

Note:

This document is a summary of the relevant Auckland Unitary Plan (Operative in Part) (AUP (OP)) chapters to assist with determining if mana whenua values can be considered in relation to a consent application under the AUP (OP).

The AUP (OP) is updated over time and updates will be made to these chapter summaries quarterly. This chapter summary reflects the AUP (OP) provisions as of June 2021. As changes may be made to the AUP (OP) more frequently than this document is updated, please refer to the AUP (OP) for the full text and provisions.

I408. Clevedon Precinct

Table I408.4.1 Activity Table

| Activity | | Activity Status (Sub-precinct) | | | | |
|----------------------------|--|-----------------------------------|----|----|----|----|
| | | A | B | C | D | E |
| Use and development | | | | | | |
| Activities | | | | | | |
| (A1) | Dwellings within Development Restriction Area shown on I408.10.2 Clevedon Precinct plan 2: Development restriction area and road network | NA | NA | NC | NA | NA |
| (A2) | Dwellings on land subject to re-vegetation area shown on I408.10.3 Clevedon Precinct plan 3 that complies with I408.6.6 and Clevedon I408.10.3 Precinct plan 3: Re-vegetation Areas | RD | RD | RD | RD | |
| (A3) | Dwellings within the 40m 'Village Gateway Corridor' along Papakura Clevedon Road on land subject to the re-vegetation area identified on I408.10.3 Clevedon Precinct plan 3: Re-vegetation area. | NC | NC | NC | NC | |
| (A4) | Any activity that results in the construction or modification of vehicle access points onto Papakura-Clevedon Road to service development, from land in the re-vegetation area shown on I408.10.3 Clevedon Precinct plan 3: Re-vegetation area | RD | RD | RD | RD | |
| (A5) | New activities in accordance with zones on lots existing on 19 October 2012. | D | D | D | NA | |
| Earthworks | | | | | | |

| | | | | | | |
|--------------------|--|----|----|----|----|----|
| (A6) | Land modifications to the 1% AEP floodplain including construction of building platforms or buildings or private wastewater systems and associated earthworks and fill | D | D | D | D | D |
| (A7) | Land modification that leads to an increase in flood levels upstream or downstream that affects buildings for storm events up to and including the 1% AEP | NC | NC | NC | NC | NC |
| (A8) | [deleted] | | | | | |
| Commerce | | | | | | |
| (A9) | Retail exceeding 450m ² and up to 1500m ² GFA per tenancy | NC | NC | NC | RD | |
| (A10) | Retail exceeding 1500sqm GFA per tenancy | NC | NC | NC | D | |
| (A11) | Supermarket exceeding 450m ² GFA and up to 1500m ² GFA per tenancy | NC | NC | NC | RD | |
| (A12) | Supermarket exceeding 1500sqm GFA per tenancy | NC | NC | NC | D | |
| (A13) | One retail tenancy per site exceeding 1500m ² gross floor area | NC | NC | NC | D | |
| (A14) | Retail services ancillary to a church and not exceeding 100m ² gross floor area | D | NC | NC | NC | |
| (A15) | Funeral director's premises | D | NC | NC | NC | |
| (A16) | Light manufacturing and servicing not exceeding 100m ² GFA on sites not fronting Papakura Clevedon Road | NC | NC | NC | RD | |
| (A17) | Light manufacturing and servicing on sites fronting Papakura Clevedon Road | NC | NC | NC | NC | |
| (A18) | Trade Suppliers | NC | NC | NC | D | |
| Rural | | | | | | |
| (A19) | Farming (until a connection to a public waste water reticulation system is made available) | P | P | P | P | |
| (A20) | Farming (when a connection to a public waste water reticulation system is available) | D | D | P | NC | |
| (A21) | Bridle trails and walkways | RD | RD | RD | RD | RD |
| Subdivision | | | | | | |
| (A22) | Subdivision that does not comply with I408.6.4 Subdivision or I408.6.5 Minimum site size | NC | | | | |
| (A23) | [deleted] | | | | | |

| | | | |
|-------|---|----|--|
| (A24) | Subdivision that does not comply with I408.6.2 Wastewater | NC | |
|-------|---|----|--|

I408.8. Assessment – restricted discretionary activities

I408.8.1. Matters of discretion

The council will restrict its discretion to all the following matters when assessing a restricted discretionary activity resource consent application, in addition to the matters specified for the relevant restricted discretionary activities in the zone, Auckland wide, or overlay provisions.

I408.8.1.1. Dwellings on land in the re-vegetation area shown on I408.10.3 Clevedon Precinct plan 3: Re-vegetation area:

- (1) Landscape and amenity values;

I408.8.2. Assessment criteria

The council will consider the relevant assessment criteria below for restricted discretionary activities, in addition to the assessment criteria specified for the relevant restricted discretionary activities in the zone, Auckland wide or overlay provisions:

- (1) Character:
 - (a) the extent to which the proposal enhances the character of the Rural - Countryside living Zone and responds sensitively to cultural, natural and landscape values of Clevedon Precinct; and