

# ANNEX 14

## WYNYARD QUARTER URBAN DESIGN BACKGROUND INFORMATION

### Plan modification annotations - key



Indicates where content is affected by proposed plan modification x.  
Refer to plan modification folder or website for details.



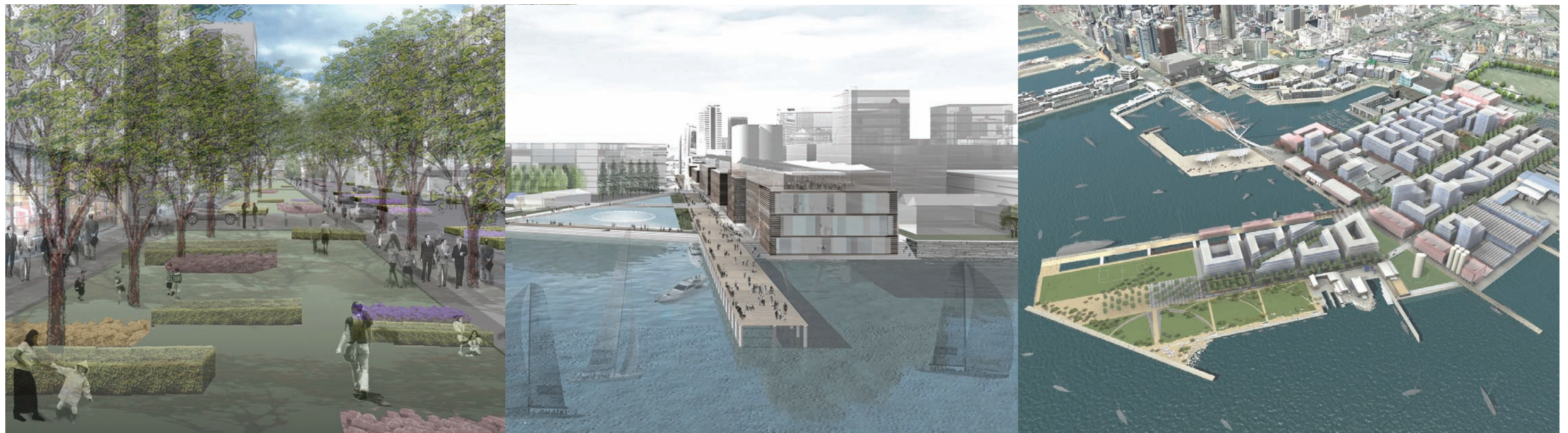
Indicates where the content is part of plan modification x, which is  
subject to appeal.

Underlined content to be inserted.

~~Struck through~~ content to be deleted.







## Wynyard Quarter: Urban Design Background Information

October 2010





Wynyard Quarter aerial view looking south-west

|            |                                                                        |
|------------|------------------------------------------------------------------------|
| <b>1.0</b> | <b>Introduction</b>                                                    |
| 1.1        | Introduction                                                           |
| 1.2        | Structure                                                              |
| 1.3        | Purpose                                                                |
| 1.4        | Relationship to Plan Change/District Plan                              |
| <b>2.0</b> | <b>Urban Design Concepts</b>                                           |
| 2.1        | Concept 1 - The Waterfront Axis                                        |
| 2.2        | Concept 2 - The Park Axis                                              |
| 2.3        | Concept 3 - The Wharf Axis                                             |
| 2.4        | Concept 4 - The Waterfront Precincts                                   |
| <b>3.0</b> | <b>Urban Design Principles</b>                                         |
| 3.1        | Principle 1 -<br>Connecting Waterfront Precincts                       |
| 3.2        | Principle 2 -<br>Providing Waterfront Access                           |
| 3.3        | Principle 3 -<br>Establishing Diverse Public Spaces                    |
| 3.4        | Principle 4 -<br>Promoting an Active and Working Waterfront            |
| 3.5        | Principle 5 -<br>Creating Appropriate Building Height, Form, and Scale |
| 3.6        | Principle 6 -<br>Facilitating a Mix of Uses and Activities             |
| 3.7        | Principle 7 -<br>Promoting Sustainable Transport and Urbanism          |
| <b>4.0</b> | <b>Indicative Plan</b>                                                 |
| 4.1        | Existing Site                                                          |
| 4.2        | Indicative Site Plan                                                   |
| 4.3        | Height                                                                 |



# 1.0 Introduction

## 1.1 Introduction

## Realising Auckland's Waterfront Potential

The Wynyard Quarter (also known as the Tank Farm or the Western Reclamation) represents one of the largest undeveloped areas of waterfront land in Auckland. Its redevelopment creates the opportunity to establish a working and recreational waterfront linked by a sequence of engaging public spaces which will reinforce Auckland's 'turangawaewae' or 'sense of place' and identity as a waterfront city.

## 1.2 Structure

This document illustrates the robust and clear urban structure and network of open spaces for the Wynyard Quarter. The first section outlines the design concepts which establish the concept for development. The second section provides a description of and response to the 7 Key Urban Design Principles. The third section illustrates in plan and perspective views the indicative extent and character of development proposed for the Wynyard Quarter as well as the key components of the area's public realm.

## 1.3 Purpose

The purpose of the Urban Design Background Information is to provide an overview:

- Vision for the future of the Wynyard Quarter;
- A design concept for the Wynyard Quarter's public realm;
- The urban design principles.

## 1.4 Relationship to Plan Change/District Plan

This document is included as an annexure to the District Plan for the following reasons:

- It provides an overview of the design approach taken for the Wynyard Quarter;
- It provides the background and rationale for the District Plan provisions relating to the Wynyard Quarter;

**The footprints and form of buildings shown in plans, diagrams and illustrations in this document are indicative only. This information is not a statutory document.**



The Wynyard Quarter in Auckland's waterfront context