

3 August 2023

Aedifice Development No.1 Limited
c/-
Delilah McIntyre
Senior Planner
Civix

Via email: delilah@civix.co.nz

Dear Delilah,

RE: Clause 23(1) Resource Management Act 1991 Further Information – Private Plan Change request by Aedifice Development No.1 Limited –Golding Road Pukekohe

Thank you for the private plan change request to rezone land at Golding Road, Pukekohe from Residential – Mixed Housing Urban Zone to Business – Neighbourhood Centre Zone. A plan change number will be allocated at formal notification stage. Please advise whether you wish to have a particular plan change title (other than Golding Road Neighbourhood Centre Zone).

Further to this request under Clause 21 to Schedule 1 of the Resource Management Act 1991, the Council has now completed an assessment of the information supplied.

As you would be aware, Clause 23(1) provides as follows:

23 Further information may be required

- (1) Where a local authority receives a request from any person under clause 21, it may within 20 working days, by written notice, require that person to provide further information necessary to enable the local authority to better understand-
 - (a) the nature of the request in respect of the effect it will have on the environment, including taking into account the provisions of Schedule 4;
or
 - (b) the ways in which any adverse effects may be mitigated; or
 - (c) the benefits and costs, the efficiency and effectiveness, and any possible alternatives to the request; or
 - (d) the nature of any consultation undertaken or required to be undertaken—

if such information is appropriate to the scale and significance of the actual or potential environmental effects anticipated from the implementation of the change or plan.

Pursuant to Clause 23(1) the Council requires further information to continue processing the private plan change request. It is recognised this request falls outside the 20 working days. We regret that delay which has been caused by finalising the Council team for this project.

Appendix 1 attached to this letter sets out further information required and reasons for the requested information.

I have provided Appendix 1 in Word for you, so as to enable easier formatting of your responses. Regardless, please use the index number in the table for your responses – that will make it easier to refer back to the relevant specialists in the Council team.

Please note that this CI23 relates only to the further information considered necessary for a better understanding of the application. It should not be seen as a full indication of the issues that may be identified through the process.

If you have any queries please do not hesitate to contact me.

Yours sincerely

Peter Reaburn
Consultant Planner for Auckland Council