

28 July 2022

Direct Dial: 09 890 8056

To the Submitters

Tēnā koe

**PLAN CHANGE – NOTICE OF HEARING**

Applicant	Golding Meadow Developments Limited & Auckland Trotting Club Incorporated
Private Plan Change	74 - GOLDING MEADOWS AND AUCKLAND TROTTING CLUB INCORPORATED
Application description	<p>The proposal relates to approximately 82.66 hectares of land in south-eastern Pukekohe, bounded by Golding Road, Station Road, Royal Doulton Drive, part of Yates Road and a stream that runs in a roughly southerly direction from Golding Road to Yates Road. The proposal seeks to rezone the land from Future Urban Zone and Special Purpose - Major Recreation Facility Zone (Franklin Trotting Club Precinct) to a combination of Business – Light Industry Zone (19.974ha), Residential – Mixed Housing Urban Zone (62.356ha) and Neighbourhood Centre Zone (0.3365ha).</p> <p>The proposal also introduces a new precinct to the Auckland Unitary Plan (Operative in Part) to manage noise from the nearby Pukekohe Park motorsport activities, traffic generated to the land, a new Significant Ecological Area and the indicative location of future collector roads and key walking and cycling routes.</p>

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 will be heard by Hearing Commissioners **Richard Blakey, Bridget Gilbert and Vaughan Smith** at a hearing to be held as follows:

**Date: Thursday 27 and Friday 28 October 2022**

**Time: 9.30am**

**Venue: Stevenson Room  
Franklin: The Centre  
12 Massey Avenue, Pukekohe, 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 Day/Date/Month/Year by 12 noon Thursday 20 October 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 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	Thursday 18 August 2022 by 5pm
Applicant's evidence due	Thursday 1 September 2022 at 5pm
Submitters expert evidence due	Thursday 15 September 2022 by 5pm
Expert Conferencing	The week starting 26 September 2022
Applicant's rebuttal evidence	Thursday 13 October 2022 by 5pm
Submitter rebuttal and non-expert evidence	Thursday 13 October 2022 by 5pm
Council S42a addendum	Thursday 20 October 2022 by 5pm
Appearance forms returned	Thursday 20 October 2022 by 12 noon
Legal submissions requested	Tuesday 25 October 2022 by 12 noon
Hearing dates	Thursday 27 and Friday 28 October 2022, 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 Thursday 18 August 2022**.
- (b) **The applicant** is required to provide all its briefs of evidence **by 12 noon on Thursday 1 September 2022**. 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 Thursday 15 September 2022**. An expert is a professional such as a planner, traffic engineer or similar.

**Submitter rebuttal and non-expert evidence** have been requested to be provided by **12 noon on Thursday 13 October 2022** and any **legal submissions by midday, Tuesday 25 October 2022**

The submitter is required to provide:

- 1 hard copy of the evidence
- 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: Bevan Donovan

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 1 copy 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 10 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 Thursday 20 October 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](http://www.covid19.govt.nz). For the most up to date information about council's services please visit [www.aucklandcouncil.govt.nz](http://www.aucklandcouncil.govt.nz).

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

- 1m social distancing required in public spaces such as the hearing room and foyer area. This is an Auckland Council requirement. This may mean there is a possible restriction on the number of people who can attend the hearing in person to ensure social distancing is adhered to. The Hearings Advisor will discuss this with the parties before the hearing to ensure these requirements are adhered to
- use of a face-covering is mandatory at some indoor venues including premises operated by local government agencies. This includes the hearing venue
- no participants are to attend who have COVID-19 symptoms or who need to be in isolation/quarantine for any reason.

For those participants who cannot attend in person or who wish to attend virtually, please let the Hearings Advisor know by midday, Thursday 20 October 2022 (or as soon as possible before the hearing) and they will send you a MSTeams link prior to the hearing.

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, which could be virtually via MSTeams.

Please do not hesitate to contact me on 09 890 8056 if you have any questions in relation to this hearing.

Ngā mihi

A handwritten signature in blue ink that reads "Bevan Donovan". The signature is written in a cursive style with a large, prominent initial 'B'.

Bevan Donovan  
Kaitohutohu Whakawātanga  
Hearings Advisor