

Memorandum

15 February 2019

To: Independent Hearing Commissioners:

Kitt Littlejohn (Chairperson)
Trevor Mackie
Juliane Chetham

Cc: Sam Otter, Hearings Advisor

All Waitematā Local Board members

Subject: Local Board input on Panuku Development Auckland's application for Queens Wharf Extension (Mooring Dolphin)

From: Waitematā Local Board

Purpose

To provide Waitematā Local Board's input on Panuku Development Auckland's application for Queens Wharf Extension (Mooring Dolphin).

Summary

- Panuku Development Auckland has applied to the Auckland Council for resource consent (coastal permit) to carry out upgrades to the eastern Queens Wharf cruise ship berth to provide for the mooring of cruise ships up to 362m (Oasis-class vessels), involving construction of two new cruise ship mooring dolphins located at distances of 49m and 82m (to the centres of the dolphins) north of the northern end of the wharf, a gangway connection including hydraulic retractable gangway and security gates, strengthening of the southern end of the wharf, seven new additional wharf bollards on the eastern side of the southern end of wharf, and additional fender clusters on the eastern side at the north end.
- Council has a policy enabling local boards to express their views and preferences on any application and can make a presentation to the Hearing Panel should it wish to do so. The hearing commissioners are then required to consider any views or preferences expressed by the local board as part of their determination on the application.
- Waitematā Local Board have reviewed the submissions and the Final Report by the planning consultant (Report on a notified application for resource consents under the Resource Management Act 1991) and have also discussed the application for the Queens Wharf Extension (Mooring Dolphin) with Panuku.
- Waitematā Local Board wish to present at the hearing to oppose the application on the basis that the board wish to see Captain Cook Wharf developed as the primary cruise ship terminal.

General comments

Waitematā Local Board represents the city centre and central suburbs of Auckland.

Waitematā Local Board has previously supported a proposal for a single temporary dolphin mooring to provide for extra-large size cruise ships to meet the growing demand until Captain Cooks Wharf is developed as the main cruise ship terminal.

We are supportive of a strong local economy and of an integrated planning approach for the wider waterfront in collaboration with Ports of Auckland. However, the application is for a long term fixed structure that will have a more than minor adverse effect on the amenity values of Queens Wharf and the Harbour. As highlighted by submitters there are potentially adverse cultural, heritage, navigation, operational and visual effects.

The application is inconsistent with a range of statutory and non-statutory documents (as outlined in the Final Report) including the Waitematā Local Board Plan 2017.

Queens Wharf is a publicly owned asset intended to be a “people’s wharf” providing public access to the water. The wharf has a range of important values for visitors, residents, workers and ferry users. For the almost 60,000 city centre residents the wharf provides a valuable public space.

We support maximising connectivity to the waterfront for the public, with the Port remaining within its existing footprint and Captain Cook Wharf opening up to be used as a cruise terminal (p36)

Decision sought

That the resource consent for the Dolphin structure be declined on the basis that it is a 35-year structure that is contrary to the Central Wharves Strategy (2017) and the AUP’s objectives and policies in the Central Wharves Precinct and General Coastal Marine Zone, and that it has significant potential adverse effects on amenity values which cannot be adequately avoided or mitigated.

In the alternative should the commissioners be minded to grant resource consent that approval of consent is granted for the Dolphin structure up to maximum of 12 years to enable the next Auckland Council Long-term Plan to incorporate the budget for the consent, design and build of Captain Cook Wharf as Auckland’s primary cruise ship terminal and that granted conditions include a requirement to remove the structure within a reasonable period after the consent expiry, or prior to the expiry date should the Dolphin no longer be required for extra-large cruise ships.