

Stormwater Management Plan summary



SMP Title	IKEA and Large Format Retail Development
SMP Date	14/10/2021
SMP Version	2
SMP prepared by	CKL
SMP prepared for:	Stiffe Hooker Ltd
Location	79 and 87-89 Carbine Road, and 10, 18 and 18A Clemow Drive, Mount Wellington
Consolidated Receiving Environment	Greater Tamaki
Stormwater Catchment	Mt Wellington South
Development type	Large Brownfield
SMP Purpose	Redevelopment
Unitary Plan Precinct	N/a
Resource consent reference	BUN60388761

HW Reference	2021-051
Date SMP Adopted	15 August 2022

Stormwater management requirements

Stormwater management catchment	Proposed land use	Receiving environment	Water quality management	Hydrology mitigation (retention)	Hydrology mitigation (detention)	Flood management	Outlet design	Assets to be vested with council	General comments
Mt Wellington South	Redevelopment of an existing 4.92-hectare commercial site. (NOTE: Existing site is 96% impervious and redevelopment will include landscaping to reduce imperviousness to around 94%)	Most of the site drains to the existing channel to the north and then into the Tamaki River.	IKEA and LFR buildings -Inert roofs and re-use Other Impervious area - Stormwater360 TP10 compliant devices	<ul style="list-style-type: none"> • SMAF1 required • Underground reuse tanks providing 500m3 of re-use from the roofs. 	<ul style="list-style-type: none"> • SMAF1 required Underground detention tanks to be sized for the 95%ile event runoff detention from roofs and parking areas 	none	None, utilising existing outlets.	None – water quality and hydrology mitigation devices to be privately owned.	

Notes:

This document is prepared to provide a summary of the stormwater management requirements within the adopted Stormwater Management Plan. To see the full Stormwater Management Plan please contact HWDevelopment@aucklandcouncil.govt.nz

SMP Area



Figure 2: Existing condition of the site (GeoMAP, Oct 2021)

Development plan

