintenance of infrastructure on the site.
2. That Designation 3303 – Pine Hill Broadcasting and Telecommunications Facility be partially removed from the land described as Section 2 Survey Office Plan 557618 in

Appendix D, as soon as reasonably practicable, in the Designation overlay and Chapter K in the Auckland Unitary Plan.

## 1. Description

### 1.1. References

<b>Designation number:</b>	Designation 3303 - Pine Hill Broadcasting and Telecommunications Facility
<b>Lodgement date:</b>	Monday 14 <sup>th</sup> June 2021
<b>Requiring authority:</b>	Kordia Ltd
<b>Reporting officer:</b>	Jess Romhany
<b>Site address:</b>	192A Browns Bay Road, Murrays Bay, 0630
<b>UP Zoning:</b>	Residential - Mixed Housing Suburban Zone

## 2.0 Background

### 2.1 Details of designation

Watercare currently owns the site at 192A Browns Bay Road, while Kordia has arrangements enabling the use of the site for its purposes. The land covered by Designation 3303 is used for broadcasting and telecommunications facility and its continued operation. Part of the facility is a monopole mast of 27.5m height, and a transmission building.

There is an additional designation on the site – Designation 9306 – for which Watercare Services Ltd is the requiring authority. The purpose of the designation is to provide for water supply purposes which currently consists of the reservoir and its associated structures. A request to remove part of this designation at 192A Browns Bay Road was accepted on the 16 of June 2021. This was because part of the site is not required for water supply services and Watercare intends to sell that land and enable its use in accordance with the underlying zoning.

### 1.2 Land affected by removal

The designation is currently shown in the AUP maps as follows:



Figure 1: Aerial Image (192A Browns Bay Road)

Source: Auckland Council Geomaps

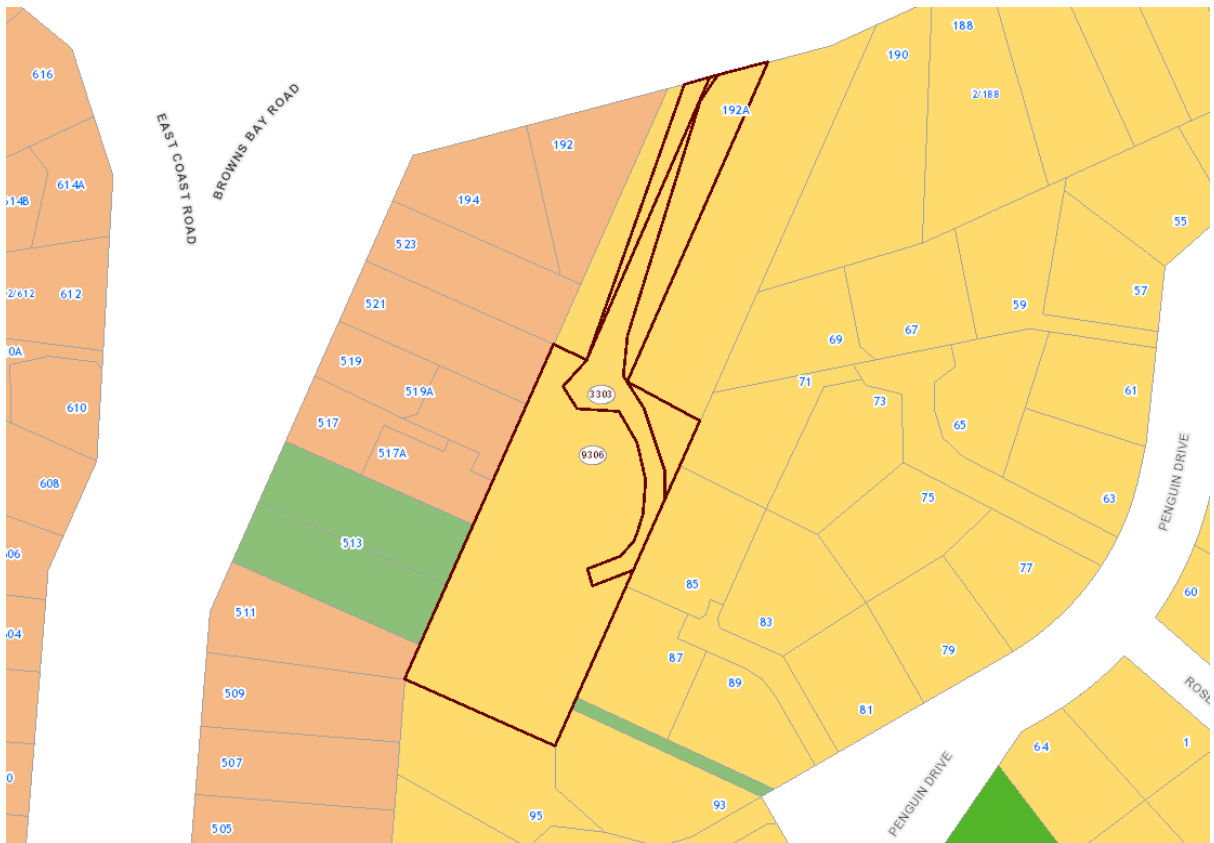


Figure 2: AUP Zoning (192A Browns Bay Road)

Source: Auckland Council Geomaps

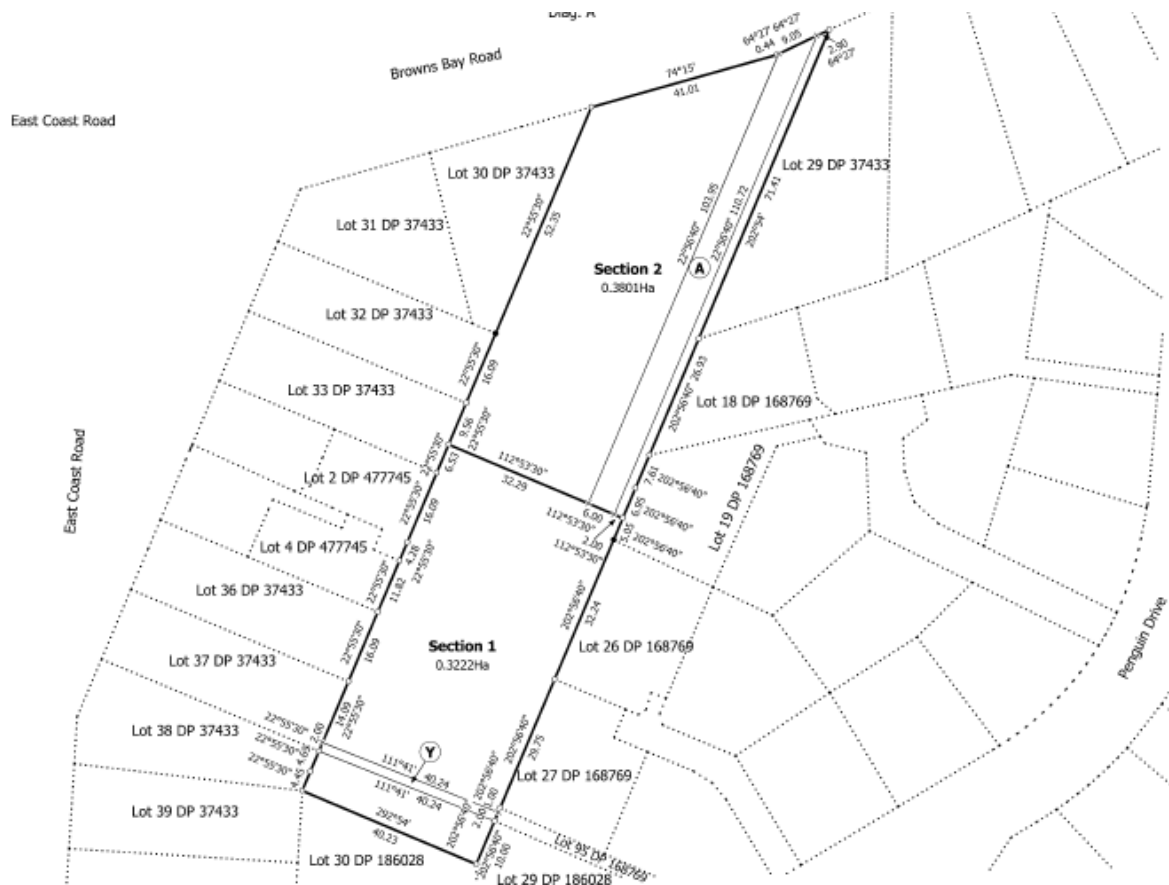


Figure 3: Post-Subdivision Title Plan

Watercare Services Limited has subdivided the site at 192A Browns Bay Road. The post-subdivision title plan is shown above in Figure 3 and Appendix D. At Watercare's request, Kordia Ltd seeks to remove part of Designation 3303 from the land to be known as Section 2 Survey Office Plan 557618 which is 0.3801 hectares. This part of Designation 3303 covers the Kordia access road and not the mast and building. The remainder of the site to be known as Section 1 Survey Office Plan 557618 will remain under Designation 9306, and the remaining part of Designation 3303.

### 1.3 Delegated authority to consider alterations to designations

The Team Leader - Regional, North, West and Islands Planning (Plans and Places Tier 5) has delegated authority, in accordance with Schedule 2A of the Auckland Council Delegations: Chief Executive Officer (updated February 2021), to exercise the Council's functions, powers, duties and discretions under the Resource Management Act 1991 in relation to Section 182 to approve a removal of a designation.

The section 182 request to remove part of the designation can therefore be considered by the Team Leader – Regional, North, West and Islands Planning (Plans and Places Tier 5) and accepted or declined.

## 1.4 Relevant Statutory Provisions

Section 182 of the RMA allows a requiring authority to remove a designation or part of a designation if it no longer wants it. This section also applies to a notice by a territorial authority, to withdraw its own designation or part of a designation within its own district.

Section 182(2) states that as soon as reasonably practicable the territorial authority shall, without using the process in Schedule 1, amend its district plan accordingly. If the territorial authority considers that the effect of the removal of part of a designation on the remaining designation is more than minor, it may, within 20 working days of receipt of a section 182 notice, decline to remove that part of the designation.

It is considered that Kordia has provided sufficient justification for the partial removal of Designation 3303 - Pine Hill Broadcasting and Telecommunications Facility for the following reasons:

- Part of the site at 192A Browns Bay Road is no longer required for the future construction and on-going operation, maintenance and protection of the broadcasting and telecommunications facility. The part no longer required has been subdivided and legally described as Section 2 Survey Office Plan 557618.
- Partial removal of the designation will facilitate the sale of the portion of the property no longer required on the open market and enable its use in accordance with the current underlying zone.
- Watercare and Kordia will be granted rights of access over the property from which the designation is removed as a condition of purchase when it is sold on the open market to allow for ongoing maintenance of infrastructure on the site.

## 2.0 Recommendation

That pursuant to Section 182 of the Resource Management Act 1991 that the partial removal of Designation 3303 - Pine Hill Broadcasting and Telecommunications Facility from the land described as Section 2 Survey Office Plan 557618 in Appendix D be **accepted** and the Auckland Unitary Plan Operative in part designation overlay and text in Chapter K Designations be amended accordingly.

**Prepared by:** Jess Romhany  
Graduate Planner

**Accepted** Peter Vari  
Team Leader  
Planning

**Signature:** 

**Signature:** 

Date: 24/06/21



**SCHEDULE OF ATTACHMENTS:**

- Attachment A:** Section 182 Notice of Removal of part of Designation 3303
- Attachment B:** Certificate of Title (current title – Part Allotment 251A Parish of Takapuna and Defined on Deposited Plan 24582)
- Attachment C:** AUP GIS map of current Designation 3303 on Part Allotment 251A Parish of Takapuna and Defined on Deposited Plan 24582
- Attachment D:** Title Plan – SO 557618

**Attachment A: Section 182 Notice of Removal of part of Designation 3303**



14 June 2021

Auckland Council  
Private Bag 92300  
Auckland 1143  
By Email to: [Peter.Vari@aucklandcouncil.govt.nz](mailto:Peter.Vari@aucklandcouncil.govt.nz)

Attention: Peter Vari

Dear Peter

Removal of part of Kordia Ltd Designation 3303 at 192A Browns Bay Road, Murrays Bay, currently legally described as Part Allotment 251A Parish of Takapuna and Defined on Deposited Plan 24582.

As per our e-mail correspondence and phone discussion of today, on behalf of Kordia Ltd (a requiring authority) we hereby submit a request pursuant to Section 182(1) of the Resource Management Act to undertake the following:

Partially remove Designation 3303 in the Auckland Unitary Plan Operative in Part from a portion of the land at 192A Browns Bay Road, Browns Bay currently affected by the designation that has been subdivided by the land owner Watercare Services Ltd and is no longer required for the purposes of the designation.

The current legal description of the property from which the designation is to be partially removed is:

- Part Allotment 251A Parish of Takapuna and Defined On Deposited Plan 24582.

The above land has now been subdivided into Sections 1 and 2 SO 557618. The designation is to be removed from:

- The land shown as "Section 2 Survey Office Plan 557618 (area 0.3801 Ha)" on the attached file "Title Plan – SO 557618" (Draft Certificates of Title, post subdivision).

The designation is to be retained on:

- The land shown as "Section 1 Survey Office Plan 557618 (area 0.3222 Ha)" on the attached file "Title Plan – SO 557618" (Draft Certificates of Title, post subdivision).

As set out in the accompanying 'Form 23' request, at present, the planning maps only pick up the access road to the broadcasting and telecommunications facility and not the facility itself. However, the full extent of the designation is represented in the description and conditions of Designation 3303 in Chapter K of the Auckland Unitary Plan (operative in part). It is therefore requested that, as part of the partial removal of the designation, the remaining designation reflect that 192A Browns Bay Road is affected by the designation to the extent stated in the text of the AUP(OP) and not just the access road thereby addressing the confusing situation that currently exists.

Please find attached:

- Form 23 – Notice of Removal/Removal of Part of Designation
- Certificate of Title - Pt Allot 251A Parish of Takapuna as per DP 24582 (pre subdivision)
- Title Plan – SO 557618 (LINZ Draft Certificates of Title, post subdivision)
- Attachment 1: Showing extent of Designation 3303 and the area to be amended in the AUP(OP) GIS Map to 'tag' the land not just the access road.

- Attachment 2: Showing the referencing changes required to the designation table to reflect the change in land parcel titles.

Accordingly, Kordia Ltd respectfully requests the Auckland Council amend the Auckland Unitary Plan (Operative in Part) and its associated Maps as required by Section 182 of the Resource Management Act 1991.

Should you have any questions please do not hesitate to contact me on [paulsousa@xtra.co.nz](mailto:paulsousa@xtra.co.nz) or 0272595070.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'Paul Sousa', with a long horizontal stroke extending to the right.

Paul Sousa  
Duly authorised Agent for Kordia.

## Form 23

### Notice of removal of designation or heritage order or part of designation or heritage order

#### Under Section 182 Resource Management Act 1991

To Auckland Council

Kordia Limited gives notice under Section 182 (1) to Auckland Council that it no longer requires part of the following designation:

- Designation number 3303 purpose “Broadcasting and telecommunications facility the continued operation of the existing broadcasting and telecommunications facility including a monopole mast of 27.5m height, a transmission building with ancillary and associated works and activities.” under the Auckland Council Unitary Plan Operative in Part (legacy reference Designation 184, Auckland Council District Plan (North Shore Section) 2002) at 192A Browns Bay Road Murrays Bay, currently legally described as Part Allotment 251A Parish of Takapuna and Defined on Deposited Plan 24582.

Watercare Services Limited currently own the land at 192A Browns Bay Road, Browns Bay on which Kordia Ltd have a broadcasting and telecommunications facility that is referenced as Designation 3303 in the Auckland Unitary Plan (operative in part) **(AUP(OP))**. Watercare Services Limited **(Watercare)** have opted to subdivide the property to divest itself of that part of the land no longer required for future construction and on-going operation, maintenance and protection of the reservoir and associated structures at 192A Browns Bay Road. Consequently, Kordia Ltd have been requested by Watercare to remove designation 3303 from that portion of 192A Browns Bay being subdivided and sold by Watercare with the designation to remain in place in respect of the land containing the water reservoir and Kordia Ltd.’s broadcasting and telecommunications facility, being the rear half of the existing designated land. Watercare has requested the same in respect of their designation 9306 with both requests to be considered by Auckland Council contemporaneously.

Land Information New Zealand have advised that the new legal descriptions for the subdivided land comprised in RT NA934/198 will be Section 1 Survey Office Plan 557618 (area 0.3222 Ha) & Section 2 Survey Office Plan 557618 (area 0.3801 Ha).

Kordia Ltd requests the removal of Designation 3303 from the land to be known as Section 2 Survey Office Plan 557618 (area 0.3801 Ha) to enable Watercare to facilitate the sale of this portion of the property BUT that Designation 3303 remain in place in respect Section 1 (0.3222ha) Survey Office Plan 557618.

To give effect to the foregoing, Kordia Ltd request that Auckland Council amend its Planning Maps and Designation Schedule in respect of Designation 3303 as set out in Attachments 1 and 2 appended to this request.

It is anticipated that the amendment of the planning maps to that set out in Attachment 1 will address an existing draughting error that exists in the current set of Auckland Council Planning Maps in which only the access road to Kordia Ltd.’s broadcasting and telecommunications facility has been picked up not the whole of the facility and designation as set out in the statement of Designation

3303 in the designations schedule at Chapter K of the AUP(OP). The amended planning map will have not effect on the extent and scope of activities presently provided for in Designation 3303 but rather serves to better identify the extent of the land already subject to the stated designation.



.....  
Paul Sousa (BREP, MNZPI)  
Duly authorised Agent of Kordia Limited

14 June 2021

.....  
Date

Address for service of requiring authority:

Integrated Planning Solutions Ltd  
Attention: Paul Sousa  
12A Mace Terrace  
Oakura  
New Plymouth

Telephone:

027 2595070

Email:

paulsosa@xtra.co.nz

Contact person:

Paul Sousa

**Attachment B: Certificate of Title (current title – Part Allotment 251A Parish of Takapuna and Defined on Deposited Plan 24582)**

# Property Guru document ordering service

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**Certificate of Title with diagram: 934/198**

**CoreLogic Reference: 2929361/1**

**Processed: 25 February 2021**

Sourced from Property Guru, a CoreLogic solution. For any queries about this document or this service please call 0800 355 355 or email [documentordering@corelogic.co.nz](mailto:documentordering@corelogic.co.nz).





**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
FREEHOLD  
Search Copy**



  
R.W. Muir  
Registrar-General  
of Land

**Identifier** NA934/198  
**Land Registration District** North Auckland  
**Date Issued** 16 August 1949

**Prior References**  
NA385/282

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**Estate** Fee Simple  
**Area** 7019 square metres more or less  
**Legal Description** Part Allotment 251A Parish of Takapuna  
and Defined On Deposited Plan 24582  
**Purpose** Waterworks  
**Registered Owners**  
Watercare Services Limited

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**Interests**

Subject to a gas conveyance right (in gross) over parts marked X and Y on Plan 163796 in favour of UnitedNetworks Limited created by Transfer C680141.2 - 14.11.1994 at 2.40 pm

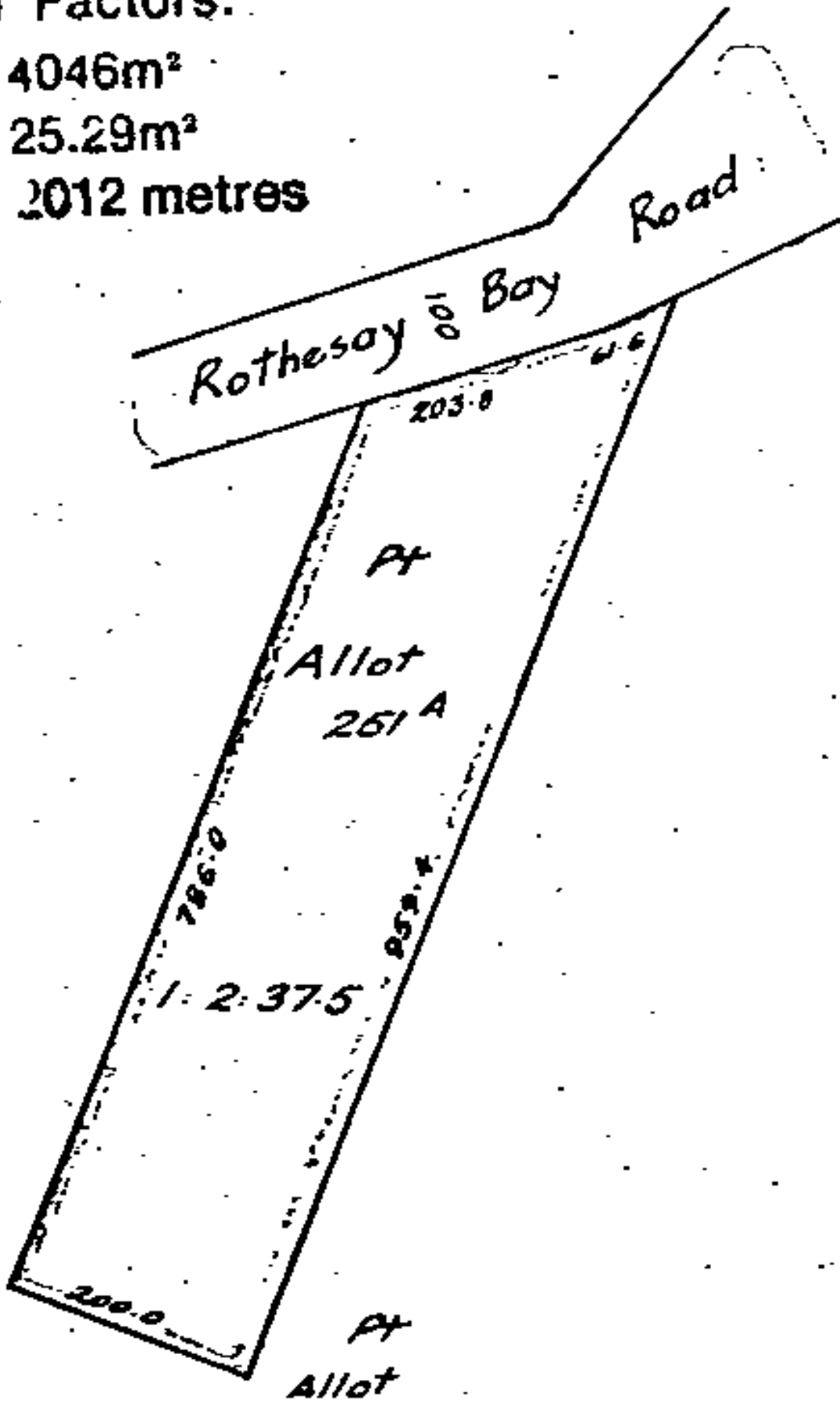
Subject to a right of way over part marked A and to rights to convey, store and drain water over parts marked B on DP 201300 (in gross) in favour of Watercare Services Limited created by Transfer D536025.1 - 28.8.2000 at 2.55 pm

**PROVISION FACTORS:**

**e = 4046m<sup>2</sup>**

**ch = 25.29m<sup>2</sup>**

**k = 2012 metres**



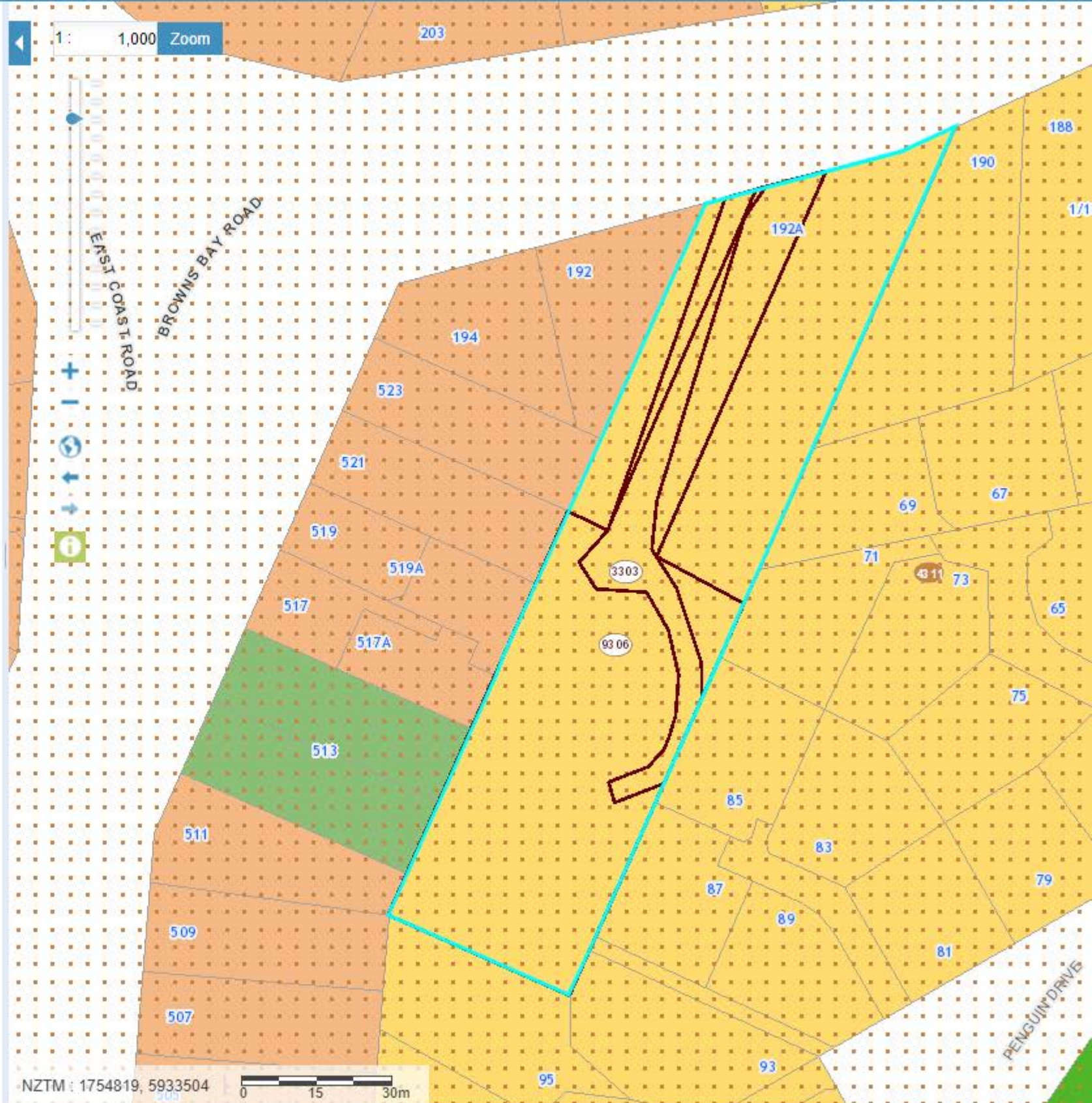
**Attachment C: AUP GIS map of current Designation 3303 on Part Allotment 251A  
Parish of Takapuna and Defined on Deposited Plan 24582**

Info

Legend

Results

- Unitary Plan Appeals and Plan Modifications
- Unitary Plan Management Layers
  - Information
    - Address
    - Coastal marine area/ river boundary point ●
    - Indicative Coastline (i) ---
    - Treaty Settlements – Statutory Acknowledgements
  - Rural Urban Boundary (RUB) —
  - Precincts
  - Overlays
  - Controls
  - Designations
- Unitary Plan Landbase
- Unitary Plan Zones



[View the full legend](#)

**Attachment D: Title Plan – SO 557618**



# Title Plan - SO 557618

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**Survey Number** SO 557618  
**Surveyor Reference** A2010282 - 192 Browns Bay Rd  
**Surveyor** Steven Robert Mills  
**Survey Firm** Harrison Grierson Consultants Ltd  
**Surveyor Declaration** I Steven Robert Mills, being a licensed cadastral surveyor, certify that:  
(a) this dataset provided by me and its related survey are accurate, correct and in accordance with the Cadastral Survey Act 2002 and the Rules for Cadastral Survey 2010, and  
(b) the survey was undertaken by me or under my personal direction.  
Declared on 04 Feb 2021 09:19 AM

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## Survey Details

**Dataset Description** Sections 1 and 2  
**Status** Approved as to Survey  
**Land District** North Auckland  
**Submitted Date** 04/02/2021  
**Survey Class** Class A  
**Survey Approval Date** 04/02/2021  
**Deposit Date**

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## Territorial Authorities

Auckland Council

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## Comprised In

RT NA934/198

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## Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Section 1 Survey Office Plan 557618	Legalisation	0.3222 Ha	
Section 2 Survey Office Plan 557618	Legalisation	0.3801 Ha	
Area A Survey Office Plan 557618	Easement		
Area Y Survey Office Plan 557618	Easement		
<b>Total Area</b>		<hr/> 0.7023 Ha	

# Schedule / Memorandum

Land Registration District

**North Auckland**

Survey Number

**SO 557618**

Territorial Authority (the Council)

**Auckland Council**

## Schedule of Existing Easements in Gross

Last Edited: 16 Dec 2020 16:02:20

<u>Purpose</u>	<u>Shown</u>	<u>Servient Tenement (Burdened Land)</u>	<u>Creating Document Reference</u>
Right to convey gas	Y	Sect 1	TE C680141.2

## Schedule of Easements in Gross

Last Edited: 16 Dec 2020 16:02:59

<u>Purpose</u>	<u>Shown</u>	<u>Servient Tenement (Burdened Land)</u>	<u>Grantee</u>
Right of Way	A	Sect 2	Watercare Services Limited



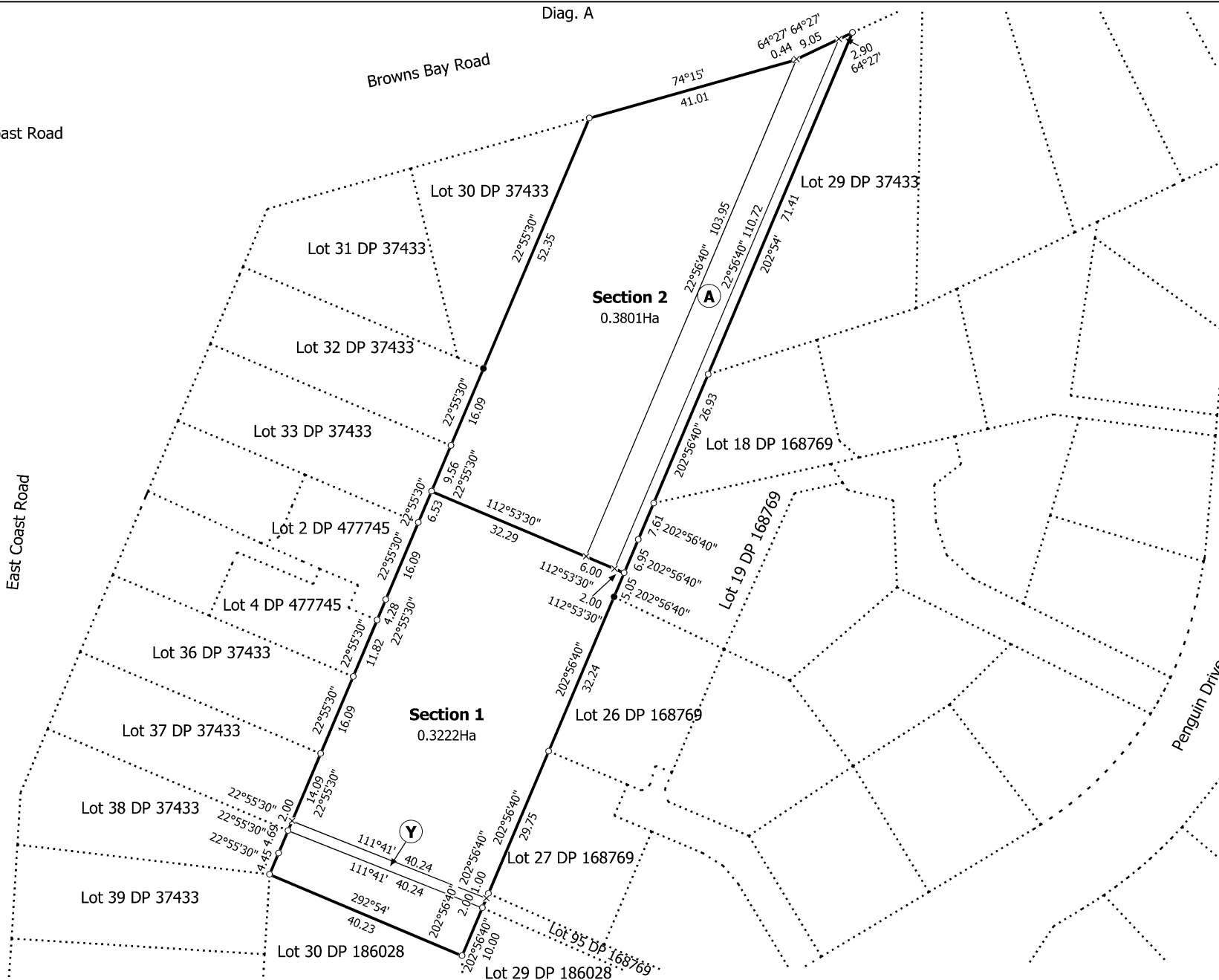
Diag. A

East Coast Road

Browns Bay Road

East Coast Road

Penguin Drive



Land District: North Auckland

Sections 1 and 2

Surveyor: Steven Robert Mills  
Firm: Harrison Grierson Consultants Ltd

Title Plan  
SO 557618  
Approved on: 4/02/2021



Attachment B: CI20A memo

# Memo

Date 24 June 2021

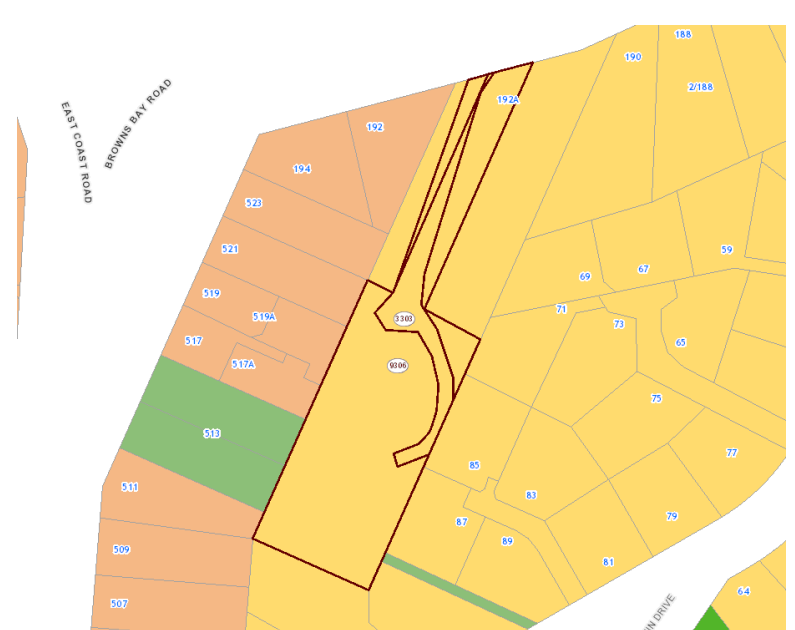
To: Warren MacLennan, Manager Planning, Regional, North, West & Islands

From: Jess Romhany, Graduate Planner, Regional, North, West & Islands





Subject: **Plan Modification: Clause 20A Amendment to Chapter K – Kordia Ltd of the Auckland Unitary Plan (AUP) Operative in part (15 November 2016).**

Delegated authority to T4 manager through Schedule 2A of the Auckland Council Combined Chief Executives Delegation Register (Updated May 2017).

This plan modification requires decision-making pursuant to clause 20A of the First Schedule to the Resource Management Act 1991, as corrections are required to the Auckland Unitary Plan (Operative in Part).

<b>Rule or Section of Unitary Plan</b>	Chapter K Designations Schedules and Designations - Kordia Ltd Designation 3303
<b>Subject Site (if applicable)</b>	192A Browns Bay Road, Murrays Bay
<b>Legal Description (if applicable)</b>	Pt Allot 251A Parish of Takapuna
<b>Nature of change</b>	<p>A minor change is required to correct an error to the text in Chapter K of the Auckland Unitary Plan (Operative in Part). This relates to the text in the Kordia Ltd schedule of Chapter K, specifically in relation to Designation 3303.</p> <p>The address for Designation 3303 is stated incorrectly as 192 Browns Bay Road, Pine Hill. Designation 3303 is located at <u>192A</u> Browns Bay Road, as shown below in the image below.</p> 

	The error was identified during the processing of a partial uplift request for Designation 3303.
<b>Effect of change</b>	The change to the text is minor in nature and intends to correct an existing inaccuracy in the plan. The effect of the change is considered to be neutral.
<b>Changes required to be made (text/in-text diagrams)</b>	Amend Chapter K – Kordia Ltd (Designation 3303) in the Auckland Unitary Plan (Operative in Part). Please see Attachment 1 for the amendments required.
<b>Changes required to be made (maps)</b>	N/A
<b>Attachments</b>	Attachment 1: Changes required

<b>Prepared by:</b> Jess Romhany Graduate Planner	<b>Text Entered by:</b> Harry Barnes Planning Technician
<b>Signature:</b> 	<b>Signature:</b> 
<b>Maps prepared by:</b> N/A Geospatial Analyst	<b>Reviewed by:</b> Peter Vari Team Leader
<b>Signature:</b> N/A	<b>Signature:</b> 
<b>Signed off by:</b> Warren MacLennan Manager Planning, RNWI	
<b>Signature:</b> 	

**Attachment 1 – Amendments Required**

**Designation Schedule – Kordia Ltd (Page 1)**

Number	Purpose	Location
3303	Broadcasting and telecommunications facility ...	192A Browns Bay Road, Pine Hill

**3303 Pine Hill Broadcasting and Telecommunications Facility (Page 15)**

Designation Number	3303
Requiring Authority	Kordia Ltd
Location	192A Browns Bay Road, Pine Hill
Roll Over Designation	Yes
Legacy Reference	Designation 184, Auckland Council District Plan (North Shore Section) 2002
Lapse Date	Given effect to (i.e. no lapse date)

Attachment C: Updated Text

## 3303 Pine Hill Broadcasting and Telecommunications Facility

Designation Number	3303
Requiring Authority	Kordia Ltd
Location	Section 1 Survey Office Plan 557618, 192A Browns Bay Road, Pine Hill
Roll Over Designation	Yes
Legacy Reference	Designation 184, Auckland Council District Plan (North Shore Section) 2002
Lapse Date	Given effect to (i.e. no lapse date)

### Purpose

Broadcasting and telecommunications facility the continued operation of the existing broadcasting and telecommunications facility including a monopole mast of 27.5m height, a transmission building with ancillary and associated works and activities.

### Conditions

1. The following equipment shall be permitted to be attached to or erected on the existing mast, on a permanent basis without the provision of any outline plan of works pursuant to section 176A of the Resource Management Act 1991:
  - a. Broadcasting, telecommunication and radio communication antennas including, whip, grid, yagi, dipoles and panels or similar ancillary equipment, but no single antenna dish or panel shall have a solid frontal surface area of greater than 0.6m<sup>2</sup> or dimension greater than 1.2m in length or 0.6m in width;
  - b. No part of an antenna may project a horizontal distance greater than 1.4m from the face of the mast measured radially on an axis from the centre of the mast to the furthest edge of the antenna.
2. Antennas defined in Condition 1 may only be mounted on the Mast and or the telecommunications building. No antennas or additional masts may be mounted elsewhere on the site or the access to the site from Browns Bay Road without the provision of an outline plan of works.
3. No new structures greater than 2m in height shall be erected on the site without the submission of an Outline Plan pursuant to section 176A of the Resource Management Act other than those provided for in Condition 1 above, those permitted by National Environmental Standards or structures on the site, or any other temporary structures erected for the purposes of allowing maintenance or repair of existing structures (providing that such temporary structures will be removed once any such maintenance or repair has ceased).
4. Structures which are either intended to replace existing structures or any temporary structures erected for the purposes of allowing maintenance or repair of existing structures are permitted (provided that such temporary structures will be removed once any such maintenance or repair has ceased).
5. Only one monopole telecommunications mast shall be on the site with a maximum height of 27.5m including any attachments (makes provision for a lightning rod).
6. The maximum area of buildings permitted on the site shall be a sum total of 40m<sup>2</sup> and shall have a height no greater than 5m above ground.
7. All new antennas shall be grey (or similar) in colour with a reflectivity less than 33% as measured by the British Standard BS5252 colour range.

8. The Broadcasting and telecommunications facility shall be operated so that it satisfies the requirements of NZS2772.1:1999 in respect of all areas to which the public may have access.

9. The noise levels generated by the activity must at all times comply with the permitted noise standards of the Auckland Unitary Plan.

10. Kordia is responsible for ensuring that any third parties services located on the mast do not interfere with the transmission of telecommunication and radio communication services.

### Advice Notes

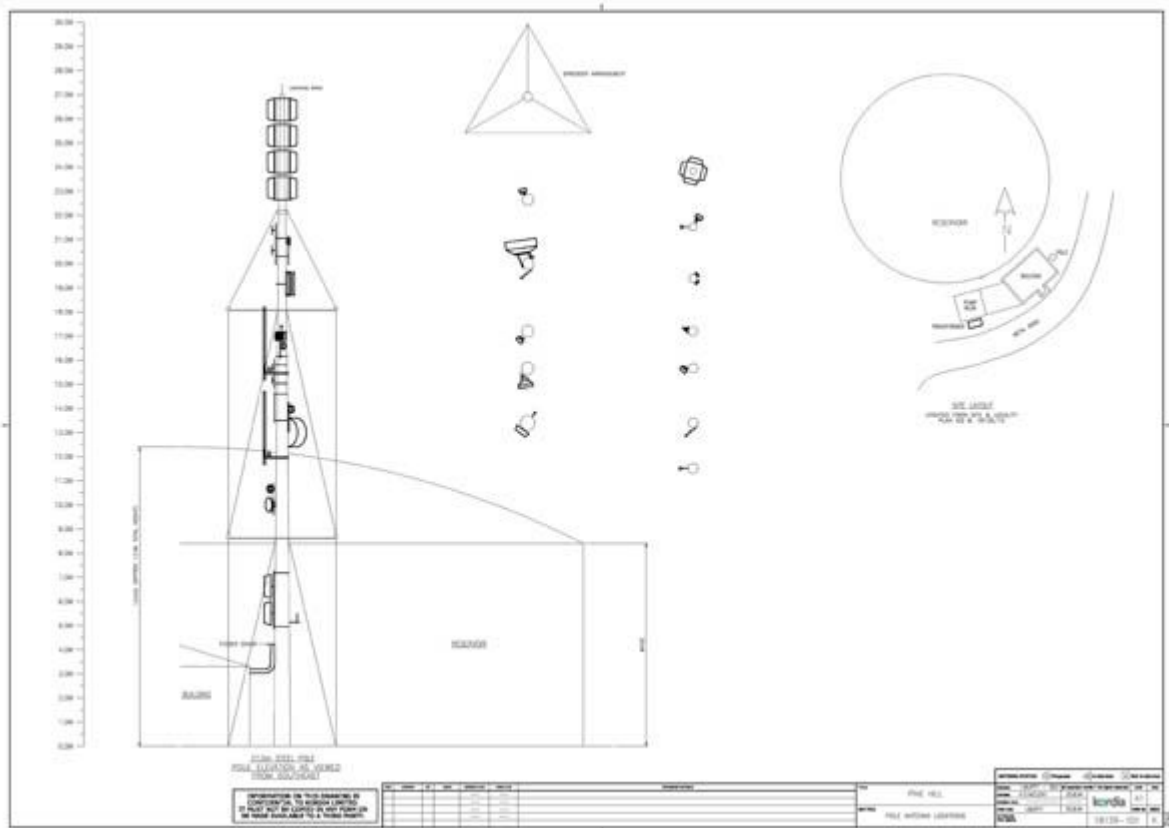
1. Any works outside the 'envelope of effects' established by the conditions of the Notice of Requirement (as above) will require an alteration to the designation to be lodged and processed in accordance with Section 181 of the Resource Management Act 1991.

## Attachments

### Site and Locality Plan



# Pole Antennae Locations





## Attachment D: Updated GIS Viewer

BEFORE



Designations

AFTER



Designations



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Date: 5/07/2021

**Partial Uplift to Designation 3303**  
**Broadcasting and telecommunications facility**  
**Kordia Ltd**



Plans and Places