

## Appendix 2 - Rule Assessment

### *Ōtāhuhu/Mt Richmond – Revegetation, restoration and exotic species removal works*

#### **Site Address:**

1110 Great North Road  
Otāhuhu  
Auckland 1060

#### **Legal description**

Section 1 SO 454943

#### **Site Area**

210457m<sup>2</sup> (21.04 Hectares)

#### **Zone**

Open Space - Conservation Zone (area of works)  
Open Space – Sport and Active Recreation Zone (area of works)

#### **Appeals**

N/A

#### **Designations**

Designations: Designations – 1657, Road Widening Designations, Auckland Transport  
Designations: Airspace Restrictions Designation – ID110, Protection of aeronautical functions – obstacle limitation surfaces, Auckland International Airport Ltd

#### **Precinct**

N/A

#### **Overlays** (those relevant to the proposal are in **bold**)

- Natural Resources: Quality-Sensitive Aquifer Management Areas Overlay [rp] - Auckland Isthmus Volcanic (whole site)
- Natural Resources: Quality-Sensitive Aquifer Management Areas Overlay [rp] – Mt Richmond Volcanic Aquifer (whole site)
- **Natural Heritage: Outstanding Natural Features Overlay [rcp/dp] - ID 111, Mt Richmond (Otāhuhu) – whole site**
- Natural Heritage: Regionally Significant Volcanic Viewshaft and Height Sensitive Areas Overlay [rcp/dp] – Mount Richmond, Height Sensitive Areas

- **Built Heritage and Character: Historic Heritage Overlay Extent of Place [rcp/dp] - 1579, Mount Richmond/Otahuhu R11\_13 Volcanic cone pa site including terrace/s, pit/s, house floors and midden Type A\***

**Controls**

- Controls: Macroinvertebrate Community Index – Native (within)
- Controls: Macroinvertebrate Community Index – Urban (within)

**Other**

Floodplains (not affected)

Overland Flow Paths (not affected)

**Extent of Historic Heritage Overlay**



Source: Auckland Unitary Planning Maps

**Key:**



**Extent of ONF overlay**



Source: Auckland Unitary Planning Maps

***Extent of Open Space Conservation zoning\****



*Source: Auckland Unitary Planning Maps*

*\*Other zoning is Open Space Sport and Active Recreation*

Chapter	Rule	Complies?	Resource consent required?
<b>Chapter D Overlays</b>			
<b>Natural resources</b>	N/A		
<b>Natural heritage</b>	D10 Outstanding Natural Features Overlay and Natural Landscapes Overlay		
	D10.4.2 Activity table	N/A	
	D11 Outstanding Natural Character and High Natural Character Overlay		
	D11.4.2 Activity table	N/A	
	D12 Waitakere Ranges Heritage Area overlay		
	D12.4.1 Activity table	N/A	
	D13 Notable Tree Overlay		
	D13.4.1 Activity table	N/A	
	D14 Volcanic Viewshafts and Height Sensitive Areas Overlay		
	D14.4.1 Activity table	N/A	
	D15 Ridgeline Protection Overlay		
	D15.4.1 Activity table	N/A	
	D16 Local Public Views Overlay		
	D16.4.1 Activity table	N/A	
<b>Built heritage and Character</b>	D17 Historic Heritage Overlay		
	D17.4.1 Activity table(s)	(A8) Pest plant removal, biosecurity measures, tree works is a permitted activity in the HHP Category A extent of place	(A9) Modifications to, or restoration of, buildings, structures, fabric or features of a scheduled historic heritage place, except where provided for as a permitted, controlled or restricted discretionary activity in another rule in this overlay is a restricted discretionary activity <sup>1</sup>

<sup>1</sup> The entire site, with the exception of the sports fields and associated clubroom buildings on the western and eastern sides is included in the Historic Heritage Overlay extent of place, AUP reference #1579 Mount Richmond/Otahuhu R11\_13 Volcanic cone pa site including terrace/s, pit/s, house floors and midden R11 (category A) R11\_38, and includes additional rules for archaeological sites or features and is identified as a place of Maori interest or significance. Of relevance is that D17.1 states that where the primary features of Category A\* places are: the most significant scheduled historic heritage places from legacy plans where the total or substantial demolition or destruction was a discretionary or non-complying activity (rather than a prohibited activity). This is an interim category until a comprehensive re-evaluation of these places is undertaken and their category status is addressed through a plan change process. Of relevance is that D17.4 states that all features within the extent of a Category A\* place will be considered a primary feature for the purposes of the rules in this chapter. No primary features have been identified for Otahuhu and in the absence of this information consent is sought for the tree removal work (on the basis that the trees are part of the fabric or features).

			The removal of 422 exotic trees results in a modification of the fabric or features and is a restricted discretionary activity
D17.4.2	(A7) Maintenance and repair of gardens, lawns, garden amenities, driveways, parking areas, effluent disposal systems, swimming pools, sports fields, courts and grounds, bridle paths, footpaths, cycle and walking tracks, including the planting of vegetation is a permitted activity in the HHP Cat A*. The works do not consist of planting associated with maintenance and repair of gardens but is new planting.		<p>(A23) Conservation Planting<sup>2</sup> is a discretionary activity within the scheduled extent of place of Category A* places.</p> <p>Planting of 19,563m<sup>2</sup> is proposed for within the HHP as follows:</p> <ul style="list-style-type: none"> <li>• Large slope 9681m<sup>2</sup></li> <li>• Olive Quarry 4667m<sup>2</sup></li> <li>• Small Quarry 2603m<sup>2</sup></li> <li>• Field 2612m<sup>2</sup> (northern portion within HHP)</li> </ul> <p>(A26) Removal of trees greater than 3m in height or greater than 300mm girth is a discretionary activity in the Category A* Extent of Place.</p> <p>All 422 trees to be removed within the extent of place are greater than 3m in height and a discretionary activity.</p>
D17.4.3	N/A		
D18 Special Character Areas Overlay – Residential and Business			
D18 Activity table(s)	N/A		
D19 Auckland War Memorial Viewshaft Overlay			
D19.4.1 Activity table	N/A		
D20 Dilworth Terrace Houses Viewshaft Overlay			

<sup>2</sup> AUP, Chapter J1 definitions: Planting principally for: • soil and water conservation; • waste water disposal or purification; • landscape preservation or enhancement; • preservation for particular historic or archaeological value; and • conservation for scientific or ecological value. Includes: • planting trees; and • tending trees. Excludes: • growing trees for timber production.

	D20.4.1 Activity table	N/A	
<b>Mana Whenua</b>	D21 Sites and Places of Significance to Mana Whenua Overlay		
	D21.4.1 Activity table	N/A	
<b>Built environment</b>	D22 Identified Growth Corridor Overlay		
	D22.4.1 Activity table	N/A	
<b>Infrastructure</b>	D23 Airport Approach Surface Control		
	D23.4.1 Activity table	Complies	
	D24 Airport Noise Overlay		
	D24.4.1 Activity table	N/A	
	D25 City Centre Port Noise Overlay		
	D25.4.1 Activity table	N/A	
	D26 National Grid Overlay		
	D26.4.1 Activity table	N/A	
	D27 Quarry Buffer Corridor Overlay		
	D27.4.1 Activity table	N/A	
<b>Chapter E Auckland-wide rules</b>			
<b>Natural resources</b>	E1 Water quality and integrated management		
	E1.4.1 Activity table	Macroinvertebrate Community Index applies (urban and exotic). No rules triggered.	
	E2 Water quantity, allocation and use		
	E2.4.1 Activity table	N/A	
	E3 Lakes, rivers, streams and wetlands		
	E3.4.1 Activity table	N/A	
	E4 Other discharges and contaminates		
	E4.4.1 Activity table	N/A	
	E5 On-site and small scale wastewater treatment and disposal		
	E5.4.1 Activity table	N/A	
	E6 Wastewater network management		
	E6.4.1 Activity table	N/A	
	E7 Taking, use, damming and diversion of water and drilling		
	E7.4.1 Activity table	N/A	
	E8 Stormwater – Discharge and diversion		
	E8.4.1 Activity table	N/A	
	E9 Stormwater quality – High contaminant generating		

E9.4.1 Activity table	N/A	
E10 Stormwater management areas Flow and Flow 2		
E10.4.1 Activity table	N/A – no impervious surface proposed	
E11 Land disturbance – Regional		
E11.4.1 Activity table	Complies / below the thresholds.	
E12 Land disturbance – District		
E12.4.1 Activity table	<p>(A1) Earthworks for installation, operation and maintenance of planting of vegetation is a permitted activity in the open space conservation zone and open space sport and active recreation zone subject to compliance with the standard. The earthworks for planting meets applicable standards in the open space zones.</p> <p>The planting plan prepared by Te Ngahere shows that planting of vegetation is required over the following areas:</p> <ul style="list-style-type: none"> <li>• 32,313m<sup>2</sup> (ONF applies)</li> <li>• 19,563m<sup>2</sup> (HHP applies – as the ONF applies to the whole of the maunga this amount is also within the ONF not additional to)</li> </ul> <p>Earthworks to enable planting are based on a nominal sum calculated from the proposed planting schedules. While planting occurs over a wider area as above, the majority of planting involves small plants, seedlings, and mound planting with a no dig option, requiring minimal disturbance. Earthworks calculations are based on plant bag sizes and spacings as outlined in the planting plan<sup>3</sup>. Due to the nature of planting and effects being such, there is no need to undertake a more exacting calculation.</p> <p>Total earthworks in the ONF are calculated as:</p>	

<sup>3</sup> Planting Plan prepared by Te Ngahere



		<ul style="list-style-type: none"> <li>• 42.5m<sup>3</sup></li> <li>• 1493.7m<sup>2</sup></li> </ul>	
E12.4.2 Activity table (overlay)	(A19) Earthworks for gardening or planting is a permitted activity in the SHHP <sup>4</sup> .	Total area of earthworks within the HHP are calculated as: <ul style="list-style-type: none"> <li>• 28.3m<sup>3</sup></li> <li>• 995.8m<sup>2</sup></li> </ul>	
E12.4.3 Activity table (ONF overlay V1)			(A40) Earthworks not otherwise permitted greater than 10m <sup>3</sup> and up to 50m <sup>3</sup> is a restricted discretionary activity within an Outstanding Natural Feature Category V1 (large volcanic landform). Earthworks calculated at 42.5m <sup>3</sup> requires consent as a restricted discretionary activity.
E13 Cleanfills, managed fills and landfills			
E13.4.1 Activity table	N/A		
E14 Air quality			
E14.4.1 Activity table	N/A		
E15 Vegetation management and biodiversity			
E15.4.1 Activity table	(A7) Conservation planting is a permitted activity.		

<sup>4</sup> Standards E12.6.2 (17) Earthworks/land disturbance for the planting of any tree within the Historic Heritage Overlay must not be undertaken where additional rules for archaeological sites or features apply as listed in Schedule 14 Historic Heritage Schedule, Statements and Maps, other than as a replacement for a pre-existing tree; and, within the area previously occupied by the root plate of the pre-existing tree. No specimen trees are proposed as part of the planting plan.

	E15.4.2 Activity Table	(A36) Pest plant removal is a permitted activity in the ONF V1 overlay. (A37) Conservation planting is a permitted activity in the ONF V1 overlay.	
	E16 Trees in open space zones		
	E16.4.1 Activity table		(A7) Tree removal of any tree greater than 4m in height or greater than 400mm in girth is a restricted discretionary activity.  The tree removals include trees greater than 4m in height and 400mm in girth. For ease of assessment consent is sought for the removal of all 422 exotic trees. This is a restricted discretionary activity.
	E17 Trees in roads		
	E17.4.1 Activity table	N/A	
	E18 Natural character of the coastal environment		
	E18.4.1 Activity table	N/A	
	E19 Natural features and natural landscapes in the coastal environment		
	E19.4.1 Activity table	N/A	
<b>Mana Whenua</b>	N/A		
<b>Built environment</b>	E22 Artworks		
	N/A		
	E23 Signs		
	E23.4.1 Activity table(s)	N/A	
	E24 Lighting		
	E24.4.1 Activity table	N/A	
	E24 Noise and vibration		
	E25.6.18 Standard		

			<p>E25.4 (A2) Activities that do not comply with the permitted activity standard is a restricted discretionary activity.</p> <p>The activity has been assessed against Rule E25.6.27 which controls the noise from construction activities on the site. The proposed activity is construction, and the application of construction-related rules to the use of helicopters for construction activities is common and traditional.</p> <p>The use of the helicopter will exceed the construction noise level permitted of 75dB LAeq. The proposal will exceed the construction noise limit in one area by a maximum of 8dBA for up to 2 days, and a maximum of 6dBA for up to 6 days. Noise levels at all other properties with an exceedance generated up to 5dBA will be for shorter periods.</p>
<b>Infrastructure</b>	E26 Infrastructure		
	E26.4.1 Activity table	N/A	
	E27 Transport		
	E27.4.1 Activity table	Complies/N/A	
	E28 Mineral extraction from land		
	E28.4.1 Activity table	N/A	
	E29 Emergency management areas – Hazardous facilities and infrastructure		
	E29.4.1 Activity table	N/A	
<b>Environmental risk</b>	E30 Contaminated land		
	E30.4.1 Activity table	N/A	
	E31 Hazardous substances		
	E31.4.1 Activity table	N/A	
	E32 Biosolids		
	E32.4.1 Activity table	N/A	

	E33 Industrial trade activities		
	E33.4.1 Activity table	N/A	
	E34 Agrichemicals and vertebrate toxic agents		
	E34.4.1 Activity table	N/A	
	E35 Rural production discharges		
	E35.4.1 Activity table	N/A	
	E36 Natural hazards and flooding		
	E36.4.1 Activity table		
	E37 Genetically modified organisms		
	E37.4.1 Activity table	N/A	
<b>Subdivision</b>	N/A		
<b>Temporary activities</b>	N/A		
<b>Chapter F Coastal</b>			
	N/A		
<b>Chapter G Rural Urban Boundary</b>			
	N/A		
<b>Chapter H Zones</b>			
<b>H7 Open Space</b>	H7.9.1 Activity table		
		(A26) Conservation planting is a permitted activity in all of the open space zones.	
	H7.11 Standards		
	H7.11.1 Building height	N/A	
	H7.11.2 Height in relation to boundary	N/A	
	H7.11.3 Yards	N/A	
	H7.11.4 Screening	N/A	
	H7.11.5 Gross Floor Area Threshold	N/A	
	H7.11.6 Maximum site coverage	N/A	

	H7.11.7 Maximum impervious area	N/A	
	H7.11.8 Non-security flooding, fitting support and tower up to 18m high	N/A	
	H7.11.99 Maimai	N/A	
<b>Chapter I Precincts</b>			
<b>N/A</b>			