

2.14 – Treaty settlements - section 32 evaluation for the Proposed Auckland Unitary Plan

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1. Overview and Purpose

This evaluation should be read in conjunction with Part 1 in order to understand the context and approach for the evaluation and consultation undertaken in the development of the Proposed Auckland Unitary Plan (the Unitary Plan).

1.1. Subject Matter of this Section

This section outlines how Treaty settlements are acknowledged in the Unitary Plan. This section also describes the approach to managing the resource of land acquired by iwi through Treaty settlement. The term 'Treaty settlement land' is defined as properties vested with claimant groups by the Crown as a result of Treaty settlement legislation and final Deeds of Settlement. 'Treaty settlement land' includes cultural redress properties and commercial redress properties, but excludes properties over which claimants have been awarded Right of First Refusal, and land covered by statutory acknowledgements or Deed of Recognition but not owned by claimant groups.

1.2. Resource Management Issue to be Addressed

In recent years, a number of iwi and hapū in Auckland have settled claims with the Crown for breaches of the Treaty. Other iwi are at various stages of negotiations, including Agreements in Principle and Deeds of Settlement. It is anticipated that up to 16 claims will be settled by 2016. Treaty settlement legislation addresses historic breaches of the Treaty through an apology, a range of acknowledgements, and the transfer of Crown-owned land parcels to claimants. Some land is acquired as 'cultural redress' (generally reserves) and other land is acquired as commercial redress. Commercial redress is intended to form an economic base for the iwi/hapū.

Treaty Settlement legislation includes statutory acknowledgements, which Council must have regard to when deciding if iwi/hapū are affected persons. In addition, Part 2, s. 17 of the Waikato-Tainui Raupatu Claims (Waikato River) Settlement Act 2010 requires Auckland Council to have particular regard to the vision and strategy when carrying out powers under the Resource Management Act if the functions or powers relate to the Waikato River or activities in the catchment that affect the Waikato River.

The provisions relating to Treaty settlements seek to address the following topics:

- recognition of the implications of Treaty settlements for resource management
- the need for flexibility to recognise future Treaty settlements, as further legislation is passed
- development and use of Treaty settlement land, in accordance with the outcomes of the settlement.

1.3. Significance of this Subject

This approach in the Unitary Plan is a significant shift from legacy plans because the recognition of Treaty settlements in legacy plans was limited to appending statutory acknowledgements to the plan, as required by Claims Settlement Acts.

This approach takes a broader view of the effect of the settlement of Treaty claims on how resources are managed in Auckland, including the need to recognise and provide for the relationship of Mana Whenua with land acquired through Treaty settlement.

1.4. Auckland Plan

Strategic Direction 2 of the Auckland Plan directs Council to 'Enable Māori aspirations through recognition of Te Tiriti o Waitangi/the Treaty of Waitangi and customary rights'. The Auckland Plan includes two priorities:

- To establish papakāinga in Auckland
- To enable Māori aspirations for thriving and self-sustaining marae

The Auckland Plan includes two relevant directives:

- Directive 2.1: Investigate and implement a suite of options to support papakāinga development on both traditional Māori land and general land.
- Directive 2.4: Support marae development to achieve social, economic and cultural development.

1.5. Current Objectives, Policies, Rules and Methods

Legacy plans did not include provisions recognising the outcomes of Treaty settlements.

Land acquired through Treaty settlement was not specifically identified in legacy plans as land with which Māori have a relationship as a matter of national importance. Auckland City Council (Isthmus) district plan contained a Special Purpose Zone to recognise the land acquired by Ngati Whatua o Orakei through the Orakei Act 1991. This zone was applied to a discrete area which encompassed contiguous blocks of Treaty Settlement Land. Other legacy district plans do not include specific reference to development and use of Treaty settlement land.

1.6. Information and Analysis

Three alternative approaches to recognising Treaty settlement have been developed and evaluated. These approaches have been developed in collaboration with the Independent Māori Statutory Board through workshops in November 2012 and June-August 2013. These approaches were also discussed with the Auckland Council officers working with the Crown to carry out due diligence on land to be acquired through Treaty settlements.

Analysis has been carried out on the Treaty settlement land data set to determine the location of Treaty settlement land in Auckland, at the date of the notification of the Unitary Plan. It is acknowledged that this dataset will evolve over time, with potentially 50 properties being added every year until 2020.

The Treaty Settlement land provisions are based on the Māori land provisions.

1.7. Consultation Undertaken

- Issues relating to the development of Treaty settlement land were identified at two workshops held with iwi authorities in March 2012.
- A working draft of the RPS objectives and policies relating to Treaty settlements was released to iwi authorities in September 2012. Options for recognising Treaty settlements were discussed in technical workshops held with iwi authorities in October 2012, and written feedback on the provisions was received from 15 iwi authorities in November 2012.

The draft Unitary Plan was publicly released for comment in March 2013. Two technical workshops were held with iwi authorities, which included discussions with officers regarding a development scenario for Treaty settlement land in the Rural Coastal zone. Written feedback on the Māori land provisions in the draft Unitary Plan was received from 19 iwi authorities in May 2013.

1.8. Decision-Making

On 25 May 2012, the Political Working Party endorsed Option 3 with amendments for meeting Council's statutory requirements in relation to Treaty Settlement legislation and to identify key elements of Treaty Settlements in a non-statutory alert layer (Council's GIS database).

Option 3 included:-

- Include issues, objectives, policies and rules that confirm how Treaty Settlement legislation should be addressed in RMA processes.
- Regard to be had to Statutory Acknowledgements in resource management processes including the identification of Mana Whenua as affected parties.
- Specific changes to parts of the Plan as directed by legislation.
- Treaty Settlement groups forwarded copies of resource consent applications for activities that may adversely affect the statutory acknowledgement area.
- Identify and map key elements of Treaty Settlements at Deed of Settlement stage in Council's GIS (as soon as Deed of Settlement is finalised).

The Political Working Party endorsed option 3 but directed that there should be no special reference in the Unitary Plan to land returned through Treaty settlement as commercial redress, financial redress and right of first refusal.

In September 2012, the Political Working Party approved the working draft of the Unitary Plan for release to iwi authorities. As a result of Mana Whenua feedback inclusion of reference to Commercial redress were recommended to be added to the RPS policies.

On 12 December 2012, PWP confirmed the proposed policies and objectives relating to commercial and cultural redress for inclusion in the Unitary Plan. This included RPS policy to enable the development of land acquired as commercial redress for social and economic development. This included RPS policy to enable Mana Whenua to access and use cultural redress lands and interests for cultural activities. No rules were included to give effect to these policies.

On 9 August 2013, a workshop held by the Auckland Plan Committee directed officers to:

- Retain the existing RPS policy, and add:
 - a process which sets out how iwi and council will interact as settlement progresses, and directs council to work with Mana Whenua to develop site-specific provisions.
 - an indication that council will assess plan changes within two years of the Unitary Plan becoming operative.
- Create the same provision for Treaty settlement land as for Māori land, comprising Auckland-wide objectives, policies, and rules to enable development of Treaty Settlement land in a similar manner to Māori land for customary use.

1.9. Proposed Provisions

The provisions enable minor development as permitted activities, and provide for a discretionary Integrated Māori Development Plan to enable a range of activities on Treaty settlement land. The provisions are supported by a non-statutory information layer which maps Treaty settlement land and interests, as identified in Deeds of Settlement and Claims Settlement Acts. The provisions include dwellings and a marae complex as a permitted activity, up to a specified threshold. The provisions also introduce customary uses, structures for cultural activities, and urupā as activities on Māori land.

A Cultural Impact Assessment is required for resource consent applications affecting Treaty settlement lands or interests.

1.10 Reference to other Evaluations

This section 32 report should be read in conjunction with the following evaluations:

- 2.2 – Rural urban boundary location
- 2.5 – Building heights
- 2.11 – Biodiversity
- 2.15 – Mana Whenua cultural heritage

- 2.16 Maori development
- 2.17 – Maori development
- 2.18 – Maori land

2. Objectives, Policies and Rules

2.1. Objective 3

The following is an evaluation of the appropriateness of the Objectives in achieving the purpose of the RMA and the Bill and is made in the context of the identified Issue.

The following objective is proposed:

Objective 3 of the RPS – (Part 2, Chapter B) Section 5.1 Recognition of te Tiriti o Waitangi partnerships and participation

The relationship of Mana Whenua with Treaty Settlement land is provided for, recognising:

- Treaty settlements provide redress for the grievances arising from the breaches of the principles of Te Tiriti o Waitangi by the Crown*
- the historical context associated with the loss of land by Mana Whenua and resulting inability to provide for Mana Whenua well-being*
- the importance of cultural redress lands and interests to Mana Whenua identity, integrity, and rangatiratanga*
- the limited extent of commercial redress land available to provide for the economic well-being of Mana Whenua.*

This objective addresses the issue 'Recognition of the Treaty' by identifying that Auckland Council has a role in implementing Treaty settlements by recognising and providing for Treaty settlement outcomes. The objective recognises the historical significance of the Treaty Settlement process in restoring Mana Whenua well-being.

Appropriateness

Relevance

This objective gives effect to Part 2, s. 6 of the RMA by recognising and providing for the relationship of Maori and their culture and traditions with their ancestral lands. This objective recognises that the relationship that Mana Whenua have with land acquired through Treaty settlement is a matter of national importance in accordance with Part 2, s. 6 of the RMA.

The *Māori Values Supplement* cites case law to support the broad identification of ancestral land, as follows:

'Section 3(1)(g) of the Town and Country Planning Act 1977, required local authorities, in the administration of their planning schemes, to recognise and provide for: '(g) *The relationship of the Māori people and their culture and traditions with their ancestral land*'. For more than a decade, a line of Planning Tribunal cases held that land was not 'ancestral land' if it was no longer in Māori ownership. This narrow approach was eventually overturned by the High Court, which held that the appropriate interpretation was land which was owned by Māori ancestors, and went on to state that it was the nature of the relationship with the land that was important' (MfE, 2010 p.287).

Specifically referring to the significance of resources which are vested in iwi through Treaty settlements, the *Māori Values Supplement* gives the example of the High Court case brought by Waikato-Tainui against the Hamilton City Council:

'... It does not matter that The Base was not formerly land of exceptional significance to Tainui ... Much of the Waikato was formerly Tainui land in a general sense, but The Base has now become an area of particular importance to the plaintiff by reason of the terms of

the Raupatu settlement. In other words, there is a direct nexus of significant importance between the plaintiff and The Base...Such interests will thus be important considerations pursuant to the Māori provisions of the RMA' (MfE 2010, p.299)

This objective gives effect to Part 2, s. 8 of the RMA which requires Auckland Council to take into account the principles of the Treaty of Waitangi (Tiriti o Waitangi). These principles include the principle of active protection. The *Māori Values Supplement* gives an explanation of the principle of active protection, including that '...this principle may also require applicants to investigate alternative options which do not affect Māori relationships with resources. (MfE 2010, p. 297). This objective takes into account the principle of active protection by actively providing for the recognition of Mana Whenua values in Treaty Settlement land, including but not limited to, interests identified in statutory acknowledgements.

The *Māori Values Supplement* (MfE, 2010) states that:

'The RMA and the Treaty of Waitangi Act 1975 regimes are separate processes, and Treaty claims will not impede legitimate RMA processes. However, there are examples of links between these processes. For example, Treaty claims have been incorporated into the RMA processes as iwi and hapū reach settlements with the Crown. Such incorporation can come in the form of co-management arrangements, statutory acknowledgements or agreed protocols, or the vesting of resources...Statutory acknowledgements which arise from Treaty settlements have procedural implications on RMA processes. This ensures that tāngata whenua are consulted and involved as interested persons in RMA processes which affect sites of significance to the iwi or hapū... Where Treaty claims are ongoing and not yet settled, it is possible to provide mechanisms in the RMA context in anticipation of iwi or hapū settlements. For example, conditions in resource consents may provide for a future review of a resource consent to take into account matters arising from a Treaty settlement' (MfE 2010, p. 299)

Usefulness

Add value This objective clarifies that the relationship of Mana Whenua with land acquired through Treaty settlement is a matter of national importance. This relationship elevates the importance of providing for the use, development, and protection of Treaty settlement land, in ways which accord with Mana Whenua aspirations for that land.

Assist with decision-making The objective states the specific purpose and circumstances of land acquired through Treaty settlement – that it is transferred in partial compensation for grievance, that it has strong symbolic importance, and that it is limited because of the Crown's finite supply of land and competing needs to settle other grievances. Where development is proposed that supports the outcomes of Treaty settlement, the circumstances stated in this objective need to be recognised and provided for when considering the impacts of the proposal on the social, economic, and cultural well-being of Mana Whenua.

Assist in achieving other environmental outcomes

This objective complements Part 1, Section 5, Objective 5.2.1 relating to the reflection of Mana Whenua mātauranga and tikanga in resource management decision-making.

Achievability

Functions Council can achieve this objective through the development of the Unitary Plan and subsequent plan changes, and through its power as a consenting authority to grant or refuse resource consent applications.

Reasonableness

It is reasonable to expect council to be aware of Treaty claims settled in Auckland, to be aware of the outcomes of Treaty settlements, and to ensure that the Unitary Plan provides

opportunities for the interests confirmed through Treaty settlements to be recognised. Information regarding Treaty settlements is publicly available from the Office of Treaty Settlements website.

Methods

- Policy 5 of the RPS – (Part 2, Chapter B) Section 5.1 Recognition of te Tiriti o Waitangi partnerships and participation providing for the components agreed in Treaty settlement legislation
- Part 3, Chapter G, Section 2.7.4 of the General rules and special requirements requiring a Cultural Impact Assessment if a development proposal affects value or interests in relation to Treaty settlement redress lands or interests identified through a final Deed of Settlement or Treaty settlement legislation including statutory acknowledgements and statutory association areas.
- Part 3, Chapter G, Section 2.7.4 of the General rules and special requirements – Applications affecting Treaty settlements
- Attaching statutory acknowledgements to the Unitary Plan for the purpose of public information (refer to Appendix 4.3 of Part 5 Appendices)
- Identifying components of Treaty Settlements in a non-statutory Treaty Settlement GIS layer, this sits outside the Unitary Plan
- Non-regulatory methods (listed in the Treaty of Waitangi Issues paper)

Timeframe

There are currently five completed settlements within Auckland. The Crown expects to settle with at least 16 iwi by 2016.

Indicators in the Māori Plan (IMSB 2012)

- No indicators specific to Treaty settlements in the Māori Plan.

2.1.1 Policies

Policy 5 of the RPS – (Part 2, Chapter B) Section 5.1 Recognition of te Tiriti o Waitangi partnerships and participation supports the objective to recognise and provide for the relationship of Mana Whenua with Treaty Settlement land and resources, by identifying specific matters which must be recognised and provided for if a proposal affects Treaty settlement land or resources. These matters comprise statements and agreements relating to the rights and values of Mana Whenua which are set out in Treaty Settlement documents or legislation.

2.1.2 Rules

A Cultural Impact Assessment is required for any resource consent application which affects sites, places, areas or resources of significance identified in final Deeds of Settlement and Treaty Settlement legislation including:-

- i. Land returned or identified for the purposes of cultural redress or commercial redress;
- ii. Areas subject to statutory acknowledgement and other statutory instruments for cultural redress.

2.1.3 Costs and Benefits of Proposed Policies and Rules

Proposed policies and rules	Recognition of Treaty settlements through requiring a Cultural Impact Assessment for applications which affect Treaty settlement land or interests
Costs	Environmental cost <ul style="list-style-type: none"> • None Economic cost <ul style="list-style-type: none"> • Costs to applicants to commission a Cultural Impact Assessment

	<p>Social cost</p> <ul style="list-style-type: none"> • None <p>Cultural cost</p> <ul style="list-style-type: none"> • None <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> • Potential loss of economic growth if Cultural Impact Assessment indicates that application should be declined. <p>Opportunity cost for employment</p> <ul style="list-style-type: none"> • Potential loss of employment if Cultural Impact Assessment indicates that application should be declined.
Benefits	<p>Environmental benefit</p> <ul style="list-style-type: none"> • Potential benefits from protection of sensitive environments through recommendations in Cultural Impact Assessment. <p>Economic benefit</p> <ul style="list-style-type: none"> • None <p>Social benefit</p> <ul style="list-style-type: none"> • Values associated with Treaty settlement lands and interests are maintained for the enjoyment of iwi and the community. <p>Cultural benefit</p> <ul style="list-style-type: none"> • Association of Mana Whenua with land and interests within their rohe is visible and recognised.
Effectiveness	<ul style="list-style-type: none"> • Regional Policy Statement sets the ultimate outcome: <i>Objective 3 of Section 5.1, The relationship of Mana Whenua with Treaty Settlement land is provided for...</i> • Allows some progress towards objective through creating a mechanism to recognise and provide for Mana Whenua interests and lands. • Assumption that Council has accurate data on Treaty settlement lands and interests
Efficiency	Cumulative impact of costs for Cultural Impact Assessments for applications affecting Treaty settlement lands and interests is likely to be small.

2.1.4 Adequacy of Information and Risk of Not Acting

Risks	<p>Information about the resource of Treaty settlement land will continue to evolve as further settlements are completed. The Office of Treaty Settlements administers a landbank mechanism for surplus Crown land which gives an indication of where land may be acquired through future Treaty settlements.</p> <p>The risk of acting is that, as more land is acquired through Treaty settlements, provisions developed to recognise Mana Whenua aspirations will come to apply much more widely across the region. To avoid this risk, it would be necessary to stipulate that Treaty settlement land provisions will only apply to land already acquired through Treaty settlement at the time of notification. However, restricting the provisions to Treaty settlement land at time of notification would unfairly disadvantage iwi whose settlements are still in negotiation, and undermine the effectiveness of the provisions in recognising interests as confirmed through Claims Settlement legislation.</p> <p>The risk of not acting is that Council's relationship with individual iwi and hapū will deteriorate because of a perceived reluctance to acknowledge the outcomes of Treaty settlements and concomitant desire to protect the values associated with that land.</p>
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2.2. Objective 4

Objective 4 of the RPS – (Part 2, Chapter B) Section 5.1 Recognition of te Tiriti o Waitangi partnerships and participation

The development and use of Treaty settlement land is enabled in ways that give effect to the outcomes of Treaty settlements recognising that:

a. cultural redress is intended to meet the cultural interests of the Mana Whenua group

b. commercial redress is intended to contribute to the social and economic development of Mana Whenua.

This objective addresses the issue 'Recognition of the Treaty' by identifying that Auckland Council has a role in implementing Treaty settlements by enabling the use and development of Treaty settlement land. The objective recognises the historical significance of the Treaty Settlement process in restoring Mana Whenua well-being through strengthening Mana Whenua connections with cultural resources and through economic and social development.

Appropriateness

Relevance

This objective gives effect to Part 2, s. 8 of the RMA by taking into account the principles of the Treaty of Waitangi (Te Tiriti o Waitangi). These principles include the principle of redress and the principle of the right to development. This objective takes into account the principles of redress and the right to development by recognising the intention of the claim settlement legislation between Mana Whenua and the Crown relating to this land, and enabling development that accord with that outcome.

Auckland Council's *Māori Responsiveness Framework – Whiria Te Muka* notes that 'While the direct obligation to redress grievance sits with the Crown, council has an important role in implementing the principle of redress at the regional and local level, particularly where the redress includes resources within the region' (Auckland Council 2013, p.8). Local government's role in implementing Treaty settlements is further explained in *Māori Values Supplement* which states that: 'The Environment Court has consistently held that, while local authorities must take the Treaty principles into account in exercising RMA functions, they are not subject to the Crown obligations under the Treaty. By contrast, the Waitangi Tribunal has stated that local authorities are effectively agents of the Crown in respect of honouring Treaty obligations. More recently, the High Court has made similar statements in the RMA context: It is the responsibility of successors to the Crown, which in the context of local government includes the Council, to accept responsibility for delivering on the Article 2 promise. Nowadays the Crown is a metaphor for the Government of New Zealand, here delegated by Parliament to the Council, which is answerable to the whole community for giving effect to the Treaty vision. That includes "avert[ing] the evil consequences which must result from the absence of the necessary Laws and institutions" needed to secure justice to all New Zealanders. These statements acknowledge the role of local authorities in giving effect to and implementing the Crown's Treaty obligations, including in the RMA context' (MfE, 2010).

This objective takes into account the principle of the right to develop by enabling development that accords with the outcome of the Treaty settlement.

In support, the *Māori Values Supplement* (MfE, 2010) states that: 'More recently, Treaty claims are being incorporated into the RMA processes as iwi and hapū reach settlements with the Crown. Where Treaty claims are ongoing and not yet settled, it is possible to provide mechanisms in the RMA context in anticipation of iwi or hapū settlements. There is an important link between Treaty settlements and the development aspirations of iwi and hapū' (p.260).

Usefulness

Add value This objective explains the purpose of the two kinds of redress – cultural and commercial redress. This explanation is based on the Office of Treaty Settlements *'Healing the past, building a future – A guide to Treaty of Waitangi Claims and Negotiations with the Crown'* (2004, pp. 87-101)

Assist with decision-making This objective directs Council to consider the intentions of the relevant Treaty settlement when considering proposals for the development and use of Treaty settlement land. Treaty settlement land is classified as cultural or commercial redress within the relevant Deed of Settlement, and legislation. Treaty Settlement land and interests are mapped in a non-statutory Treaty Settlement Alert Layer.

Assist in achieving other environmental outcomes

This objective complements Part 1, Chapter B, Objective 5.3.1 ‘Development supports the economic, social, and cultural aspirations of Māori’. This objective may need to be balanced against other objectives discouraging the development and use of land.

Achievability

Functions Council can achieve this objective through the development of the Unitary Plan and subsequent plan changes, and through its power as a consenting authority to grant or refuse resource consent applications.

Reasonableness

It is reasonable to expect council to be aware of Treaty claims settled in Auckland, to be aware of the outcomes of Treaty settlements, and to ensure that the Unitary Plan provides opportunities for the interests confirmed through Treaty settlements to be recognised.

Methods

- Policy 6 of the RPS – (Part 2, Chapter B) Section 5.1 Recognition of te Tiriti o Waitangi partnerships and participation taking into account the benefit to the wider community of land returned for cultural redress
- Policy 7 (same section) setting out a process for working with Mana Whenua to determine appropriate zoning for land
- Policies 8 and 9 (same section) recognising the potential use of redress land
- Identifying components of Treaty settlements in a non-statutory Treaty Settlement Alert Layer, which sits outside the Unitary Plan

Timeframe

The success of this objective will be measured by:

- Percentage of cultural/commercial redress properties with resource consent approval (if necessary) for development or use in accordance with Mana Whenua aspirations, ten years after each individual settlement is completed
- Percentage of cultural/commercial redress properties with resource consent approval (if necessary) for development or use in accordance with Mana Whenua aspirations, ten years after each individual settlement is completed

2.2.1. Policies

- Policy 6 of the RPS – (Part 2, Chapter B) Section 5.1 Recognition of te Tiriti o Waitangi partnerships and participation supports the objective to enable the development and use of Treaty settlement land, by recognising the benefit to the community of covenanted land returned for cultural redress and requiring that this benefit be taken into account when assessing proposals for the development and use of Treaty settlement land.
- Policy 7 (same section) setting out a process for working with Mana Whenua to determine appropriate zoning for land, including assessing plan changes within two years of the Unitary Plan becoming operative.
- Policy 8 and 9 (same section) recognising the potential use of redress land

2.2.2. Rules

The proposed rules are summarised in 1.9 above.

- The number of dwellings permitted on Treaty settlement land is ten. This threshold for permitted activities is four dwellings above the threshold of six

- A marae complex is permitted on Māori land up to 700m GFA. This threshold reflects the size of marae necessary for the owners of a piece of Māori land or Treaty settlement land to establish a marae for their family, but is not large enough to permit the commercial operation of a marae for visitor accommodation.
- These rules are achievable:
 - These rules will be **efficient** because they allow landowners to clearly determine the level of development permitted on the land without resource consent.
 - These rules will be **effective** because they allow landowners to occupy the land, albeit in a limited way, in accordance with ahi kā. Ahi kā is a concept describing the importance of having a living presence on your land.

2.2.3. Costs and Benefits of Proposed Policies and Rules

Proposed policies and rules	Provision for development on Treaty settlement land beyond what is provided for on surrounding land through permitted activities in Policies 1, 2 and 6; Chapter H – Auckland-wide Rules, Section 2.2 Treaty settlement land
Costs	<p>Environmental cost</p> <ul style="list-style-type: none"> • Potential for more dispersed development than envisaged in compact city model • Potential for adverse environmental effects if alternative infrastructure solutions are not installed and maintained adequately <p>Economic cost</p> <ul style="list-style-type: none"> • Potentially inefficient use and development of Treaty settlement land to meet baseline requirements. <p>Social cost</p> <ul style="list-style-type: none"> • Potential for adverse effects related to noise and traffic associated with permitted residential and marae complex development <p>Cultural cost</p> <ul style="list-style-type: none"> • None <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> • Potential loss of economic growth prevented by requirements to get resource consent. <p>Opportunity cost for employment</p> <ul style="list-style-type: none"> • Potential loss of employment prevented by requirements to get resource consent.
Benefits	<p>Environmental benefit</p> <ul style="list-style-type: none"> • Potential benefits from use of alternative infrastructure (e.g. land-based wastewater infrastructure) which reduce impacts on the environment <p>Economic benefit</p> <ul style="list-style-type: none"> • Utilisation of Treaty settlement land for minor development • Certainty for landowners of development permitted without a resource consent <p>Social benefit</p> <ul style="list-style-type: none"> • Enhanced Mana Whenua well-being through self-reliance and improved living conditions <p>Cultural benefit</p> <ul style="list-style-type: none"> • Residential and marae development allows re-occupation of Treaty settlement land
Effectiveness	<ul style="list-style-type: none"> • Regional Policy Statement sets the ultimate outcome: <i>Part 1, Chapter B Objective 5.1.3, The relationship of Mana Whenua with</i>

	<p><i>Treaty Settlement land is provided for...</i></p> <ul style="list-style-type: none"> • Allows some progress towards objective through enabling minor development on Treaty settlement land. • Assumption that minimum site size and maximum GFA will prevent adverse effects from permitted baseline development • Assumption that Council has accurate data on Treaty settlement land • Risk of development permitted as a baseline preventing more comprehensive development in future
Efficiency	Cumulative impact of costs of development on Treaty settlement land is likely to be small

2.2.4. Adequacy of Information and Risk of Not Acting

Risks	<p>Information about the resource of Treaty settlement land will continue to evolve as further settlements are completed. The Office of Treaty Settlements administers a landbank mechanism for surplus Crown land which gives an indication of where land may be acquired through future Treaty settlements.</p> <p>The risk of acting is that, as more land is acquired through Treaty settlements, provisions developed to recognise Mana Whenua aspirations will come to apply much more widely across the region. To avoid this risk, it would be necessary to stipulate that Treaty settlement land provisions will only apply to land already acquired through Treaty settlement at the time of notification. However, restricting the provisions to Treaty settlement land at time of notification would unfairly disadvantage iwi whose settlements are still in negotiation. These provisions are intended to provide a mechanism to allow Mana Whenua to occupy Treaty settlement land as soon as legislation is passed.</p> <p>The risk of not acting is that Council's relationship with individual iwi and hapū will deteriorate because of a perceived reluctance to acknowledge the outcomes of Treaty settlements and concomitant desire to protect the values associated with that land.</p>
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3. Alternatives

The preferred proposed alternatives are discussed in 2.0 above. The status quo alternative is outlined in 1.5 above.

Alternatives are:

1. Preferred - Recognition of the relationship between Mana Whenua and land and interests acquired under Treaty Settlements and requirement for Cultural Impact Assessments.
2. Status quo - No specific recognition of the purpose for which land has been acquired under Treaty Settlements, and the circumstances and conditions of acquisition.

Alternative – Objective 1

	Status Quo Alternative No specific recognition of the values and interests associated with land acquired under Treaty Settlements	Alternative 1 – preferred option Recognition of the relationship between Mana Whenua and land and interests acquired under Treaty Settlements and requirement for Cultural Impact Assessments.
Appropriateness	This approach does not support the objective.	This approach supports the objective.
Effectiveness	<ul style="list-style-type: none"> Not effective in achieving the objective. No risk and no achievement. Assumption that Treaty settlements have little effect on resource management in Auckland. Assumption that Council's requirements under Treaty Settlement legislation can be met outside the Unitary Plan. 	<ul style="list-style-type: none"> Auckland Plan sets the ultimate outcome: <ul style="list-style-type: none"> Outcome: What the vision means in 2040 – A Māori identity that is Auckland's point of difference in the world. Transformational shifts: To achieve the vision – Significantly lift Māori social and economic well-being Some progress towards ultimate outcome, including recognition of the value of mātauranga and tikanga in resource management processes. Assumption that future Treaty settlement legislation will continue to require Council to have regard to statutory acknowledgements. Consistent approach to recognising and providing for interests and land acquired through Treaty settlements reduces uncertainty for Mana Whenua, Council and applicants.
Efficiency	Costs outweigh benefits.	The opportunity costs for economic growth and employment as a result of proposals which may be modified or declined as a result of opposition from Mana Whenua do not outweigh the cultural, social and environmental benefits of improved engagement and recognition of Mana Whenua values and interests.
Costs	<p>Environmental cost</p> <ul style="list-style-type: none"> None <p>Economic cost</p> <ul style="list-style-type: none"> Contribution to the Auckland economy <p>Social cost</p> <ul style="list-style-type: none"> None <p>Cultural cost</p> <ul style="list-style-type: none"> No contribution to realising outcomes from Treaty settlement. No contribution to resolution of grievance. <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> Potential that the value of proposals that promote economic growth as part of the outcome of a Treaty Settlement will not be recognised and taken into account. <p>Opportunity cost for employment</p> <p>Loss of jobs generated as part of proposals which are refused because of their adverse effects on Treaty Settlement land</p>	<p>Environmental cost</p> <ul style="list-style-type: none"> None <p>Economic cost</p> <ul style="list-style-type: none"> Cost to applicant to engage with Mana Whenua over proposals affecting interests and values in Treaty settlement land <p>Social cost</p> <ul style="list-style-type: none"> None <p>Cultural cost</p> <ul style="list-style-type: none"> None <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> Potential for proposals that will contribute to economic growth to be opposed by Mana Whenua on grounds that development adversely affects their relationship with Treaty settlement land, including interests and values in Treaty Settlement land and resources <p>Opportunity cost for employment</p> <p>Potential for proposals that will generate employment to be opposed by Mana Whenua on grounds that development adversely affects their relationship with Treaty settlement land, including interests and values in Treaty Settlement land and resources</p>
Benefits	<p>Environmental benefit</p> <ul style="list-style-type: none"> None <p>Economic benefit</p> <ul style="list-style-type: none"> None <p>Social benefit</p> <ul style="list-style-type: none"> None <p>Cultural benefit</p> <p>None</p>	<p>Environmental benefit</p> <ul style="list-style-type: none"> Improved environmental health through recognition of mātauranga and tikanga in resource management <p>Economic benefit</p> <ul style="list-style-type: none"> Improved access to relevant information on Mana Whenua interests and values for applicants, resulting in more efficient consent processes Potential lower costs associated with consideration of Mana Whenua interests in plan development, projects and resource consent processes. This could result in lower costs associated with litigation for the defence of projects and plans where appropriate input from Mana Whenua has been received. Greater certainty about how applicants work with Mana Whenua through involving Mana Whenua early in the process. This could reduce costs and reduce uncertainty and risk. <p>Social benefit</p> <ul style="list-style-type: none"> Improved Mana Whenua well-being through fulfilment of kaitiaki responsibilities. Better public awareness of Treaty settlement process and resource management implications. <p>Cultural benefit</p> <ul style="list-style-type: none"> Increased opportunities for Mana Whenua involvement in resource management processes. Recognition of value of mātauranga and tikanga in managing natural and physical resources <p>Enhanced Mana Whenua identity, integrity, and rangatiratanga.</p>

Risks		<p>Complete information is not available about the resource of land acquired and interests confirmed through Treaty settlements because the settlement of historical claims is not concluded. It is expected that claims will be settled with 16 iwi by 2016.</p> <p>The risk of acting is that, as further claims are settled, provisions developed to recognise Treaty settlements will come to apply much more widely across the region than under current settlement legislation. To avoid this risk, it would be necessary to avoid recognising and providing for Treaty settlements until all historical claims are settled.</p> <p>The risk of not acting is that Council's relationship with individual iwi and hapū will deteriorate because of a perceived reluctance to acknowledge individual Treaty settlements.</p>
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Alternative – Objective 2

The preferred proposed alternatives are discussed in 2.0 above. The status quo alternative is outlined in 1.5 above.

Alternatives are:

1. Preferred - Specific recognition of the purpose for which land has been acquired under Treaty Settlements, and the circumstances and conditions of acquisition through policies and rules to recognise outcomes and promote appropriate development on land vested in iwi through Treaty settlements
2. Status quo - No specific recognition of the purpose for which land has been acquired under Treaty Settlements, and the circumstances and conditions of acquisition.
3. Extend provisions relating to development of Treaty settlement land to interests recognised through statutory acknowledgements or other statutory instruments

	Status Quo Alternative No specific recognition of the purpose for which land has been acquired under Treaty Settlements, and the circumstances and conditions of acquisition.	Alternative 2 – preferred option Specific recognition of the purpose for which land has been acquired under Treaty Settlements, and the circumstances and conditions of acquisition through policies and rules to recognise outcomes, work with Mana Whenua to determine appropriate zoning, and enable appropriate development.	Alternative 3 – preferred option Extend provisions relating to development of Treaty settlement land to interests recognised through statutory acknowledgements or other statutory instruments
Appropriateness	This approach does not support the objective.	This approach supports the objective.	This approach supports the objective.
Effectiveness	<ul style="list-style-type: none"> • Not effective in achieving the objective. No risk and no achievement. • Assumption that Treaty settlements have little effect on resource management in Auckland. • Assumption that Council's requirements under Treaty Settlement legislation can be met outside the Unitary Plan. 	<ul style="list-style-type: none"> • Auckland Plan sets the ultimate outcome: <ul style="list-style-type: none"> ○ Outcome: What the vision means in 2040 – A Māori identity that is Auckland's point of difference in the world. ○ Transformational shifts: To achieve the vision – Significantly lift Māori social and economic well-being • Good progress towards ultimate outcome, including recognition of the opportunity presented by Treaty settlements to significantly influence Māori well-being. • Consistent approach to recognising and providing for use and development of land acquired through Treaty settlements reduces uncertainty for Mana Whenua and Council. • Consistent approach with Māori land. 	<ul style="list-style-type: none"> • Auckland Plan sets the ultimate outcome: <ul style="list-style-type: none"> ○ Outcome: What the vision means in 2040 – A Māori identity that is Auckland's point of difference in the world. ○ Transformational shifts: To achieve the vision – Significantly lift Māori social and economic well-being • Good progress towards ultimate outcome, including recognition of the opportunity presented by Treaty settlements to significantly influence Māori well-being. • Consistent approach to recognising and providing for use and development of land acquired through Treaty settlements reduces uncertainty for Mana Whenua and Council.
Efficiency	Costs outweigh benefits.	<ul style="list-style-type: none"> • Potential costs relating to engagement and assessment are outweighed by benefits related to Māori well-being. • Cumulative impact of potential cost arising from development outside the compact city model is likely to be minor, and is outweighed by benefits to Māori well-being. • Clear process for working with Mana Whenua during Treaty settlement process gives certainty to Council and Mana Whenua of how Treaty settlements will be recognised. 	<ul style="list-style-type: none"> • Potential costs relating to engagement and assessment are outweighed by benefits related to Māori well-being. • Cumulative impact of potential cost arising from development outside the compact city model is likely to be minor, and is outweighed by benefits to Māori well-being.
Costs	<p>Environmental cost</p> <ul style="list-style-type: none"> • None <p>Economic cost</p> <ul style="list-style-type: none"> • Contribution to the Auckland economy <p>Social cost</p> <ul style="list-style-type: none"> • None <p>Cultural cost</p> <ul style="list-style-type: none"> • No contribution to realising outcomes from Treaty settlement. 	<p>Environmental cost</p> <ul style="list-style-type: none"> • Potential for more dispersed development than envisaged in compact city model <p>Economic cost</p> <ul style="list-style-type: none"> • Cost to council to work with Mana Whenua to determine appropriate planning regulation • Cost to Mana Whenua to work with council to determine appropriate planning regulation <p>Social cost</p>	<p>Environmental cost</p> <ul style="list-style-type: none"> • Potential for more dispersed development than envisaged in compact city model • Potential for use and development of land within undeveloped areas. <p>Economic cost</p> <ul style="list-style-type: none"> • None <p>Social cost</p> <ul style="list-style-type: none"> • None <p>Cultural cost</p>

	<ul style="list-style-type: none"> No contribution to resolution of grievance. <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> Potential that the value of proposals that promote economic growth as part of the outcome of a Treaty Settlement will not be recognised and taken into account. <p>Opportunity cost for employment</p> <ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> None <p>Cultural cost</p> <ul style="list-style-type: none"> None <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> None <p>Opportunity cost for employment</p> <ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> None <p>Opportunity cost for economic growth</p> <ul style="list-style-type: none"> None <p>Opportunity cost for employment</p> <ul style="list-style-type: none"> None
Benefits	<p>Environmental benefit</p> <ul style="list-style-type: none"> None <p>Economic benefit</p> <ul style="list-style-type: none"> None <p>Social benefit</p> <ul style="list-style-type: none"> None <p>Cultural benefit</p> <p>None</p>	<p>Environmental benefit</p> <ul style="list-style-type: none"> Improvement in environmental health through recognition of mātauranga and tikanga in physical resource management <p>Economic benefit</p> <ul style="list-style-type: none"> Efficient and appropriate use of commercial redress land for economic development: 'A key part of the Treaty Settlement redress package is the financial and cultural redress. The land settlements are estimated to amount to \$250 million which includes the return of South Mangawhai, Woodhill, Riverhead Forests as well as a number of Crown Properties including Auckland's Volcanic cones. Further opportunities for purchasing back land from the Crown under a first right of refusal are also being negotiated. This will provide a substantial base for iwi to grow their wealth and contribute to Auckland's economy. (<i>Iwi as an economic power in Auckland</i>, Auckland Council 2010, p.22) The importance of cultural and commercial redress for Mana Whenua and for Auckland is highlighted in Auckland's Economic Development Strategy which includes the cross-cutting theme to 'Facilitate an iwi/Māori economic powerhouse'. The Strategy emphasises utilising Māori cultural heritage for tourism opportunities, including the role of settlement assets in Māori-led economic development (Economic Development Strategy, pp.98-99). <p>Social benefit</p> <ul style="list-style-type: none"> Enhanced Mana Whenua well-being through self-reliance Better understanding of Treaty settlements and resource management implications in Auckland. <p>Cultural benefit</p> <ul style="list-style-type: none"> Enhanced Mana Whenua identity, integrity, and rangatiratanga <p>Efficient and appropriate use of cultural redress land for social and cultural development</p>	<p>Environmental benefit</p> <ul style="list-style-type: none"> Improvement in environmental health through recognition of mātauranga and tikanga in physical resource management <p>Economic benefit</p> <ul style="list-style-type: none"> None <p>Social benefit</p> <ul style="list-style-type: none"> Enhanced Mana Whenua well-being through self-reliance Better understanding of Treaty settlements and resource management implications in Auckland. <p>Cultural benefit</p> <ul style="list-style-type: none"> Enhanced Mana Whenua identity, integrity, and rangatiratanga Efficient and appropriate use of cultural redress land for social and cultural development Recognition and provision for customary uses and cultural activities on land owned by the Crown with iwi interests and values recognised by legislation.
Risks		<p>Complete information is not available about the resource of land acquired and interests confirmed through Treaty settlements because the settlement of historical claims is not concluded. It is expected that claims will be settled with 16 iwi by 2016.</p> <p>The risk of acting is that, as further claims are settled, provisions developed to recognise Treaty settlements will come to apply much more widely across the region than under current settlement legislation. To avoid this risk, it would be necessary to avoid recognising and providing for Treaty settlements until all historical claims are settled.</p> <p>The risk of not acting is that Council's relationship with individual iwi and hapū will deteriorate because of a perceived reluctance to acknowledge individual Treaty settlements.</p>	<p>Complete information is not available about the resource of land acquired and interests confirmed through Treaty settlements because the settlement of historical claims is not concluded. It is expected that claims will be settled with 16 iwi by 2016.</p> <p>Land in which iwi values and interests are recognised through statutory mechanisms is land which is owned by the Crown. At this point in time, the intentions of Crown agencies for the use and development of this land is unknown.</p> <p>The risk of acting is that the Unitary Plan may promote the use of this land in ways which was not envisaged as part of the settlement, and which the Crown, as landowner, may not agree. Applying enabling provisions to land not vested in iwi may create expectations for the use and development of that land which would not be agreed to by the landowner.</p> <p>The risk of not acting is that Council's relationship with individual iwi and hapū will deteriorate because of a perceived reluctance to acknowledge all the components of Treaty settlements.</p>

4. Conclusion

Based on the above discussion, the following conclusions are drawn:

- The impact on social well-being through promoting understanding of the Treaty settlement process and outcomes is significant. The plan should emphasise the value of mātauranga and tikanga in resource management, and reflect the changing nature of the Māori world.
- The impact on cultural well-being through providing opportunities for Mana Whenua engagement on proposals that affect Treaty settlement lands or interests is very significant. The impact on cultural well-being through specifically enabling the development of Treaty settlement land acquired as cultural redress is significant.
- The impact on economic well-being through specifically enabling the development of Treaty settlement land acquired as commercial redress is significant.
- Potential costs relate mainly to administration.

In conclusion from the preceding discussion, the following provisions are recommended:

Objectives

1. The relationship of Mana Whenua with Treaty Settlement land is provided for, recognising:

- a. Treaty settlements provide redress for the grievances arising from the breaches of the principles of Te Tiriti o Waitangi by the Crown
- b. the historical context associated with the loss of land by Mana Whenua and resulting inability to provide for Mana Whenua well-being
- c. the importance of cultural redress lands and interests to Mana Whenua identity, integrity, and rangatiratanga
- d. the limited extent of commercial redress land available to provide for the economic well-being of Mana Whenua.

2. The development and use of Treaty Settlement land is enabled in ways that give effect to the outcomes of Treaty Settlements recognising that:

- a. cultural redress is intended to meet the cultural interests of the Mana Whenua group
- b. commercial redress is intended to resolve the sense of grievance for Mana Whenua and contribute to the social and economic development of Mana Whenua.

Policies

1. Where a proposal affects land or resources subject to a Treaty Settlement, the following matters must be recognised and provided for in resource management processes:

- a. the historical association of the claimant group with the area, and any historical, cultural or spiritual values associated with the site or area
- b. any relevant memorandum of understanding between the council and the claimant group
- c. any joint management and co-governance arrangements established under Treaty Settlement legislation
- d. any other specific requirements of Treaty Settlement legislation.

2. Where Mana Whenua propose an activity on Treaty Settlement land, consideration should be given to the benefits for the wider community and environment provided by any property specific protection mechanism.

3. Require the appropriate character, scale, intensity and range of activities to be determined on a case-by-case basis having regard to the capacity of the site to:

- a. accommodate the development, based on an assessment of physical constraints
- b. be sustainably serviced, using reticulated or alternative forms of infrastructure
- c. avoid, remedy or mitigate any adverse effects on adjoining properties, while recognising

the intention of an integrated Māori development plan is to facilitate activities which may be of a character, scale, intensity or range that is not provided for in the applicable zone.

4. Enable the development of land acquired as commercial redress for social and economic development.

5. Enable Mana Whenua to access and use cultural redress lands and interests for cultural activities.

The creation of an Auckland-wide objectives, policies, and rules for Treaty settlement land, based on the Auckland-wide Māori land provisions, is also recommended.

5. Record of Development of Provisions

5.1 Information and Analysis

Appendix 3.14.1 - Court decision - High Court decision (Decision CIV2009-419-1712) regarding an application for judicial review of a decision by the Hamilton City Council to notify publicly a proposed variation to the Hamilton City Proposed District Plan. In the course of the judgement, Judge Allan makes the following points:

- Tainui is a 'very substantial property owner in Hamilton with a direct financial interest in the effect Variation 21 will have, in particular on The Base' (25)
- The importance of consultation with iwi authorities affected by the proposal in the context of ss 5-8 of the RMA (86, 90)
- The importance of the land as 'an asset that is able to further the goals and policies of Tainui by providing a future income stream for the tribe... Anything which tends to reduce the value of The Base and therefore the plaintiff's ability to care for tribal members from the income The Base produces, is of the gravest concern to the plaintiff. For these reasons, the interests of the plaintiff in its capacity as a significant landholder affected by Variation 21, and its iwi authority interests are closely related, and indeed are largely inseparable' (88)
- The status of Treaty settlement land in relation to ss 5-8 of the RMA 'Much of the Waikato was formerly Tainui land in a general sense, but The Base has now become an area of particular importance to the plaintiff by reason of the terms of the Raupatu settlement. In other words, there is a direct nexus of significant importance between the plaintiff and The Base' (90)

Other external documents

- Waikato-Tainui Raupatu Claims (Waikato River) Settlement Act, *Central Government*, 2010
- Auckland's Economic Development Strategy, *Auckland Council*, 2013
- Māori Values Supplement, *Ministry for the Environment*, 2010 (Appendix 3.14.2)
- Auckland Plan, *Auckland Council*, 2012
- List of Iwi Planning Documents (Appendix 3.18.1)

5.2 Consultation Undertaken

Mana Whenua Engagement March 2012

- Treaty settlements must be recognised in the Unitary Plan, and given special status.
- The aim is to restore a living presence to the whenua, to enable asset development, and to develop sustainably.
- Settlement of Treaty claims should lead to greater involvement in resource management. Unitary Plan should include triggers for considering statutory acknowledgements.
- Iwi should be able to develop commercial redress properties. There are planning restrictions on Treaty settlement land although it is in strategic locations. Council needs

- Access to cultural redress land is an issue.
- Adopt 'blank page' approach to development, with iwi able to develop a mix of uses on Treaty settlement land.

Mana Whenua Engagement October 2012

- Visual representation of Treaty settlements in the Alert Layer is useful to facilitate understanding in Council and the applicants.
- Unitary Plan needs to ensure information is acted on. Iwi should be 'affected parties' when an application affects Treaty settlement outcomes.
- Need to recognise the different kinds of redress and expected uses. Commercial redress properties should be recognised as land for economic development. Redress land should be given special status.
- Unitary Plan should not compromise value of Treaty settlement.
- Visual representation of Treaty settlements in the Alert Layer is useful to facilitate understanding in Council and the applicants.
- Land returned to Mana Whenua is surplus Crown land which may be zoned for a special purpose (e.g. education). The current zoning may not fit Mana Whenua aspirations. Need to work with Council from the beginning – Council should have an obligation to re-zone in line with Mana Whenua aspirations.

Local Board interaction - No relevant feedback from Local Boards

Key Stakeholder (internal)

- Support for provision for Treaty settlement land (IMSB 7 Sept 2012)
- Important to understand historic significance of settlements for the region and the nation (IMSB 7 Sept 2012)
- Resource Management Act requires Council to take account of principles of the Treaty, including active protection and redress (IMSB 7 Sept 2012)
- Role for Unitary Plan in implementing settlement outcomes (IMSB 7 Sept 2012)
- Need for more direct provision to support intended outcomes for Treaty settlement land, including rules to address use and development of Treaty settlement land (IMSB 7 Sept 2012)

CCO interaction - No relevant feedback

5.3 Decision-Making

PWP 25 May 2012

The PWP did not endorse Option 3 for Treaty Settlements in its proposed form. Option 3 included meeting Council's statutory requirements and identifying other key elements of Treaty Settlements in a non-statutory alert layer. PWP directed that Option 3 should be amended to note that there should be no special reference in the Unitary Plan to land returned through Treaty settlement as commercial redress, financial redress and right of first refusal.

PWP 3 Dec 2012

Agreed to consider inclusion of a statement in the Unitary Plan acknowledging there will be commercial redress and that it will be taken into consideration. Officers directed to bring back draft wording on commercial redress for consideration at second day of workshop.

PWP 12 Dec 2012

PWP confirmed the proposed objectives and policies on commercial redress for inclusion in the Unitary Plan.

Workshop held by the Auckland Plan Committee 9 August 2013

A workshop held by the Auckland Plan Committee directed officers to:

- Retain the existing RPS policy to engage with Mana Whenua on a case-by-case basis to discuss options for the future use and development of Treaty settlement land, and add:
 - a process which sets out how iwi and council will interact as settlement progresses, and directs council to work with Mana Whenua to develop site-specific provisions.
 - an indication that council will assess plan changes within two years of the Unitary Plan becoming operative.

Create the same provision for Treaty settlement land as for Māori land, comprising Auckland-wide objectives, policies, and rules.

Auckland Plan Committee meeting on Proposed Unitary Plan

On 5 September 2013 the Auckland Plan Committee resolved to include the proposed Treaty Settlement Land objectives, policies and rules for notification.

- No changes were requested.