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## **PC 59 (Private) – Albany 10 Precinct**

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Greenwood Roche recently acted for Bei Group Limited on Plan Change 59: Albany 10 Precinct to the Auckland Unitary Plan (Operative in Part), securing appropriate zoning and plan provisions to develop a comprehensive residential development, which will enable 1,800 dwellings in buildings up to ten storeys on part of the old Massey Campus, near the Albany town centre.

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We advised Bei Group through the initial application, including notification and hearing phases and, following approval of the plan change, an appeal by Kristin School to the Environment Court largely in respect of transport matters. Concurrently, Greenwood Roche provided advice on conflicts between Auckland Council's Plan Change 78 (Intensification Planning Instruments required by the National Policy Statement Urban Development) and proposed Variation 3 to the Auckland Unitary Plan. Ultimately Variation 3 was withdrawn by the Council and the appeal was resolved. On 9 December 2022, Auckland Council's planning committee approved the operative status of the Plan Change, with formal notification to follow in early 2023.

Bei Group Limited can now progress its vision for its 13.7ha site at 473 Albany Highway - to create a vibrant, diverse and high-quality residential neighbourhood, with a range of housing typologies that will be supported by a new internal street network, quality public open space and a commercial hub to service resident demand. Greenwood Roche is delighted with this outcome and is looking forward to watching this exemplar development come to life.

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### **Specialist Expertise**

Resource management & environment

### **Key lawyers involved**

Francelle Lupis  
Claire Wills