

Jacob Paget

From: Infrastructure Portfolio <Infrastructure.Portfolio@parliament.govt.nz>
Sent: Tuesday, 23 September 2025 8:26 am
To: Nicola Willis (MIN); Shane Jones (MIN); Tama Potaka (MIN); Simon Watts (MIN); Simeon Brown (MIN); Penny Simmonds (MIN)
Cc: FTArefferrals
Subject: Invitation to comment on Fast-track referral application for the 188 Beaumont Street - Stage 1 project under the Fast-track Approvals Act 2024 – FTAA-2508-1098
Attachments: Comments Form for Invited Ministers.docx

Follow Up Flag: Follow up
Flag Status: Completed

To:
Minister for Economic Growth
Minister for Regional Development
Associate Minister of Housing
Minister of Climate Change
Minister for Auckland
Minister for the Environment

Dear Ministers,

Hon Chris Bishop, the Minister for Infrastructure (the Minister), has asked for me to write to you on his behalf.

The Minister has received an application from Whiterock Lime Limited for referral of the 188 Beaumont Street – Stage 1 project under the Fast-track Approvals Act 2024 (the Act) to the fast-track process (application reference FTAA-2508-1098).

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits.

Invitation to comment on referral application

I write in accordance with section 17 of the Act to invite you to provide written comments on the referral application. I have provided summary details of the project below.

If you wish to provide written comments, these must be received by **return email** within **20 working days** of receipt of this email. The Minister is not required to consider information received outside of this time frame. Any comments submitted will contribute to the Minister's decision on whether to accept the referral application and to refer the project.

If you do not wish to provide comments, please let us know as soon as possible so we can proceed with processing the application without delay.

If the Minister decides to accept the application and to refer the project, the Applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Process

The application documents are accessible through the Fast-track portal. Please note that application documents may contain commercially sensitivity information and should not be shared widely. If you haven't used the portal before, you can request access by emailing ftareferrals@mfe.govt.nz. Once you are registered and have accepted the terms and conditions, you will receive a link to view the documents. Existing users will be able to see application documents via the request when logging into the portal. Should you need for your agency to provide any supplementary information, a nominated person can be provided access to the portal, access can be requested by emailing ftareferrals@mfe.govt.nz.

To submit your comments on the application, you can either provide a letter or complete the attached template for written comments and return it by replying to this email, infrastructure.portfolio@parliament.govt.nz.

Before the due date, if you have any queries about this email or need assistance with using the portal, please email contact@fasttrack.govt.nz. Further information is available at <https://www.fasttrack.govt.nz/>.

Important Information

Please note that all comments received from Ministers invited to comment will be subject to the Official Information Act 1982. Comments received will be proactively released at the time the Minister for Infrastructure makes a referral decision, unless the Minister providing comments advises the Minister for Infrastructure's office they are to be withheld, at the time they are submitted.

If a Conflict of Interest is identified by the Minister providing comments at any stage of providing comments, please inform my office and the Cabinet Office immediately. The Cabinet Office will provide advice and, if appropriate, initiate a request to the Prime Minister to agree to a transfer of the project/portfolio invite to another Minister (a request to transfer a COI from one Minister to another can take 1-7 days).

Project summary

Project name	188 Beaumont Street
Applicant	Westhaven Residential Limited Partnership
Location	Auckland CBD

Project description

The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD. The project includes:

- a. three distinct buildings, described as:
 - the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments
 - the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments
 - the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation).
- b. additional components, including:
 - approximately 550m² of ground-level retail space
 - vehicle access to the development provided via Beaumont Street only
 - provision for 273 car parking spaces, primarily serving residential uses
 - approximately 152 bicycle parking spaces
 - internal connectivity with the adjacent Orams Marine facility.

Yours sincerely

**Office of Hon Chris Bishop**

Minister of Housing | Minister for Infrastructure | Minister Responsible for RMA Reform | Minister of Transport | Associate Minister of Finance | Associate Minister for Sport & Recreation | Leader of the House | MP for Hutt South

Office: 04 817 6802 | EW 6.3

Email: c.bishop@ministers.govt.nz Website: www.Beehive.govt.nz

Private Bag 18041, Parliament Buildings, Wellington 6160, New Zealand

Email disclaimer:

This email communication is confidential between the sender and the recipient. The intended recipient may not distribute it without the permission of the sender. If this email is received in error, it remains confidential and you may not copy, retain or distribute it in any manner. Please notify the sender immediately and erase all copies of the message and all attachments. Thank you.

FTAA-2508-1098

Dean Kimpton
Chief Executive
Auckland Transport

Email: chief.executive@at.govt.nz

Dear Dean

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project (the project) under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(1)(a) of the Act, I invite Auckland Transport to provide written comments on the referral application. Please note that Auckland Council and Watercare Services Limited have also been invited to provide comments under section 17 and will receive separate invitation letters.

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in confidence and should not be forwarded or discussed anyone outside of your organisation.

Written comments must be received within **20 working days** of receipt of this letter and a copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive

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application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Please upload your comments directly via the portal by completing the template for written comments provided in Attachment 1. Alternatively, you are welcome to upload your comments via the portal using your own format or document, if preferred.

Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Yours sincerely



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Cc Matthew Richards - Manager Development Planning: s 9(2)(a)
Tessa Craig: s 9(2)(a)
Elmira Vatani: s 9(2)(a)
AC Fast-track Mailbox: fasttrackconsents@at.govt.nz

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none"> • the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments • the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments • the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none"> • approximately 550m² of ground-level retail space • vehicle access to the development provided via Beaumont Street only • provision for 273 car parking spaces, primarily serving residential uses • approximately 152 bicycle parking spaces • internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

John Linstead
Hako Tūpuna Trust

Email: s 9(2)(a)

Tēnā koe John

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in confidence and should not be forwarded or comments sought from, anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

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If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Please upload your comments directly via the portal by completing the template for written comments provided in Attachment 1. Alternatively, you are welcome to upload your comments via the portal using your own format or document, if preferred.

Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Terrence John McEnteer
MAC-01-03-001 Hauraki Maori Trust Board

Email: s 9(2)(a)

Tēnā koe Terrence

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in-confidence and should not be forwarded or comments sought from, anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost

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Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Please upload your comments directly via the portal by completing the template for written comments provided in Attachment 1. Alternatively, you are welcome to upload your comments via the portal using your own format or document, if preferred.

Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Tahua Murray
MAC-01-01-023 Ihaia Paora Weka Tuwhera Gavala Murray Mahinepua Reserve Trust Ngātirua Iti

Email: s 9(2)(a)

Tēnā koe Tahua

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project (the project) under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in-confidence and should not be forwarded or comments sought from, anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

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If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Please upload your comments directly via the portal by completing the template for written comments provided in Attachment 1. Alternatively, you are welcome to upload your comments via the portal using your own format or document, if preferred.

Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none"> the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none"> approximately 550m² of ground-level retail space vehicle access to the development provided via Beaumont Street only provision for 273 car parking spaces, primarily serving residential uses approximately 152 bicycle parking spaces internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Phil Wilson
Chief Executive Officer
Auckland Council

Email: s 9(2)(a)

Dear Phil

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project (the project) under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(1)(a) of the Act, I invite Auckland Council to provide written comments on the referral application. Please note that Auckland Transport and Watercare Services Limited have also been invited to provide comments under section 17 and will receive separate invitation letters.

Under section 17(3) of the Act and without limiting any general comments under subsection (1)(a), Auckland Council **must** provide comments advising on the following matters:

- 1. Any applications that have been lodged with the Council that would be a competing application or applications if a substantive application for the project were lodged. If no such applications exist, please provide written confirmation.*
- 2. In relation to projects seeking approval of a resource consent under section 42(4)(a) of the Act, whether there any existing resource consents issued where sections 124C(1)(c) or 165ZI of the Resource Management Act 1991 (RMA) could apply, if the project were to be applied for as a resource consent under the RMA. If no such consents exist, please provide written confirmation.*

Under section 20(1) I also invite you to provide further information on the following matters:

3. *Whether the project may deliver significant regional or national benefits (refer to section 22 of the Act for the criteria for assessing referral applications). Additionally, and in this context, provide any high-level commentary regarding the project's alignment with relevant plans, policies, and/or strategies.*
4. *The Records of Title for the project area confirm that Auckland Council is the landowner of the fee simple title, while the applicant has ownership of the leasehold interest for a 125-year lease commencing 2019. The applicant states that this leasehold interest enables them to redevelop the site in accordance with their development agreement with Auckland Council. In relation to the leasehold interest and associated agreement, are there any legal or practical constraints within the lease that could impact the applicant's ability to carry out the proposed works?*
5. *Consent Notice 11576335.4 is registered on the Record of Title for the project area. The Consent Notice includes several conditions, such as requiring infrastructure connections to Council standards and requiring coastal inundation mitigation measures to the Council's satisfaction. Would the Consent Notice registered on the title impact the applicant's ability to carry out the proposed works, or would any additional approvals be required (for example, a variation or cancellation of the Consent Notice) in order for the project to proceed?*

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in-confidence and should not be forwarded or comments sought from anyone outside of your organisation.

Written comments must be received within **20 working days** of receipt of this letter and a copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Please upload your comments directly via the portal by completing the template for written comments provided in Attachment 1. Alternatively, you are welcome to upload your comments via the portal using your own format or document, if preferred.

Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Yours sincerely

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc: Megan Tyler, Director Policy, Planning and Governance,
s 9(2)(a)
Nick Turoa, Tumuaki huanga Māori/Director Māori outcomes,
s 9(2)(a)
Rachel Kelleher, Director Community, s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

James Palmer
Secretary for the Environment
Ministry for the Environment

Email: s 9(2)(a)

Dear James

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project (the project) under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(1)(c) of the Act (which requires the Minister to seek comments on a referral application from the relevant administering agencies). I invite Ministry for the Environment to provide written comments on the referral application as the administering agency for the Resource Management Act 1991.

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in confidence and should not be forwarded or comments sought from anyone outside of your organisation.

If you wish to provide written comments, these must be received within **20 working days** of receipt of this letter and copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is

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made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

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Yours sincerely



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc Macaela Flanagan – Manager, System Oversight s 9(2)(a) ,
adminagencyftaa@mfe.govt.nz

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Joseph Robert Kingi

MAC-01-01-056 Ngā Puhi Nui Tonu (Te Kotahitangā Marae)

MAC-01-01-058 Ngā Puhi Nui Tonu (Waitangi Marae)

MAC-01-01-050/CIV-2017-404-537 Ngā Puhi nui tonu, Ngāti Rāhiri, Ngāti Awa, Ngāi Tāhuhu and Ngāitawake

Email: s 9(2)(a)

Tēnā koe Joseph

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

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If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Tori Ngataki
Chair
MAC-01-03-010: Ngāati Tamaoho

Email: info@tamaoho.maori.nz

Tēnā koe Tori

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)



Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Mike Baker
MAC-01-01-091 Ngaati Whānaunga

Email: s 9(2)(a)

Tēnā koe Mike

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

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Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Boni Renata
General Manager
Ngaati Whanaunga Incorporated Society

Email: s 9(2)(a)

Tēnā koe Boni

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

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Nāku noa, nā

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Boni Renata
General Manager
Ngaati Whanaunga Ruunanga Trust

Email: s 9(2)(a)

Tēnā koe Boni

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Jada MacFie
MAC-01-02-003/CIV-2017-404-564: Ngāi Tai ki Tāmaki

Email: s 9(2)(a)

Tēnā koe Jada MacFie

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Jada MacFie
Chief Executive
Ngāi Tai ki Tāmaki Trust

Email: kaitiaki@ngaitaitamaki.iwi.nz

Tēnā koe Jada

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Louisa Collier

MAC-01-01-073/CIV-2017-485-398 Ngāti Kawau and Te Waiariki Korora

Email: s 9(2)(a)

Tēnā koe Louisa

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

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Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

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Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Kiwi Johnson
Ngāti Koheriki Claims Committee

Email: s 9(2)(a)

Tēnā koe Kiwi

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Paul Majurey
MAC-01-03-006 Ngāti Maru

Email: s 9(2)(a)

Tēnā koe Paul

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Waati Ngamane
Ngāti Maru Rūnanga Trust

Email: office@ngatimaru.iwi.nz

Tēnā koe Waati,

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

John Hutton
Chief Executive
Ngāti Pāoa Iwi Trust

Email: ceo@paoa.co.nz

Tēnā koe John,

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc **s 9(2)(a)** info@paoa.co.nz, chair@paoa.co.nz

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Jasmine Cotter-Williams

MAC-01-02-004/CIV-2017-404-518: Ngāti Taimanawaiti (Ngāti Tai) Jasmine Whakaarahia Cotter-Williams

Email: s 9(2)(a)

Tēnā koe Jasmine

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Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Tori Ngataki
Chair
Ngāti Tamaoho Settlement Trust

Email: info@tamaoho.maori.nz

Tēnā koe Tori

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

MAC-01-03-011: Ngāti Tamatera

Email: s 9(2)(a)

Tēnā koe

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Michelle Wilson
Chief Executive
Ngāti Tamaterā Treaty Settlement Trust

Email: s 9(2)(a)

Tēnā koe Michelle

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a) admin@tamatera.iwi.nz, rma@tamatera.iwi.nz,
chair@tamatera.iwi.nz

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Roimata Minhinnick
MAC-01-02-005/CIV-2017-404-569 Ngāti Te Ata

Email: s 9(2)(a)

Tēnā koe Roimata

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

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Nāku noa, nā

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Josie Smith
Ngāti Te Ata Claims Support Whānau Trust

Email: s 9(2)(a)

Tēnā koe Josie

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Marama Royal
Chair
Ngāti Whātua o Ōrākei Trust Board

Email: s 9(2)(a)

Tēnā koe Marama

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc **s 9(2)(a)**

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

MAC-01-02-006/ CIV-2017-404-520: Ngāti Whātua Ōrākei Trust

Email: s 9(2)(a)

Tēnā koe

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Elvis Reti
MAC-01-01-105/CIV-2017-485-515 Reti Whānau

Email: s 9(2)(a)

Tēnā koe Elvis

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Nāku noa, nā

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Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Paul Majurey

Chair

Taonga o Marutūāhu Trustee Limited / Marutūāhu Rōpū Limited Partnership

Emails 9(2)(a)

Tēnā koe Paul

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Te Ahiwaru Waiohū

Email: s 9(2)(a)

Tēnā koe

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Karen Wilson
Te Ākitai Waiohua Settlement Trust

Email: s 9(2)(a)

Tēnā koe Karen

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc kaitiaki@teakitai.com, s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Nigel Denny Snr
Chair
Te Ākitai Waiohua Waka Taua Inc

Email: akitai.waka.taua@gmail.com

Tēnā koe Nigel

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc kaitiaki@tekitai.com

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Eve Rongo

MAC-01-01-125/CIV-2017-404-570 Te Hikutu Whānau and Hapū

Email: s 9(2)(a)

Tēnā koe Eve

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

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Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none"> the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none"> approximately 550m² of ground-level retail space vehicle access to the development provided via Beaumont Street only provision for 273 car parking spaces, primarily serving residential uses approximately 152 bicycle parking spaces internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Rihari Dargaville

MAC-01-01-133 CIV-2017-404-558 Te Kaunihera o Te Tai Tokerau Ngāitawake

Email: s 9(2)(a)

Tēnā koe Rihari

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Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Robin Taua-Gordon
MAC-01-02-007: Te Kawerau a Maki

Email: s 9(2)(a)

Tēnā koe Robin

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Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Edward Ashby
Chief Executive
Te Kawerau Iwi Settlement Trust

Email: tiaki@tekawerau.iwi.nz

Tēnā koe Edward

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

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If you provide written comments as a **Māori consultation group**, you may be entitled to a financial contribution of \$1,500 (excluding GST) under Schedule 2 of the Fast-Track Approvals (Cost Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

Please upload your comments directly via the portal by completing the template for written comments provided in Attachment 1. Alternatively, you are welcome to upload your comments via the portal using your own format or document, if preferred.

Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc admin@tekawerau.iwi.nz, s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Wiremu Peters
Chair
Te Patukirikiri Iwi Trust

Email: s 9(2)(a)

Tēnā koe Wiremu

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(d) of the Act (which requires consultation with relevant Māori groups identified under section 18(2)). I invite you to provide written comments on the referral application.

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc admin@patukirikiri.co.nz

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Dame Rangimarie Naida Glavish, DNZM, JP
Te Rūnanga o Ngāti Whātua

Email: runanga@ngatiwhatua.iwi.nz

Tēnā koe Dame Rangimarie

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

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Recovery) Regulations 2025. For information about contribution fees and invoices refer to the Fasttrack webpage on [Cost recovery for agencies](#).

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Nāku noa, nā



Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc **s 9(2)(a)**

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Alan Riwaka

MAC-01-01-140/ CIV-2017-404-563: Te Rūnanga o Ngāti Whātua

Email: runanga@ngatiwhatua.iwi.nz

Tēnā koe Alan Riwaka

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Jaedyn Falwasser
Te Whakakitenga o Waikato Incorporated

Email: s 9(2)(a)

Tēnā koe Jaedyn

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

cc s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none"> the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none"> approximately 550m² of ground-level retail space vehicle access to the development provided via Beaumont Street only provision for 273 car parking spaces, primarily serving residential uses approximately 152 bicycle parking spaces internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Paul Majurey

Chair

Tūpuna Taonga o Tāmaki Makaurau Trust - Whenua Haumi Roroa o Tāmaki Makaurau Limited Partnership

Email: s 9(2)(a)

Tēnā koe Paul

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

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If the Minister decides to accept the application and to refer the project, the applicant will need to complete any preliminary steps required under the Act and then lodge their substantive application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

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Before the due date, please email any queries about this letter to referral@fasttrack.govt.nz and include the name of the Application Lead – Ashiley Sycamore. For assistance with the application portal, please email contact@fasttrack.govt.nz or phone 0800 FASTRK (0800 327 875).

Nāku noa, nā

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none">• the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments• the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments• the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none">• approximately 550m² of ground-level retail space• vehicle access to the development provided via Beaumont Street only• provision for 273 car parking spaces, primarily serving residential uses• approximately 152 bicycle parking spaces• internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>

FTAA-2508-1098

Dave Chambers
Chief Executive
Watercare Services

Email: s 9(2)(a)

Dear Dave,

Invitation to provide written comments on an application for referral of the 188 Beaumont Street project under the Fast-track Approvals Act 2024

An application has been received by the Minister for Infrastructure (the Minister) from Westhaven Residential Limited Partnership (the applicant) for referral of the 188 Beaumont Street project (the project) under the Fast-track Approvals Act 2024 (the Act) to the fast-track approvals process. Project summary details are in Appendix A.

The purpose of the Act is to facilitate the delivery of infrastructure and development projects with significant regional or national benefits. [Section 22](#) of the Act sets out the criteria that inform the Minister's decision-making process on referral applications.

I write under delegation from the Minister and in accordance with section 17(1)(a) of the Act, I invite Watercare Services Limited to provide written comments on the referral application. Please note that Auckland Council and Auckland Transport have also been invited to provide comments under section 17 and will receive separate invitation letters.

The information you are receiving is being provided to you consistent with the statutory requirements for consultation under section 17 of the Act. The information is being provided in confidence and should not be forwarded or discussed anyone outside of your organisation.

Written comments must be received within **20 working days** of receipt of this letter and a copy of the application. The Minister is not required to consider information received outside of this time frame. Comments received will inform the Minister's considerations in making decisions on whether to accept the referral application. If a decision is made to refer the project, any comments received may assist in determining the information that must be submitted with the substantive application.

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application for the approvals needed for the project. An expert panel will be appointed to decide the substantive application.

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Yours sincerely

A handwritten signature in black ink, appearing to read 'S Doig', written in a cursive style.

Suzanne Doig
Acting General Manager, Delivery and Operations

Appendix A: Project summary details

Cc Katja Huls -Development Programme Lead, s 9(2)(a)
Shane Lawton - Head of Developer Services, s 9(2)(a)

Appendix A – Project summary details

Application number	FTAA-2508-1098
Project name	188 Beaumont Street
Applicant name	Westhaven Residential Limited Partnership
Project summary details	<p>The project is to construct and establish a mixed-use development with approximately 215 residential units on a project area of 5,215m² at 188 Beaumont Street, Auckland CBD (legally described as Lot 1 Deposited Plan 541270). The project area is not within the common marine and coastal area but adjoins it.</p> <p>The project includes:</p> <p>a. three distinct buildings, described as:</p> <ul style="list-style-type: none"> • the Marina Building: 8 storeys (approximately 31 metres in height) including 18 three-bedroom residential apartments • the Tower Building: 23 storeys (approximately 80 metres in height) including 125 residential apartments • the Beaumont Building: 10 storeys (approximately 37 metres in height), including 72 residential apartments, with the option for use as serviced apartments (visitor accommodation). <p>b. additional components, including:</p> <ul style="list-style-type: none"> • approximately 550m² of ground-level retail space • vehicle access to the development provided via Beaumont Street only • provision for 273 car parking spaces, primarily serving residential uses • approximately 152 bicycle parking spaces • internal connectivity with the adjacent Orams Marine facility. <p>The applicant seeks resource consents under the Resource Management Act 1991 for the project. No other approvals under specified Acts are sought as part of the fast-track approvals process.</p>