



**Noema
2025**



Te Panonitanga 120 o te Mahere e Marohitia ana – Te Whakaapiapitanga me te Pakari o ngā Kāinga: He Kupu Whakamārama

Te Panonitanga 120 o te Mahere e Marohitia ana ki te Mahere Pāhekoheko ki Tāmaki Makaurau (Auckland Unitary Plan)

Atu i te 3 o Noema ki te 19 o Tihema 2025, ka whakaae a Te Kaunihera o Tāmaki Makaurau kia tukuna mai he tono mō te Panonitanga 120 o te Mahere e Marohitia ana (Te Panonitanga 120 o te Mahere) – he panonitanga ki te Mahere Pāhekoheko ki Tāmaki Makaurau (te pukapuka ture mō te whakamaheretanga o tō tātou tāone) e whakaaetia ai te teitei ake me te whakaapiapitanga ake o ngā whare ki te maha o ngā wāhanga o ngā rohe tāone o Tāmaki Makaurau, hei whakapakari ake hoki i te whakamaurutanga o ngā tūraru i ngā pūmate māori. Ka kapi i tēnei te nuinga o te Panonitanga 78 o te Mahere e Marohitia ana – Te Whakaapiapitanga.

Kua tuwhera te ara tāpae tae noa ki te 5pm o Paraire te 19 o Tihema 2025.

Ngā kōrero kei ēnei kupu whakamārama

Ka takoto i ēnei kupu whakamārama tētahi tirohanga whānui ki te Panonitanga 120 o te Mahere. Ka kitea he kōrero atu anō i runga i ngā puka pārongo kua āpitihia e pā ana ki te Panonitanga 120 o te Mahere kei aucklandcouncil.govt.nz/planchanges.

Ka kitea i ngā kupu whakamārama:

- Te ara whakatakoto i ō kōrero

- Ngā Raupepa Pārongo me ngā Pātai ka Auau te Uia
- Te Unuhanga o ētahi wāhanga o te Panonitanga 78 o te Mahere
- Ngā herenga whakatū kāinga
- Ngā herenga mō te whakaapiapitanga
- Ngā take here i te whakaapiapitanga
- Ngā whakahoutanga i ngā rohenga whāiti
- Ngā whakataunga mō ngā pūmate māori

Ehara i te mea he wāhanga ēnei kupu whakamārama nō te Panonitanga 120 o te Mahere.

Te ara tāpae i ō kōrero mō te Panonitanga 120 o te Mahere e Marohitia ana

E tukuna ai tō tāpaetanga, me mātua tuku i runga i te whakatakotoranga e tika ana – te puka 5 o te Resource Management (Forms, Fees, and Procedure) Regulations 2003, ka mutu, mehemea e hiahia ana koe kia rangona tō tāpaetanga, me mātua whakatakoto tērā ki te puka.

E wātea ana ngā tāruatanga o tēnei puka i www.aucklandcouncil.govt.nz/planchanges, kei ngā whare pukapuka, kei ngā tari rānei o Te Kaunihera o Tāmaki Makaurau hei kohikohi māu.

E āhei ana tō tuku tāpaetanga mō te Panonitanga 120 o te Mahere mā te tāpae ā-hiko, ā-tuhi rānei ki:

- Auckland Council, Unitary Plan Private Bag 92300, Auckland 1142, Attention: Planning Technician;
- Te puka hiko kei te pae tukutuku a Te Kaunihera o Tāmaki Makaurau, kei www.aucklandcouncil.govt.nz/planchanges;
- Te īmēra ki: unitaryplan@aucklandcouncil.govt.nz;
- Te kawē tonu i tō tāpaetanga ki tētahi o ngā whare pukapuka, o ngā tari rānei o Te Kaunihera o Tāmaki Makaurau.

Ngā poutoko i te tukunga o tō tāpaetanga

Mehemea e rangirua ana koe ki te ara tuku i tō tāpaetanga, ki te āhua rānei o te pāngia o tō papanoho e te Panonitanga 120 o te Mahere, ka āhei tō toro atu ki te ratonga utukore o ‘Te Hoa o te Kaitāpae’ (‘Friend of Submitter’). E kitea ai he taipitopito anō, tirohia te raupepa pārongo #2: Te Hoa o te Kaitāpae.

Me tae ngā tāpaetanga i mua o te 5pm o Paraire te 19 o Tihema 2025.

Ngā Raupepa Pārongo me ngā Pātai ka Auau te Uia

Kua whakaritea he raupepa pārongo hei whakamārama i ngā panonitanga matua e marohitia nei mā te Panonitanga 120 o te Mahere. Kua whakaurua ki tēnei ko ngā raupepa pārongo mō ngā kaupapa e whai ake nei:

Te Raupepa Pārongo #1 Te Koutata o te Tukanga Whakamahere

Te Raupepa Pārongo #2 Te Hoa o te Kaitāpae

Te Raupepa Pārongo #3 Ngā Take Māori

Te Raupepa Pārongo #4 Ngā Rohe Hīkoi

Te Raupepa Pārongo #5 Te Whakaapiapitanga i Ngā Rohe Hīkoi

Te Raupepa Pārongo #6 Te Whakaapiapitanga i ngā Pokapū Paenoho

Te Raupepa Pārongo #7 Te Whakaapiapitanga i ngā Kauhanga ka Auau te Terenga Pahi

Te Raupepa Pārongo #8 Ngā Pūmate Māori

Te Raupepa Pārongo #9 Ngā Whakahoutanga i te Rohenga mō ngā Kāinga Parehua me ngā Whare Apaapa

Te Raupepa Pārongo #10 Ngā Whakahoutanga i te Rohenga Tāone mō ngā Momo Whare

Te Raupepa Pārongo #11 Ngā Whakahoutanga i te Rohenga Paenoho mō ngā Momo Whare

Te Raupepa Pārongo #12 Ngā Whakahoutanga i te Rohenga Whare Takitahi

Te Raupepa Pārongo #13 Ngā Take Here i te Whakaapiapitanga

Te Raupepa Pārongo #14 Ngā Takiwā Motuhake

Te Raupepa Pārongo #15 He Take Here i te Whakaapiapitanga i te Takutai

Te Raupepa Pārongo #16 He Take Here i te Whakaapiapitanga i Lake Pupuke

Te Raupepa Pārongo #17 He Take Here i te Whakaapiapitanga i ngā Tirohanga Maunga, i ngā Wāhi Here i te Whakatūnga Whare

Te Raupepa Pārongo #18 Te Whakarite Rohenga Tūhonohono

Te Raupepa Pārongo #19 Ngā Herenga Whakatū Kāinga

Te Raupepa Pārongo #20 Ngā Whakahoutanga i ngā Rohenga Whāiti

Te Raupepa Pārongo #21 Ngā Tohutohu Whakamahi i te Mātai Mahere i te Panonitanga 120 o te Mahere

E whai tautoko ai koe ki te whakamahi i te mātai mahere o te Panonitanga 120 o te Mahere, tirohia te raupepa pārongo #21 o Ngā Tohutohu Whakamahi i te Mātai Mahere i te Panonitanga 120 o te Mahere, me mātakitaki rānei te ataata mō 'te ara' whakamahi i te mātai mahere i te Panonitanga 120 o te Mahere.

E wātea ana hoki tētahi rārangi o ngā Pātai ka Auau te Uia.

Te unuhanga o ētahi wāhanga o te Panonitanga 78 o te Mahere e Marohitia ana

He mea unu ētahi wāhanga o te Panonitanga 78 o te Mahere i te 5pm o te 9 o Oketopa 2025, tae atu hoki ki ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho (Medium Density Residential Standards).

Ko te Panonitanga 78 o te Mahere tā Te Kaunihera o Tāmaki Makaurau panonitanga o te mahere o mua e pā ana ki te whakaapiapitanga, me whai, e ai ki te kāwantanga, e nui ake ai ngā whakawhanaketanga, tae atu ki te whakatū kāinga, puta noa i ngā rohe tāone o Tāmaki Makaurau.

Ko tana pūtake he whakatinana i te kaupapa here mō te whakaapiapitanga o te Tauākī Kaupapa Here ā-Motu - Te Whanaketanga ā-Rohe Tāone, ki te whakauru hoki i ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho ki ngā rohenga kāinga noho. Nā ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho i āhei ai, i te nuinga o te wā, te whakawhanaketanga o ngā whare noho e toru, kāore e nui ake i ngā apa e toru, ki ia papa noho, ā, kāore e mate ki te tono i te whakaaetanga rawa taiao.

I muri i ngā panonitanga ki te Resource Management Act 1991, i a Ākuhata 2025, ka whakatau a Te Kaunihera o Tāmaki Makaurau ki te unu i ētahi wāhanga o te Panonitanga 78 o te Mahere. Nā te unuhanga, me whai tētahi panonitanga hou o te mahere: Te Panonitanga 120 o te Mahere.

Nā te unuhanga o ētahi wāhanga o te Panonitanga 78 o te Mahere, ka pā ngā panonitanga ki te Rohenga o te Pokapū Tāone Matua anake, ka marohitia hoki kia haere tonu ngā panonitanga e marohitia ana ki te Rohenga o te Pokapū Tāone Nui i raro i te Panonitanga 78 o te Mahere. Kua mutu ngā hui whakarongo, ā, ko ngā whakataunga mō te Rohenga o te Pokapū Tāone Matua ētahi wāhanga o te Mahere Pāhekoheko ki Tāmaki Makaurau. Tērā tonu ngā whakatau e pā ana ki te Rohenga o te Pokapū Tāone Nui ka pānuitia i mua i te paunga o te tau 2025.

Kāore he panonitanga e marohitia ana ki ngā Rohenga o te Pokapū Tāone Matua me te Pokapū Tāone Nui i raro i te Panonitanga 120 o te Mahere. Kāore a Te Kaunihera o Tāmaki Makaurau e whai whakaaro, e whakarongo rānei ki ngā tāpaetanga e pā ana ki ēnei rohenga i raro i te Panonitanga 120 o te Mahere.

Ngā herenga whakatū kāinga

I te whakaaetanga kia unuhia e te kaunihera ētahi wāhanga o te Panonitanga 78 o te Mahere, e ai ki te Resource Management Act, me panoni te kaunihera i te Mahere Pāhekoheko ki Tāmaki Makaurau kia pērā tonu te nui o ngā whakawhanaketanga o ngā kāinga puta noa i Tāmaki Makaurau i ērā i whakaaetia rā i raro i te Panonitanga 78 o te Mahere.

I te Panonitanga 78 o te Mahere, ka whakaaetia kia whakawhanaketia ko tōna 2 miriona kāinga, ā, nā konā i noho ai taua nama hei paeraro i te Panonitanga 120 o te Mahere.

Ahako me panoni te kaunihera i te Mahere Pāhekoheko ki Tāmaki Makaurau e whakaaetia ai ko tōna 2 miriona whare noho, ehara i te mea ka tino hangaia te katoa o aua kāinga e 2 miriona rā. Ko te wāhi me te wā e rere ai aua whakawhanaketanga kei te āhua o ngā tini take tae atu ki te popono tauhokohoko, ki te wātea o te tūāhanga, ki ngā pūtea ka pau ki te whakawhanaketanga, ki te utu hoki. Mā te āpitihanga ki te nui o te āhei e maha ake ai ngā kōwhiringa wāhi me ngā momo whare e ea ai te popono tauhokohoko ki ngā kāinga hei ngā tau tini e tū mai nei.

E kitea ai he pārongo atu anō, tirohia te raupepa pārongo #19 Ngā Herenga Whakatū Kāinga.

Ngā herenga mō te whakaapiapitanga

Ka whakakapi te Panonitanga 120 o te Mahere i te nuinga o te Panonitanga 78 o te Mahere. Ka urupare ia i te Tauākī Kaupapa Here ā-Motu e pā ana ki te Whanaketanga ā-Rohe Tāone me ngā herenga o te Resource Management Act. Me panoni te kaunihera i ngā ture o te Mahere Pāhekoheko ki Tāmaki Makaurau e pā ana ki ngā ara whakawhanake i ngā papa noho.

Ka whakaaturia ki te mātai mahere o te Panonitanga 120 o te Mahere ngā panonitanga i ngā rohe kāinga noho me ētahi atu marohitanga mō te whakamahinga o te wāhi.

E ai ki ngā herenga o te Tauākī Kaupapa Here ā-Motu e pā ana ki te Whanaketanga ā-Rohe Tāone, anei ngā mahi mā te kaunihera:

- me tuku kia apiapi ake ngā whakawhanaketanga, me tuku hoki te teitei o ngā whare kia kaua e poto ake i ngā papa e ono, i te tawhiti e taea rā te hīkoi i te pokapū tāone matua, i ngā pokapū tāone nui, i ngā tūnga terewhiti hoki
- me tuku kia whakaatangia e te teitei me te apiapitanga o ngā whare i te pae kiritata, i ngā pokapū pātata, i ngā pokapū hoki o te tāone, ko te taumata o ngā mahi ā-ahumoni, ā-hapori hoki kei ēnei pokapū.
- me panoni te Mahere Pāhekoheko ki Tāmaki Makaurau e āhei ai kia ōrite te maha o ngā kāinga e whakawhanaketia ana puta noa i Tāmaki Makaurau ki te maha ka whakaaetia i te Panonitanga 78 o te Mahere.
- ka āhei te whakaurunga o ngā herenga whakatū kāinga e whakaiti nei i te teitei/apiapitanga o ngā whakawhanaketanga me whai, i ngā wā e kore nei tētahi āhuatanga, tētahi wāriu rānei e hāngai ki te whakaapiapitanga, i ngā wā hoki me whai wāhi te āhuatanga, te wāriu rānei.

Ko ngā panonitanga o te Resource Management Act o te wā e kī ana me tuku te kaunihera:

- kia eke te teitei o ngā whare ki te 10 papa, ki tua atu rānei, i te rohe hīkoi i ngā teihana tereina o Ōwairaka me Baldwin Avenue
- kia eke te teitei o ngā whare ki te 15 papa, ki tua atu rānei, i te rohe hīkoi i ngā teihana tereina o Maungawhau, o Kingsland, o Morningside hoki.

Te whakaapiapitanga i ngā rohe hīkoi

E ai ki ngā herenga o te Tauākī Kaupapa Here ā-Motu e pā ana ki te Whanaketanga ā-Rohe Tāone, me tautohu te kaunihera i ngā rohe hīkoi huri noa i te pokapū tāone matua, i ngā pokapū tāone nui me ngā tūnga terewhiti, i ngā wāhi me whakaae kia 6 papa te teitei, kia neke atu rānei, ā, i ētahi wā, kia 10, kia 15 papa kē rānei te teitei.

E marohi ana te kaunihera i ētahi panonitanga ki ngā kaupapa here me ngā ture i te Kāinga Noho – Te Rohenga mō ngā Kāinga Parehua me ngā Whare Apaapa, i ētahi atu rohenga hoki, e āhei ai te teitei ake o ngā whare.

E marohi ana te kaunihera i ngā rohe hīkoi i runga i:

- te 15 meneti o te hīkoi (tōna 1200 mita) i te tapa o te pokapū tāone matua
- te 10 meneti o te hīkoi (tōna 800 mita) i te tapa o ngā pokapū tāone nui, i ngā tūnga terewhiti hoki, pēnei i te teihana tereina, i tētahi tūnga rānei i te Ara Pahi o te Raki.

E kitea ai he pārongo atu anō mō ngā rohe hīkoi, pēnei i te āhua e rerekē ai ngā rohe hīkoi i te taiao ōkiko, tirohia te raupepa pārongo #4 Ngā Rohe Hīkoi.

E kitea ai he pārongo mō te whakaapiapitanga i ngā rohe hīkoi, i te Kāinga Noho – Te Rohenga mō ngā Kāinga Parehua me ngā Whare Apaapa, tirohia:

- te raupepa pārongo #5 Te Whakaapiapitanga i Ngā Rohe Hīkoi
- te raupepa pārongo #9 Ngā Whakahoutanga i te Rohenga mō ngā Kāinga Parehua me ngā Whare Apaapa

Te whakaapiapitanga i ngā pokapū tāone, i ngā pokapū pātata hoki

E ai ki ngā herenga o te Tauākī Kaupapa Here ā-Motu e pā ana ki te Whanaketanga ā-Rohe Tāone, me tuku e Te Kaunihera o Tāmaki Makaurau kia āhei te hāngai o te teitei o ngā whare me te apiapitanga o ngā kāinga i roto i te tāone, i ngā tapa hoki o te tāone, i ngā pokapū pātata, i ngā pokapū pae kiritata hoki, ki te taumata o ngā mahi ā-ahumoni, o ngā ratonga hapori hoki (pēnei i ngā tūranga mahi, i ngā toa me ngā pakihi).

Ko ngā pokapū tāone, koia ko ngā pokapū nui ake o Tāmaki Makaurau kei ngā paenoho me ōna toa, me ōna ratonga, me ōna mahi hoki e horapa ana i ngā poroka tāone āhua maha nei, i te roanga hoki o ngā rori matua. Ko ētahi tauira, ko ngā pokapū tāone o Te Wairau, o Okaurirahi, o Owairoa, o Panēra, o Papatoetoe hoki.

Ko ngā pokapū pātata ngā pokapū pakupaku ake kei ngā paenoho e tuku ratonga ana ki ngā pae kiritata. E 20, e 30 pea rānei ngā toa ka tū ki ngā pokapū pātata, ā, he tari iti hoki ka tū ki reira. Ko ētahi tauira, ko Albany Village, ko Balmoral, ko Grey Lynn, ko Ōrūkuwai hoki.

E marohi ana te kaunihera kia whakanuitia ake te whānuitanga o te Kāinga Noho – Te Rohenga mō ngā Kāinga Parehua me ngā Whare Apaapa huri noa i ētahi pokapū, ā, kia whakahāngaitia houtia tēnei rohenga ki ētahi atu pokapū. E marohitia ana hoki kia teitei ake ētahi whare i ngā pokapū.

Kāore te kaunihera i te marohi kia nui ake te whakaapiapitanga i ngā rohe kāinga noho huri noa i ngā pokapū pae kiritata, arā, ko ngā huinga tino iti o ngā pakihi e tuku ratonga ana i ngā pae kiritata (ko te toa pātata me te kaikuti makawe hei tauira).

E kitea ai he pārongo atu anō mō te whakaapiapitanga huri noa i ngā pokapū paenoho, tirohia te raupepa pārongo #6 Te Whakaapiapitanga i ngā Pokapū Paenoho.

Te whakaapiapitanga i ngā kauhanga matua

Kua whakaae te kaunihera kia maha ake ngā kāinga i ngā ara pahi matua e tautohua ana i te Whatunga Whitinga Auau. E marohi ana te kaunihera ki te kōkiri i te kaupapa o te Rohe Kāinga Noho – Te Rohenga mō ngā Kāinga Parehua me ngā Whare Apaapa ki tōna

200m i ngā taha e rua o ngā kauhanga e tautohua ana i te mātai mahere o te Panonitanga 120 o te Mahere.

E kitea ai he pārongo atu anō mō te whakaapiapitanga i ngā kauhanga, tirohia te raupepa pārongo #7 Te Whakaapiapitanga i ngā Kauhanga ka Auau te Terenga Pahi.

Te Unuhanga o ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho (Medium Density Residential Standards)

He mea unu ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho i te unuhanga o ētahi wāhanga o te Panonitanga 78 o te Mahere i te 9 o Oketopa 2025. Kāore ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho i roto i te Panonitanga 120 o te Mahere. E marohi ana te kaunihera i ētahi atu kōwhiringa mō te whakaapiapitanga o ngā kāinga noho i te Panonitanga 120 o te Mahere.

Kāore ngā Paerewa Wawaenga mō te Apiapi ā-Kāinga Noho e whai wāhi atu ki te Panonitanga 120 o te Mahere.

Ngā take here i te whakaapiapitanga

Mā te Resource Management Act e āhei ai tā ngā take here i te whakaapiapitanga panoni i ngā herenga e pā ana ki te teitei, ki te apiapitanga hoki/rānei o ngā whakawhanaketanga i ngā wā kāore tētahi āhuatanga, tētahi wāriu rānei, e hāngai ki te whakaapiapitanga me whai e ai ki te Tauākī Kaupapa Here ā-Motu e Pā ana ki te Whanaketanga ā-Rohe Tāone, i ngā herenga rānei o te Resource Management Act, ā, i ngā wā hoki me whai wāhi te āhuatanga, te wāriu rānei.

Ko ngā take here i te whakaapiapitanga, koia ko ngā āhuaranga me ngā wāriu o ētahi papa noho, o ētahi takiwā rānei, e kore kē ai e tika ngā taumata o te whakaapiapitanga me whai e ai ki te Tauākī Kaupapa Here ā-Motu e Pā ana ki te Whanaketanga ā-Rohe Tāone, ki te Resource Management Act rānei.

Ngā take here i te whakaapiapitanga kua tautohua e te Kāwanatanga

Ka whai wāhi ki ngā take here i te whakaapiapitanga ko:

- a) tētahi take e whakahirahira ana ki te motu i raro i te wehenga 6 o te Resource Management Act
- b) tētahi take me whai e ai ki tētahi atu Tauākī Kaupapa Here ā-Motu
- c) tētahi take me whai e whakatinanahia ai ko Te Ture Whaimana o Te Awa o Waikato – the Vision and Strategy for the Waikato River
- d) tētahi take me whai e whakatinanahia ai ko te Hauraki Gulf Marine Park Act 2000, ki te Waitakere Ranges Heritage Area Act 2008 rānei
- e) tētahi take e haumaruru ai, e whāomoomo ai te whakahaerenga o ngā tūāhanga ā-motu e tāpua ana
- f) te takiraha e wātea ana kia whakamahia e te marea
- g) tētahi wāhi kua herea e tētahi whakahau ā-ture hei wāhi rāhui, hei wāhi tuku iho rānei

h) tētahi take e whakatinanahia ai, e mau tonu ai rānei te ture e pā ana ki te whai wāhitanga a te iwi

i) te herenga e rawaka ai te whenua mō ngā pakihi e tika ana kia iti te apiapitanga.

Tirohia te mātai mahere o te Panonitanga 120 o te Mahere e kitea ai te whānuitanga o ngā wāhi e whakatinanahia ai ngā take e marohitia ana hei here i te whakaapiapitanga. Kua tautohua e te kaunihera ngā ture e hāngai ana i ngā wāhanga tuhituhi o te Panonitanga 120 o te Mahere e marohitia ai te panonitanga o ngā herenga e pā ana ki te whakaapiapitanga.

I ētahi wā, ko te whakarohenga tētahi wāhanga o te ara ka whāia e te kaunihera ki te whakahaere i ngā take here i te whakaapiapitanga i te Panonitanga 120 o te Mahere. Ko tētahi tauira, ko te wā e noho tūraru ai te whenua mō ngā kāinga noho i te pūmate māori, ā, ka marohitia kia hurihia te rohenga hei rohenga e iti ake ai te whakaapiapitanga o ngā kāinga noho.

E kitea ai he pārongo atu anō mō ngā take here i te whakaapiapitanga kua tautohua e te kāwanatanga, tirohia te raupepa pārongo #13 Ngā Take Here i te Whakaapiapitanga.

Ngā take here i te whakaapiapitanga kua tautohua e te kaunihera

I raro i te Resource Management Act, ka āhei te whakahāngaitanga o ētahi atu anō take here i te whakaapiapitanga i ngā wāhi kāore e tika ana kia nui ake te whakaapiapitanga.

Ko te maha o ngā take atu anō hei here i te whakaapiapitanga, e marohitia ana e te kaunihera, i ahu mai i te Mahere Pāhekoheko ki Tāmaki Makaurau. Ko ētahi tauira, ko:

- Ngā Takiwā Motuhake – ngā takiwā kua roa ake te whakatūnga o ngā whare motuhake ki reira e whai wāriu ai (e marohitia ana te whakaitinga, te whakakorenga rānei o ētahi takiwā)
- Ngā Ture Āpiti mō ngā Tirohanga (tae noa ki te Stockade Hill Viewshaft) – he tirohanga e mau tonu ai te whakamīharotanga ki ngā horanuku me ngā takutai
- Ngā tauārai i ngā ratonga mō ngā parawai – ngā wāhi kāore anō i motuhake te whatunga parawai i te whatunga wai ua
- Te whakarohenga tūhonohono – he ‘whakapaipai’ i ngā tauira whakarohenga, e hua mai ai pea ētahi āhuatanga ā-rohenga, ētahi hanga rerekē rānei i te whakatinanahanga o ngā whakarohenga e marohitia ana i te Panonitanga 120 o te Māhere
- Ngā rākau ahurei – he rākau takitahi, he uru rākau rānei e motuhake nei te wāriu
- Ngā take here i te whakaapiapitanga i ōna rohenga whāiti.

Mā ngā take here i te whakaapiapitanga e iti ake ai pea te āheinga o te whakatūnga o ngā kāinga. E here ana te kāwanatanga i te kaunihera kia rite te maha o ngā kāinga hei whakatū puta noa i Tāmaki Makaurau ānō nei e rere ana ko te Panonitanga 78 o te Mahere i pānuitia ai. Ko te Panonitanga 120 o te Mahere te ara matua e pērā tonu ai te maha o ngā kāinga, ahakoa ka whai wāhi hoki ko te maha o ngā kāinga i te rohenga o te

Pokapū Tāone Matua me te Pokapū Tāone nui (i whakatinanatia ai mā te Panonitanga 78 o te Mahere).

E kitea ai he pārongo atu anō, tirohia te raupepa pārongo #13 Ngā Take Here i te Whakaapiapitanga.

Ngā Whakahoutanga i ngā Rohenga Whāiti

Mā ngā rohenga whāiti i te Mahere Pāhekoheko ki Tāmaki Makaurau e āhei ai te whai wāhitanga o ngā motuhaketanga ā-rohe mā te whakarite i ētahi whakataunga e pā ana ki te wāhi, e rerekē nei i ngā putanga i whāia ai i te rohenga, i ngā whakataunga rānei e pā ana ki Tāmaki Makaurau whānui.

E marohi ana te kaunihera i ētahi panonitanga ki ētahi rohenga whāiti i te Mahere Pāhekoheko ki Tāmaki Makaurau mā te Panonitanga 120 o te Mahere, otirā, kei te āhua tonu o ngā wāhi kei reira ngā rohenga whāiti.

E kitea ai he pārongo atu anō mō ngā panonitanga e marohi nei te kaunihera kia pā ki ngā rohenga whāiti, tirohia te raupepa pārongo #20 Ngā Whakahoutanga i ngā Rohenga Whāiti.

Te Whakapakaritanga o ngā Whakataunga mō ngā Pūmate Māori

I raro i te Resource Management Act, he whakahirahira ki te motu te whakamaurutanga o ngā tūraru tāpua ka hua mai i ngā pūmate māori. He take ā-rohe e whakahirahira ana ki Tāmaki Makaurau te whakamaurutanga o ngā tūraru i te ngāhorohorotanga me te whakaparawhenuatanga o te takutai, i te waipuke, i te pāhekeheke hoki o te whenua.

E marohi ana te kaunihera kia whāiti ake te aronga i te ara whakamauru i ngā tūraru pūmate i ngā takiwā ka pāngia pea e te waipuke, e te whakaparawhenuatanga hoki o te takutai i tēnei wā, ā haere ake nei hoki. Ko te whāinga o tēnei ara, ko te whakapakari ake i a Tāmaki Makaurau i ngā huarere taikaha me ngā pūmate māori i muri i ngā āwhā o te tau 2023 i horapa ai te waipuke, te horonuku, me te parawhenuatanga o te takutai puta noa i Tāmaki Makaurau.

I tēnei wā, e whakamaurutia ana e te Mahere Pāhekoheko ki Tāmaki Makaurau ngā tūraru i ngā pūmate māori, engari me whakahou e hāngai ake ai ki ngā rangahau ā-ao ka puta i mua tata nei mō ngā take e pā ana ki te huringa o te āhuarangi. Nā reira, ko tētahi take matua e āki ana i te Panonitanga 120 o te Mahere, ko te whakapakaritanga o ngā whakataunga whakahaere hei whakamauru i ngā pūmate māori o te Mahere Pāhekoheko ki Tāmaki Makaurau e pā nei ki ngā tūraru ki te tangata me te papa noho.

E marohi ana kia hurihia te momo whakarohenga o ngā kāinga noho kei te taumata tiketike katoa o te tūraru i ngā pūmate Māori hei rohenga e iti ake ai te apiapitanga o ngā kāinga noho kia mauru ai ngā tūraru ki te tangata me te papa noho. Tirohia te mātai mahere o te Panonitanga 120 o te Mahere e tautohua ai ngā papa noho e tika ana kia whai rohenga hou, arā, hei rohenga Kāinga Noho – Te Rohenga Whare Takitahi, e inamata ai hoki te mana ā-ture o te hurihanga o te whakarohenga atu i te 3 o Noema 2025.

E kitea ai he pārongo atu anō mō ngā take here i te whakaapiapitanga e marohitia nei e te kaunihera, tirohia te raupepa pārongo #8 Ngā Pūmate Māori.

Kia mataara:

He tuhinga whakarāpopoto tēnei raupepa pārongo hei āwhina kia mārama te Panonitanga 120 o te Mahere e Marohitia ana - Te Whakaapiapitanga me te Pakari o ngā Kāinga, e mana ai te 3 me te 4 o ngā Kaupapa Here o te Tauākī Kaupapa Here ā-Motu mō Te Whanaketanga ā-Rohe Tāone 2020, ā, ka aro ki ngā herenga o te Āpitihanga 3C o te Resource Management Act.

I te 3 o Noema 2025, ka pānuitia ki te marea e Te Kaunihera o Tāmaki Makaurau te Panonitanga 120 o te Mahere e Marohitia ana ki te Mahere Pāhekoheko ki Tāmaki Makaurau.

E tika ana kia kīia ngā pārongo katoa e takoto ana i tēnei raupepa pārongo he tauira noa, he whakaaro whānui noa. I tōna tikanga, me whai te kaiwhakamahi i ngā tohutohu whāiti mai i te hunga ngaio e whai mōhiotanga ana i mua i te kawhe i tētahi mahi kua hua mai i tana whai i ngā pārongo kei tēnei raupepa pārongo. E whakaae ana te kaiwhakamahi kia mana-kore ana tohe katoa, kia kaua hoki a Te Kaunihera o Tāmaki Makaurau e herea ki ngā tohe katoa ka ahu mai i te whakamahinga o te pārongo o tēnei raupepa pārongo.