



THE PROPOSED
**SECOND
GENERATION
DISTRICT PLAN**

Dunedin City Council, 50 The Octagon, Dunedin 9016
PO Box 5045, Moray Place, Dunedin 9058
Website: www.dunedin.govt.nz/2gp

ANNOTATED – 9 November 2022

As the decisions on heritage have been cancelled by Decision No. [2022] NZEnvC 234 issued on 9 November 2022, this erratum to the decision no longer has any effect.

ERRATUM

Decision on Variation 2 (Additional Housing Capacity) to the Dunedin City Second Generation District Plan (2GP): Provisions and Intensification Rezoning

Demolition of pre-1940s buildings (Rule 15.3.4.X), Pages 28-31 and Appendix 1

From: The Chairperson, Variation 2 (Additional Housing Capacity) Hearing Panel

To: Variation 2 submitters

Date: 12 July 2022

This erratum is to advise that the decision on Variation 2 (Additional Housing Capacity) to the Dunedin City Second Generation District Plan (2GP): Provisions and Intensification Rezoning contains an error in the drafting of new provisions for the demolition of pre-1940s buildings.

It has come to our attention that the drafting for the new provisions (Rule 15.3.4.X and associated provisions) has been linked to the existing definition of 'demolition' in the 2GP when it was entered into the e-plan. The 2GP definition of 'demolition' is:

Demolition

The complete or partial destruction of a building or structure.

Demolition is an activity in the building and structures sub-category, which is in the development activities category.

It was the intention of the Hearing Panel that the new heritage provisions would only apply to full demolition of pre-1940s buildings in the listed areas. However the use of the 2GP definition of demolition creates the potential for the new provisions to be applied in circumstances where the Hearing Panel did not intend them to be applied i.e. partial destruction.

This issue is to be resolved by updating the drafting of Rule 15.3.4.X and associated provisions to refer to:

Full demolition of a building built on or before 1st January 1940 in the General Residential 1 Zone or Township and Settlement Zone (except within a no DCC reticulated wastewater mapped area) or in the Variation 2 mapped area

And by adding a new definition for 'full demolition' as follows:

Full Demolition

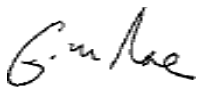
Demolition that involves the complete or near complete destruction of a building or structure.

The provisions affected by these changes (as referenced in Appendix 1 of our decision) are:

- Rule 13.6.X.X (Rule 13.6.X.1 in e-plan)
- Rule 13.9.1.X
- Rule 15.3.4.X
- Rule 15.4.X.1 (Rule 15.4.Y.1 in e-plan)
- Rule 15.11.3.Y
- Rule 15.11.5.Y (Rule 15.11.5.AC in e-plan)

As a result of this clarification, the deadline for lodging a notice of appeal on the decision on Change A2 Alt3/IN-HER/S153.001 (the new heritage provisions relating to demolition of pre-1940s buildings) only has been extended to **Tuesday 23 August 2022**.

If you have any questions regarding this erratum please contact Jenny Lapham or Wendy Collard on 477-4000 or by email gso@dcc.govt.nz.



Gary Rae, **Chairperson**
On behalf of the Variation 2 Hearing Panel

12 July 2022