

BRF-1961

31 August 2022

Jim Stabback
Chief Executive Officer
Auckland Council
Email: s 9(2)(a)

Dear Jim Stabback

COVID-19 Recovery (Fast-track Consenting) Act 2020 – comments sought on referral application – Great South Homes Park Project

The Minister for the Environment (Minister) has received an application from Unisport Great South Limited to refer the Great South Homes Park Project (project) to an expert consenting panel (panel) for consideration under the COVID-19 Recovery (Fast-track Consenting) Act 2020 (FTCA).

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

Under delegated authority from the Minister and pursuant to section 21(2) of the FTCA, I invite Auckland Council to provide written comments on the referral application. A template is provided for this purpose in Attachment 2. Comment is sought on the specific matters outlined in the table below, and on any other matter you consider relevant to the Minister's decision on whether or not to accept the application.

Specific questions on the application**Great South Homes Park Project:**

1. Are there any reasons that you consider it more appropriate for the project, or part of the project, to proceed through existing Resource Management Act 1991 (RMA) consenting processes rather than the processes in the FTCA?
2. What reports and assessments would normally be required by the Council for a project of this nature in this area?
3. Does the applicant, or a company owned by the applicant, have any environmental regulatory compliance history in your region?
4. There are easements and a consent notice relating to the overland flowpath in favour of Auckland Council on the project site. The applicant currently has an application before Council for their removal. What is the likelihood of the applications being granted? Alternatively, do you agree with the applicant that the project could still proceed with the easements and consent notice in place, as demonstrated by the alternative layout provided by the applicant.

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, Auckland Council will have the opportunity to nominate a local authority representative (who could be a councillor or independent hearings commissioner) to sit on the panel and determine the RMA approvals for the project. The applicant will provide a detailed assessment of environmental effects and cultural impact assessments at this stage and the council will have the opportunity to provide further comments to the panel.

Please provide written comments via return email within 10 working days to ensure that the Minister takes them into consideration when making his decision. Note that the Minister is not required to consider any comments provided after this time.

If it is more efficient for you 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 blue ink, appearing to read 'S Frame', with a stylized flourish at the end.

Stephanie Frame
Manager, Fast-track Consenting Team

Appendix:

A. Details of proposed project

Attachments:

1. Application to refer the Great South Homes Park Project to an expert consenting panel, including supporting information (Databox link)
2. Response template for written comments

cc: Ian Smallburn, General Manager Resource Consents
s 9(2)(a)

Appendix A – Details of proposed project

Project	Applicant	Details
Great South Homes Park	Unispot Great South Limited	The project is to subdivide a 6.1-hectare site located at 470 and 476 Great South Road, and 2 and 8 Gatland Road, Papakura, Auckland and construct approximately 338 residential units, commercial buildings and supporting infrastructure including public open space, roads, vehicle and pedestrian and cycle accessways, car-parking areas and three-waters services.