

9 March 2023

Direct Dial: 09 890 2923

To the Submitters,

Tēnā koe

PLAN CHANGE – NOTICE OF HEARING

Applicant	Omaha Beach Residents' Society
Private Plan Change	84 - PC84 OMAHA SOUTH
Application description	to modify the Omaha South Precinct (1528), by including a diagram from the legacy district plan setting outside/rear yards specific to Omaha South, and to make other wording changes to make it clear that the Precinct standards replace the standards of the underlying zones and subdivision chapter but retain the Home Occupation standards of the underlying zones.

The above proposed private plan change will be heard by Hearing Commissioners **David Wren (Chairperson)**, and **Richard Blakey** at a hearing to be held as follows:

Date: Wednesday 12 April 2023

Time: 9.30am

**Venue: Warkworth Masonic Hall
3 Baxter Street, Warkworth, Auckland**

NOTE: some venues have restricted access at the main entrance such as stairs. If you require assistance with alternate access, please inform the Hearings Advisor prior to the hearing day.

You are invited to attend the hearing where the Hearing Commissioners will consider submissions in support of/or opposing the application. Attendance via MSTeams is available on request, by contacting the hearings advisor by Friday 31 March 2023.

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 chair has directed that evidence is to be pre-circulated for this hearing. See the attached Direction. 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	Friday 17 March 2023 by 5pm
Applicant's evidence available	Friday 24 March 2023 by 5pm
Submitters expert evidence due	Friday 31 March 2023 by 12 noon
Applicant's supplementary evidence and legal submissions requested	Wednesday 5 April 2023 at 12 noon
Submitter non-expert evidence and legal submissions requested	Wednesday 5 April 2023 by 12 noon
Appearance forms returned	Friday 31 March 2023 by 12 noon
Hearing date	Wednesday 12 April 2023, 9:30am start

The officer's report and evidence will be 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 will be available on the council website no later than **5pm on Friday 17 March 2023**.
- (b) **The applicant** is required to provide all its briefs of evidence by 12 noon on **Friday 24 March 2023**. 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 31 March 2023**. 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 Wednesday 5 April 2023**.

The submitter is required to provide:

- 8 hard copies of any evidence not provided electronically
- 1 soft copy - briefs of evidence to be provided via email or on a data stick, each file should be less than 10Mb.

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

Any submitter who is providing a personal statement to read at the hearing, are encouraged to provide these electronically to the Hearings Advisor by midday, two working days prior to the hearing as well as bringing 8 copies to the hearing. This will allow for contactless exchange of evidence and enable parties, whether in attendance or participating virtually to view the material prior to the hearing. If you have not provided the statement in advance of the hearing, please bring 8 hard copies with you.

- (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.

- (f) If the hearing is held virtually, or you plan to attend virtually, please ensure your evidence is provided to the Hearings Advisor electronically before the hearing commences. The panel members will have already read your original submission and they will have that in front of them at the hearing.

If you wish to attend the hearing, please fill in the attached appearance form and return it to me by Friday 31 March 2023.

The safety and wellbeing of our customers, team members and communities in Auckland is important to us. If you are sick or have COVID-19 symptoms, please do not attend the hearing in-person.

For those participants who cannot attend in person or who wish to attend virtually, please let the Hearings Advisor know by Friday 31 March 2023 (or as soon as possible before the hearing) and they will send you a MTeams link prior to the hearing.

Please do not hesitate to contact me on 09 890 2923 if you have any questions in relation to this hearing.

Ngā mihi

A handwritten signature in black ink, appearing to be 'Yasmine Ali', written in a cursive style.

Yasmine Ali
Kaitohutohu Whakawātanga
Hearings Advisor