

I525. North Shore Airport Precinct

I525.1. Precinct Description

This precinct applies to the North Shore Airport. The precinct provides for the continued operation of the airport, including aircraft operations, maintenance and repair of aircraft, and limited provision for commercial and industrial activities associated with aviation.

The zoning of land within this precinct is Special Purpose – Airports and Airfields Zone. This is a shell zone with no provisions.

I525.2. Objectives

- (1) The efficient operation of the airport, while recognising existing amenity values in the surrounding area.
- (2) Aircraft operations and appropriate commercial and industrial activities associated with aviation are enabled.

Auckland-wide and overlay objectives apply in this precinct in addition to those specified above.

I525.3. Policies

- (1) Enable the efficient operation of the existing airfield.
- (2) Provide for manufacture and assembly of aircraft or aircraft components on a commercial basis.
- (3) Require aircraft operation and aircraft-related activities, including maintenance and repair, to occur at a scale and times that do not generate significant adverse effects on those living in the surrounding area.
- (4) Require noise controls for aircraft operations to minimise adverse noise effects on those living in the surrounding area.
- (5) Require airfield activities to be screened, and buildings or parking areas located and designed to avoid, remedy or mitigate adverse amenity effects on neighbouring sites such as, glare, noise, or the visual appearance of buildings.

Auckland-wide and overlay policies apply in this precinct in addition to those specified above.

I525.4. Activity table

Table I525.4.1 Activity table specifies the activity status of land use activities in the North Shore Airport Precinct pursuant to section 9(3) of the Resource Management Act 1991. The provisions in the underlying zone, Auckland-wide provisions and any relevant overlays apply in this precinct unless otherwise specified below.

Table I525.4.1 Activity Table

Activity		Activity status
Use		
(A1)	Activities that do not comply with standards I525.6.1 Noise or I525.6.2 Hours of Operation	NC
(A2)	Activities that do not comply with standards I525.6.3 to I525.6.8 inclusive.	RD
Infrastructure		
(A3)	Aircraft operations	P
(A4)	Aviation training facilities	P
(A5)	Facilities for aircraft arrivals and departures including control towers, waiting rooms, booking facilities and restaurants	P
(A6)	Clubrooms and recreational facilities for groups directly associated with aviation	P
(A7)	Emergency services	P
(A8)	Housing, maintenance and restoration of aircraft	P
(A9)	Business directly involved in aviation including accessory offices, plant and storage	P
(A10)	Storage and sale of aircraft fuel and lubricants for aircraft using the site	P
(A11)	Manufacture and assembly of aircraft or aircraft components, on a commercial basis at North Shore Airport	RD
(A12)	Maintenance and testing of electronic equipment used in the aircraft industry for aircraft safety	P
(A13)	Commercial aviation activities not otherwise specified in this activity table	D
Accommodation		
(A14)	Dwellings	Pr
Development		
(A15)	New buildings	P
(A16)	Demolition of buildings	P
(A17)	External alterations or additions to buildings	P
(A18)	Internal alterations or additions to buildings	P

I525.5. Notification

- (1) Any application for resource consent for an activity listed in Table I525.4.1 Activity table above will be subject to the normal tests for notification under the relevant sections of the Resource Management Act 1991.

- (1) When deciding who is an affected person in relation to any activity for the purposes of section 95E of the Resource Management Act 1991 the Council will give specific consideration to those persons listed in Rule [C1.13\(4\)](#).

I525.6. Standards

All permitted and restricted discretionary activities listed in Table I525.4.1 Activity table must comply with the following standards. Auckland-wide and overlay standards also apply in this precinct unless otherwise specified.

I525.6.1. Noise

- (1) Airfields must operate so that the noise from aircraft operations do not exceed a day night sound level of:
 - (a) Ldn 65dBA outside the air-noise boundary shown on the Aircraft Noise Area overlay
 - (b) Ldn 55 dBA outside the outer control boundary shown on the Aircraft Noise Area overlay.
- (2) Aircraft noise should be assessed in accordance with the New Zealand Standard on Airport Noise Management and Land Use (NZS6805:1992), except that noise levels must be calculated using the FAA Integrated Noise Model (INM), modified for local conditions if necessary, and using records of actual aircraft operations. The noise level must be calculated as a 90-day rolling average.

I525.6.2. Hours of operation

- (1) In accordance with the standing order inserted into the New Zealand aeronautical information publication – Visual Flight Guide, dated June 2011; flight operators using an airfield must not take off from the airfield between 10.30pm local time and morning civil twilight time (where morning civil twilight time is when the center of the rising sun's disc is six degrees below the horizon), except in the case of emergency or compelling circumstances.

I525.6.3. Building height

- (1) Buildings must not exceed 15m in height.

I525.6.4. Yards

- (1) Front, side and rear yards: 10m from the precinct boundary except 5m from any adjoining industrial zone.
- (2) 10m riparian yard from the edge of permanent and intermittent streams.

I525.6.5. Height in relation to boundary

- (1) Buildings must not project beyond a 45-degree recession plane measured from a point 2.5m vertically above ground level alongside and rear boundaries that adjoin an open space zone, rural zone or the Future Urban Zone.

I525.6.6. Storage and screening

- (1) Material must not be stored in a front yard.
- (2) Except as specified above, refuse may be stored within any building or part of a site. The refuse must be contained within a purpose made container with a secure cover, which must be screened from any adjoining residential zone or open space zone.

I525.6.7. Landscaping

- (1) A landscaping strip at least 2m wide must be provided along the boundary of any site that adjoins a site in the rural zones. The landscaping must:
 - (a) comprise plants, 50 per cent of which are capable of reaching at least 3m high and Trees must be of a species capable of reaching a maximum height of 6m and be not less than 1.5m high at the time of planting;
 - (b) be planted and maintained to provide an effective visual screen between the land and buildings in the precinct and the adjoining land.
- (2) Landscaping along the frontage or adjacent to an access or maneuvering area or a car parking area must be provided with wheel stop barriers to prevent damage from vehicles. The wheel stop barriers must be located at least 1m from the trunk of any tree.

I525.6.8. Maximum impervious area

- (1) The maximum impervious area must not exceed 80 per cent of the site.

I525.7. Assessment – controlled activities

There are no controlled activities in this precinct.

I525.8. Assessment – restricted discretionary activities

I525.8.1. Matters of discretion

The Council will restrict its discretion to all of 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 overlay and Auckland-wide provisions:

- (1) intensity and scale;
- (2) design and location of buildings;
- (3) noise, lighting and hours of operation;
- (4) traffic volume and safety;
- (5) design of parking, access and servicing;
- (6) for infringement of building height and height in relation to boundary standard:
 - (a) building scale and dominance; and
 - (b) visual amenity and effects on neighbouring sites.

- (7) for infringement of yards, storage and screening and landscaping standard:
 - (a) visual amenity and effects on neighbouring sites.
- (8) for infringement of maximum impervious area standard:
 - (a) any policy which is relevant to the standard;
 - (b) the purpose of the standard; and
 - (c) the effects of the infringement of the standard.

I525.8.2. 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 overlay and Auckland-wide provisions:

- (1) the intensity and scale of the activity, in particular, the number of people involved and traffic generated by the activity should be compatible with the planned future form and character of the surrounding area;
- (2) the design and location of the buildings, associated parking areas, and site landscaping, should avoid, remedy, or mitigate the adverse visual effects of the buildings and related site works on surrounding character and amenity values. The following aspects are particularly relevant:
 - (a) building bulk;
 - (b) glare or reflections off the exterior cladding;
 - (c) landform modification needed for building platforms and parking areas;
 - (d) screening from neighbouring sites; and
 - (e) views of the buildings and parking areas from any public road related signage.
- (3) noise, lighting and proposed hours of operation of the activity should avoid, remedy or mitigate adverse effects on the amenity of surrounding residential properties, taking account of the existing airport noise environment;
- (4) traffic generated from the site should avoid, remedy or mitigate adverse effects on the road network or traffic safety;
- (5) the extent to which design of parking, access and servicing achieves:
 - (a) location of parking to the rear of buildings;
 - (b) softening of surface parking with landscaping; and
 - (c) vehicle crossings and access ways that reduce vehicle speed, are visually attractive and clearly signal to vehicles and pedestrians the presence of a crossing or accessway.

- (6) the proposed height of the building or structure should not dominate adjoining sites or adversely affect airport safety;
- (7) the proposed building or structure should not adversely affect the visual and landscape amenity values of adjoining sites; and
- (8) when assessing storage areas, the proposal should include methods to ensure any parts of an activity visible from any public place will be maintained in a tidy condition and whether location of by-products or refuse should be screened from public view in order to maintain a reasonable level of visual amenity.

I525.9. Special information requirements

There are no special information requirements in this precinct.

I525.10. Precinct plans

There are no precinct plans for this precinct.