

AUCKLAND UNITARY PLAN OPERATIVE IN PART

PROPOSED PLAN CHANGE 96: Open Space and Other Rezoning Matters (2024)

SUMMARY OF DECISIONS REQUESTED

Enclosed:

- **Explanation**
- **Summary of Decisions Requested**
- **Submissions**

Explanation

- You may make a “further submission” to support or oppose any submission already received (see summaries that follow).
- You should use Form 6.
- Your further submission must be received by **midnight on 12 July 2024**.
- Send a copy of your further submission to the original submitter as soon as possible after submitting it to the Council.

Summary of Decisions Requested

Plan Change 96 - Open Space and Other Rezoning Matters (2024)

Summary of Decisions Requested

Sub #	Sub Point	Submitter Name	Address for Service	Summary of Decisions Requested
139	139.1	Beach Haven Bowling Club Inc	secretary@beachhavenbowls.nz	Oppose the plan change for the construction of a marae and ancillary buildings on Shepherds Park, Beach Haven

Submissions

Further Submission in support of, or opposition to, a notified proposed plan change or variation
Clause 8 of Schedule 1, Resource Management Act 1991
FORM 6



Send your submission to unitaryplan@aucklandcouncil.govt.nz or post to :

Attn: Planning Technician
Auckland Council
Level 16, 135 Albert Street
Private Bag 92300
Auckland 1142

For office use only
Further Submission No:
Receipt Date:

Further Submitter details

Full Name or Name of Agent (if applicable)

Mr/Mrs/Miss/Ms(Full Name) MR RICHARD PONTING

Organisation Name (if further submission is made on behalf of Organisation)

BEACH HAVEN BOWLING CLUB INC.

Address for service of Further Submitter

47 CRESTA AVE BEACH HAVEN AKL 0626

Telephone: 021 953 534 Email: SECRETARY@BEACHHAVENBOWLS.NZ

Contact Person: (Name and designation, if applicable)

Scope of Further Submission

This is a further submission in support of (or opposition to) a submission on the following proposed plan change / variation:

Plan Change/Variation Number	<u>PC 96</u>
Plan Change/Variation Name	<u>Open Space and Other Rezoning Matters (2024)</u>

I support : Oppose (tick one) the submission of:

(Please identify the specific parts of the original submission)

(Original Submitters Name and Address)
N/A

Submission Number	Point-Number
<u>N/A</u>	<u>—</u>

The reasons for my support / opposition are:

- THE PROPOSED ZONING CHANGE MAY AFFECT IN FUTURE:-
- ① PUBLIC AMENITIES PRESENTLY AVAILABLE
 - ② FURTHER CHANGES TO LEASE CONDITIONS FOR THE BABC FROM 2029

③ LOSS OF SUPPORT FROM CLUB SPONSORS DUE TO FUTURE
UNCERTAINTIES REGARDING LEASE CONDITIONS #139

(continue on a separate sheet if necessary)

SEE ATTACHED SHEET

I seek that:

the whole :

or part (describe precisely which part) _____

of the original submission be **allowed**

disallowed

I wish to be heard in support of my submission

I do not wish to be heard in support of my submission

If others make a similar submission, I will consider presenting a joint case with them at a hearing

R. Housh

22/03/24

Signature of Further Submitter
(or person authorised to sign on behalf of further submitter)

Date

PLEASE COMPLETE THE FOLLOWING SECTION

Please tick one

I am a person representing a relevant aspect of the public interest. (Specify upon what grounds you come within this category)

I am a person who has an interest in the proposal that is greater than the interest that the general public has. (Specify on what grounds you come within this category)

I REPRESENT BEACH HAVEN BOWLING CLUB WHICH DIRECTLY
ADJOINS A PORTION OF SHEPHERDS THAT COULD BE
AFFECTED BY THE PROPOSED ZONING CHANGE

Notes to person making submission:

A copy of your further submission must be served on the original submitter within 5 working days after it is served on the local authority

If you are making a submission to the Environmental Protection Authority, you should use Form 16C.



**Proposed Rezoning of Part of Shepherds Park
Cresta Ave, Beach Haven.**

Submission Date 21st March 2024

Beach Haven Bowling Club is an Incorporated Society actively and very successfully providing Lawn Bowling facilities not only to the communities of Beach Haven & Birkdale areas, but also to other adjacent suburbs.

Our Club Members have expressed concerns regarding the proposed Change of Zone required for the construction of a Marae and ancillary buildings and raised queries regarding the project. These concerns are as follows:-

139.1

1. The lack of publicly available information regarding further development of a viable proposal despite the fact that it was largely supported in principle at one or two public meetings 5 or 6 years ago. A large amount of work must have transpired since then for the proposal none of which appears to be in the public domain.
2. What are the variations between the current Recreation Zone and the existing Treaty Settlement Land definitions and the proposed Chapter H27 Zoning and why they are required for the operation of a Marae complex as proposed.
3. Given the scale of the proposed buildings and the inevitable impact of increased vehicle and foot traffic, has due process been undertaken to ensure that the finished project will not adversely affect the surrounding environment, members of the public and established sports clubs of Shepherds Park like ourselves.
4. We understand that part of the application for rezoning requirements is that the applicant must present a viable 10 year plan for stand-alone financial operation of the complex. If the application is approved but the Marae governing body fails in its duty, H27 would allow a wide range of alternative usages, some of which would be detrimental to the amenities enjoyed by other users of the park. What steps are being taken to mitigate such effects.

Until we have a more comprehensive understanding of the long-term aims of the Marae Committee and Auckland City Council, we do not support the proposed plan changes.

Yours faithfully,

Richard Ponting
Executive Member