

BRF-2893

Dr Michael Shepard
Interim District Director
Te Whatu Ora Health New Zealand
Email: s 9(2)(a)

Dear Dr Michael Shepard

COVID-19 Recovery (Fast-Track Consenting) Act 2020 – comments sought on referral application – Foundation Village – Building 3 Project

The Minister for the Environment (Minister) has received an application from The Foundation Village Partnership to refer the Foundation Village – Building 3 Project (project) to an expert consenting panel (a panel) for consideration under the COVID-19 Recovery (Fast-track Consenting) Act 2020 (FTCA).

The purpose of the FTCA is to promote employment to support New Zealand's recovery from the economic and social impacts of COVID-19 and to support certainty of investment while continuing to promote the sustainable management of natural and physical resources.

The project is described in Appendix A and the application documents are in Attachment 1.

Te Whatu Ora Health New Zealand may have an interest in the project given the proposed aged-care facilities. Under delegated authority from the Minister and pursuant to section 21(3) of the FTCA, I invite Te Whatu Ora Health New Zealand to provide written comments on the referral application. A template is provided for this purpose in Attachment 2.

The above information is provided to you in confidence and as part of the statutory process set out in the FTCA. Please do not forward the application or request for comments to anyone outside your organisation.

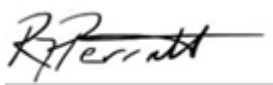
If the Minister accepts the application and the project is referred to a panel, the applicant will be able to lodge applications with the Environmental Protection Authority for the approvals needed under the Resource Management Act 1991. The applicant must provide a detailed assessment of environmental effects and cultural impact assessment(s) as part of this process.

Please provide comments via return email within 10 working days to ensure that the Minister takes them into consideration when deciding whether or not to accept the referral

application. Note that the Minister is not required to consider any comments provided after this time.

If you would like more information about the fast-track consenting process, or to discuss the application, please contact the Ministry for the Environment's Fast-track Consenting Team at fasttrackconsenting@mfe.govt.nz to arrange an appointment.

Yours sincerely

A handwritten signature in black ink, appearing to read 'R Perrett', is enclosed in a thin black rectangular border.

Rebecca Perrett
Acting Manager, Fast-track Consenting Team

Appendix:

- A. Details of proposed project

Attachments:

1. Application to refer the Foundation Village – Building 3 Project to an expert consenting panel, including supporting information (Databox link in covering email)
2. Response template for written comments

Appendix A - Proposed project

Project	Applicant	Details
Foundation Village – Building 3	The Foundation Village Partnership	<p>The project is to construct and operate Building 3, being Stage 3 of a comprehensive retirement village, together with associated facilities and infrastructure, on an approximately 1.4 hectare site located at 10 and 16 Titoki Street, and 4 Maunsell Road, Parnell, Auckland and to use an approximately 0.12 hectare site at 8 Domain Drive, Parnell, Auckland for temporary construction-related vehicle parking.</p> <p>The project sits within the block bounded by Titoki Street, Maunsell Road, Parnell Road and George Street (the “Foundation site”), the majority of which is owned by Blind Low Vision NZ.</p> <p>The applicant already holds resource consents to develop parts of the retirement village. This includes two 4–5 storey buildings (Building 1 and Building 2) currently under construction on the north-eastern corner of the Foundation site, together with the refurbishment of a heritage building fronting Titoki Street (Pearson House).</p> <p>The project is the third and final stage of retirement village development. It comprises:</p> <ol style="list-style-type: none"> a. one building up to 13 storeys high (or up to 49 metres including lift overrun and plant) providing – <ol style="list-style-type: none"> i. approximately 65 independent-living retirement units ii. administrative facilities (including a lobby and reception/administration area, areas for staff use, and kitchen) iii. communal facilities for residents’ use (including reception, lounges, bar, café, therapy, salon, swimming pool, health/wellness centre and a library) iv. two levels of basement parking b. a basement-level vehicle connection to Building 2 c. vehicle accessways and parking areas d. a pedestrian connection to Pearson House and a suspended pedestrian link at level one to Building 2 e. outdoor amenity areas and landscaping.