

Hon David Parker BCom, LLB

Attorney-General

Minister for the Environment

Minister for Oceans and Fisheries

Minister of Revenue

Associate Minister of Finance



BRF-772

8 November 2021

Hon Ayesha Verrall
Minister for Seniors
Parliament Buildings
WELLINGTON

Dear Hon Ayesha Verrall

COVID-19 Recovery (Fast-track Consenting) Act 2020 – comments sought on application for referral – The Botanic, Riverhead

I have received an application to refer The Botanic, Riverhead project to an expert consenting panel (a panel) for consideration under the COVID-19 Recovery (Fast-track Consenting) Act 2020 (FTCA). The project is to develop a retirement village, childcare centre and café in Riverhead, Auckland. This letter is sent to you pursuant to section 21(2) of the FTCA.

The aim of the FTCA is to promote employment to support Aotearoa'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, and meet Treaty of Waitangi obligations.

The proposed project is described in the enclosed schedule, and a copy of the application is electronically attached.

I invite you under section 21(2) of the FTCA to provide written comments on the referral application. I note that if this project is referred to a panel for determination, the applicant will be able to lodge applications with the Environmental Protection Authority for the approvals needed under the Resource Management Act 1991 for the project. A more detailed environmental assessment and cultural impact assessment(s) will be required as part of these applications. You will have an opportunity at that stage to provide comments to the panel.

Please provide your comments via return email within 10 working days if you wish me to take them into consideration when making a decision on whether or not to accept the application and refer the project to a panel.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'David Parker', is positioned below the closing 'Yours sincerely'.

Hon David Parker
Minister for the Environment

Enclosed:

- A. Schedule of proposed project
- B. Application to refer The Botanic, Riverhead to an expert consenting panel including supporting information

Released under the provision of
the Official Information Act 1982

Appendix A - Schedule of proposed project

Project	Applicant	Details
The Botanic, Riverhead - Auckland	Matvin Group Limited	The project is to subdivide land and construct and operate a retirement village and associated facilities, along with a separate childcare centre and café at 1092 Coatesville-Riverhead Highway and 30 Cambridge Road, Riverhead, Auckland. The subdivision will include separate lots for the retirement village, the childcare centre, the café and land proposed to vest as legal road. The project will also include works to extend and upgrade Cambridge Road and upgrade Riverhead Road, and potentially to upgrade the Coatesville-Riverhead Highway - Riverhead Road intersection. The retirement village and associated facilities will include: a. approximately 422 residential units, comprised of approximately 158 standalone independent residential units, approximately 212 apartments in eight buildings between three and five storeys with basement car parking, and approximately 52 apartments in the main building b. a three storey care home building that accommodates approximately 28 memory care beds and approximately 60 care beds c. a five storey main building that accommodates apartments, a reception lobby, bar, pool, gymnasium, medical centre, and retail (including food and beverage) facilities d. outdoor recreation spaces e. car parking areas. The project will involve activities such as: subdivision of land, vegetation trimming and clearance, including of trees in roads and near streams, earthworks (including disturbance and remediation of contaminated soils), diverting groundwater and overland flow paths, discharging stormwater and contaminants to land, placing structures in a flood plain, construction and operation of retirement village buildings and associated facilities, a childcare centre and café, construction of three waters services, construction of roads, vehicle access, loading and parking areas and pedestrian accessways, landscaping and planting of open spaces and recreational areas, and installation of signage.