



Council Workshop

Tuesday 26 August 2025
(following the Council Meeting)

Council Chambers
Queen Street
TE KUITI

Waitomo District Council is committed to conducting its business in a manner that is open, transparent and facilitates accountability and public participation. Any member(s) of the public wishing to address the Council at a Meeting or Workshop are asked to make arrangements through the Mayor's Office at least three clear working days before the scheduled Meeting or Workshop.

Council Workshops are not electronically recorded (audio and/or video) or webcast to the Council 's website.



ORDER PAPER

Items of Business

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1. **Verbal Briefing: Centennial Park**
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3. **Public Excluded Te Kuiti Resource Recovery Hub - Concept Design and Funding Application** **112**

This business paper is presented for consideration on the basis of public excluded to enable commercially sensitive matters to be discussed.

The relevant provisions of the Local Government Official Information and Meetings Act 1987 for excluding the public is:

Section 7(2)(i) - To enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);

Document No: 908148

Report To: Council Workshop



Meeting Date: 26 August 2025

Subject: **Waitomo District Comprehensive Reserve Management Plan**

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1. Purpose of Report

- 1.1. The purpose of this workshop reader is to discuss with Council making amendments to the Waitomo District Comprehensive Reserve Management Plan to undertake the following:
- (a) Update the zoning of the reserves listed in the Waitomo District Comprehensive Reserve Management Plan as decisions have now been issued on the Proposed District Plan and none of the zoning for the reserves is under appeal.
 - (b) The process to finalise subdividing off Redwood Park from the Te Kuiti Water Treatment Plant is almost complete, so we need to amend the legal descriptions, record of title reference, values information.
 - (c) The Piopio Village Green subdivision is almost complete, so we need to prepare an Individual reserve schedule for this reserve.

2. Background

2.1. BACKGROUND

- 2.2. Council adopted the Waitomo District Comprehensive Reserve Management Plan (RMP) at the 27 June 2023 Council meeting. A copy of the RMP and the business paper (without attachments) approving the adoption is enclosed as **Attachment 1** and **Attachment 2** respectively.
- 2.3. As part of the business paper, there was also a list of 10 reserves that Council staff were to investigate disposal of. These reserves are as follows:
- Aria Road Quarry Reserve.
 - Eight Mile Junction Quarry Reserve.
 - Gadsby Road Quarry Reserve.
 - Marokopa Quarry Reserve.
 - Oparure Recreational Reserve.
 - Piopio Quarry Reserve.
 - Te Maika Quarry Reserve. (Will revert back to the crown)
 - Te Waitere Recreational Reserve.
 - Rangitoto Road Reserve.
 - Rangitoto Quarry Reserve.
- 2.4. Enclosed as **Attachment 3** is a table that has some information on each of these reserves.
- 2.5. The underlying status of these reserves will be investigated over the next 12 months by a land research specialist, as we need to understand how Council came into possession of the reserve,

whether Council is the underlying owner of the reserve or crown derived and whether the land can be disposed of and via what method (i.e. is there Public Works Act 1981 requirements).

2.6. COMMENTARY

2.7. PROPOSED WAITOMO DISTRICT PLAN

- 2.8. As the decisions version of the Proposed Waitomo District Plan (PDP) has now been notified, and the appeals period has closed with no appeals that would impact on the relevant zoning provisions for reserves, staff consider that the RMP should be updated to amend the relevant zoning in the Individual Reserve Schedules.

2.9. REDWOOD PARK SUBDIVISION

- 2.10. The Redwood Park subdivision is being undertaken as we needed to remove the Redwood Park from the Te Kuiti Water Treatment Plant. This project was funded out of the Three Waters Transition Fund, and was undertaken to futureproof any changes in the underlying land ownership of the land which both the park and water treatment plant were located on.

- 2.11. This will mean that the existing individual reserve schedule will need to be updated to correct the legal description, record of title reference, zoning etc.

2.12. PIOPIO VILLAGE GREEN

- 2.13. The Piopio Village Green subdivision came about as a result of Council purchasing the land and a historical agreement it had with the landowner to retain the area, which is currently known as the Piopio Village Green, but could subdivide off the rear parcel.

- 2.14. The subdivision is almost complete with only outstanding matter to be completed being the entranceway upgrade. Titles will then be able to be issued. Council officers have also been in contact with Mokau ki Runga regarding a name for the reserve, which was also part of the sale and purchase agreement for the property. Council officers understand that we will have this name in the near future. The costs of this project will be funded from the sale proceeds of this land, which are estimated to be less than \$50,000.

- 2.15. There is currently no individual reserve schedule for this reserve. It is proposed that one is created once the subdivision is complete, and this would be discussed with Council before the RMP is formally amended. The schedule would simply specify the current activities that are undertaken on the reserve.

2.16. RMP REVIEW

- 2.17. Pursuant to section 41(4) of the Reserves Act 1977, the administering body of any reserve shall keep its management plan under continuous review, so that, the plan is adapted to changing circumstances or in accordance with increased knowledge. It is considered that given the changes occurring with the PDP and the subdivisions now would be an appropriate time to undertake an administrative review of the RMP to update it to reflect the changing circumstances.

- 2.18. Council officers propose that we make the minor amendments and then request Council adopt the amended RMP without further consultation.

<h2>3. Feedback Sought</h2>

- 3.1. Does Council consider now is an appropriate time to update the RMP? Or would Council prefer a wider review is undertaken in conjunction with the next Long Term Plan? That way funding could be discussed / considered for reserves and future activities provided for. A wider review would involve determining the purpose and future use and development opportunities for each reserve and would involve engagement with the community.

- 3.2. Does Council still want staff to investigate the disposal of the 10 reserves?

4. Attachments/Separate Enclosures

Attachments:

- 1 Waitomo District Comprehensive Reserve Management Plan 2023
<https://www.waitomo.govt.nz/media/nx4bmvin/reserve-management-plan.pdf>
- 2 27 June 2023 - Council Business Paper Adopting the RMP (excluding attachments) (Doc 523956)
- 3 Table of Reserves for Disposal (Doc 908149)



WAITOMO DISTRICT COMPREHENSIVE RESERVE MANAGEMENT PLAN

Approved by Council on 27 June 2023

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FOREWORD

We are privileged to live in the Waitomo District, which contains many wonderful parks and reserves. With this privilege comes responsibility and the need to care for these spaces so that future generations can enjoy them.

The Waitomo District Comprehensive Reserve Management Plan ('the plan') sets out how Waitomo District Council will administer the land managed under the Reserves Act 1977, both generally and by establishing the planned outcomes that are sought for each individual reserve.

The plan outlines Waitomo District Council's general intentions in providing for the use, enjoyment, maintenance, protection, preservation and development of the various types of reserves through a series of objectives and policies. This policy framework also seeks to appropriately provide for the purpose for which each reserve is classified.

The plan together with the Long Term Plan and the Waitomo District Plan, provide the strategic framework for the management of the district's parks and reserves. In addition to providing guidance about what is envisaged for each reserve, the plan is designed to provide clarity for both reserve managers and reserve users (present and future), regarding what is considered appropriate for our reserves.



STRATEGIC FRAMEWORK

INTRODUCTION

Waitomo District Council ('Council') is responsible for managing open space and administering parks and reserves in accordance with the Reserves Act 1977 ('the Act'). Reserve management plans enable the Council to establish the desired mix of uses and activities for reserves and to set in place policy to guide day to day management and use.

The Council manages a mix of reserve types, including recreational reserves, local purpose reserves and non-classified reserves. Non-classified reserves are generally fee simple parcels that are treated as a reserve. These areas are managed for their environmental, landscape or other values.

This plan incorporates both classified and non-classified parcels of land (reserve and non-reserve land). While some parcels do not have legal status as reserves, there is a public and an historic expectation that they be managed as such. Council considers it appropriate to manage non-classified recreational areas in a manner that is consistent with formal reserves. However, it is accepted that non-classified reserves may have specific limitations that prevent them from formally being the subject of a Reserves Act Management Plan.

Additionally, although not required by the Act, local purpose reserves owned by Council may also be included in a reserve management plan if a Council wishes.

As such, this plan applies to all land that is owned or administered by the Council as reserve, whether it is classified under the Act, is a non-classified reserve or is a local purpose reserve.

This plan was approved by Council on 27 June 2023.

MANA WHENUA

A number of the reserves in Waitomo district have been used for multiple purposes over many centuries by mana whenua. Some reserves are urupa, others served as pa, gardens and access points to the coast and its rich shellfish and fishing grounds. There is unconfirmed, anecdotal evidence to suggest that some sites were gifted by local hapu as community reserves to the County Councils which were the predecessors of Waitomo District Council. A number of the sites remain significant to mana whenua and provide a spiritual link to both ancestors and kaitiaki.

Mana whenua see the natural and human world as being wholly inter-connected and complementary. As such, it is important that this plan acknowledges and provides for the connection mana whenua have with these sites and ensures that the ecological, open space, historical and cultural values of each reserve are protected. This necessitates identifying and providing for activities, uses and development only where this is appropriate to the nature and values of the reserve. Accordingly, where it is required, statements are made in the individual reserve management plans which signal the specific cultural values associated with the reserve.

SCOPE AND NATURE OF THE PLAN

This plan is a Reserve Management Plan in accordance with the Act.

WHAT THIS PLAN COVERS

This plan applies to all land in Waitomo district declared and classified as a reserve under the Act, and of which the Council is the administering body. The following is a list of classified reserve types that are managed by the Council and are addressed in this plan:

Recreation Reserves: Established under section 17 of the Act. The main purpose of recreation reserves is to provide areas for recreation and sporting activities, for the physical welfare and enjoyment of the public, and for protection of the natural environment, with emphasis on retention of open spaces and on outdoor recreational activities.

Local Purpose Reserves: Established under section 23 of the Act. These reserves are held for the local purposes specified, such as esplanade, neighbourhood, environmental protection, quarry or drainage.

The plan also applies to other land that Council manages for reserve purposes, but which is not declared or classified as such in accordance with the Act, for instance land that is:

- Managed as reserve but not vested or classified (e.g.: leasehold land or fee simple land); or
- In the process of being secured for reserve purposes.

These land parcels are managed by reserve concept plans rather than by reserve management plans.

Reserve Concept Plan: A reserve concept plan is implemented where there are general fee simple land parcels (land not classified as a reserve) that function as a reserve or where the fee simple land parcels are within gazetted reserves. The reserve concept plan will ensure contiguous management of the reserve (i.e. all of the parcels are managed as one reserve). Where this occurs, it is signalled in the individual reserve schedules.

DETAILED DEVELOPMENT PLANNING

The general, activity-based, and reserve specific policies in this plan will be sufficient to guide decision-making for most activities on the reserves in Waitomo district. This plan sets the parameters for the development and use of the reserves, highlighting items that need further consideration or addressing management issues (for example, weed control or stormwater management).

Development plans for reserves can be prepared in consultation with the community when major changes to the amenity or facilities on a reserve are proposed.

IMPLEMENTATION

Implementation involving expenditure is directed by the local government annual planning process, which in turn is directed by the Long-Term Plan. The details of reserve and facility maintenance is set by the Parks and Reserves Asset Management Plan.

EFFICIENCY

There are some issues that are better dealt with in existing or new bylaws, Council policies or asset management plans. These include:

- Restrictions or prohibitions on the use of public land (e.g. dogs);
- Management and development of existing Council-owned buildings; and
- Development of particular amenity landscapes, tracks and footpaths.

Where existing bylaws, policies or asset management plans are relevant, this plan does not duplicate the material.

Similarly, there are some matters that are already addressed appropriately in the Waitomo District Plan, including rules about noise and light. This plan does not duplicate those existing provisions, although it may provide for tighter or more detailed controls on activities in reserves than those found in the Waitomo District Plan.

ADMINISTRATION

Other land managers (particularly the Department of Conservation) also play a major role in providing places for recreation and caring for our open spaces. Reserves that are administered and managed by the Department of Conservation are not included in this plan.

THE PLAN FORMAT

This plan is presented in four parts. An online version of the plan is available on the Waitomo District Council's main website.

Part One - General Administration

This section of the plan provides information on how the provisions are to be administered, reviewed and amended. It also contains the general objectives and policies that this plan is seeking to achieve. The objectives and policies apply to all reserves in Waitomo regardless of whether they are administered through a reserve concept plan or a reserve management plan. This section also provides additional policies for reserve types, or for individual reserves where necessary.

Part Two – All Reserves

This section of the plan outlines what activities can be undertaken on all reserves regardless of whether they are administered through a reserve concept plan or a reserve management plan. The activities have been separated into three categories:

- Activities that are allowed on reserves without the need to seek approval from Council (allowed activities).
- Activities that require approval from Council (activities requiring authorisation).
- Activities that cannot be undertaken on a reserve (prohibited activities).

Part Three - Individual Reserve Schedules

This section contains the legal descriptions and maps of each reserve managed by Council regardless of whether it is administered through a reserve concept plan or a reserve management plan. It also identifies significant reserve values (heritage, natural, cultural

and any other values that are applicable to the reserve), the uses and planned outcomes for each individual reserve.

Part Four – Appendices

This contains the appendices to the plan:

- Appendix One – Definitions
- Appendix Two – Reserves Act Powers and Delegations
- Appendix Three – Statutory and Policy Context

PART ONE – GENERAL ADMINISTRATION

PART ONE – GENERAL ADMINISTRATION

INTRODUCTION

This part of the plan provides information on how the Plan is to be administered, reviewed and amended. It also establishes the general objectives and policies that the plan is seeking to achieve.

Waitomo District Council will follow the processes for general administration of reserves in accordance with the "Reserves Act Guide" by Local Government New Zealand and the Department of Conservation (1999, updated June 2004) and any subsequent amendments.

INTERPRETATION

Definitions of terms used commonly throughout this plan are provided in Appendix One.

DELEGATION AND POLICY CONVENTIONS

Under the Act, decisions in respect of reserves are made either by the Minister of Conservation, or by Waitomo District Council via either:

- Independent powers conferred on it by the Act; or
- Powers delegated to it by the Minister under the Act.

All decisions made by Waitomo District Council must be consistent with the Act and the powers delegated by the Minister.

The latest delegations (including limitations) are included in Appendix Two.

STATUTORY AND POLICY CONTEXT

The management of the district's reserves is influenced by a range of legislation, statutory and non-statutory policy documents.

Activities undertaken in accordance with this plan must therefore also be in accordance with any other relevant legal requirement of New Zealand law (e.g. the Resource Management Act 1991, the Building Act 2004, the Crimes Act 1961, the New Zealand Coastal Policy Statement 2010) and the Heritage New Zealand Pouhere Taonga Act 2014 and any archaeological authority.

Activities must also be in accordance with relevant District or Regional Plan requirements, Council Bylaws and the requirements of any approved resource consent. The policies in this plan do not repeat these compliance requirements.

Appendix Three outlines the legislative context for the plan.

POLICY TERMINOLOGY

The objectives and policies in this plan recognise both the need to ensure that decisions are not predetermined by restricting the possibilities provided for in the legislation, and the constitutional role of the Minister and other decision-makers. It is intended that the policy framework in this plan provides decision-making guidance in accordance with the Act.

PLAN MONITORING, REVIEW AND AMENDMENT

The Act requires Waitomo District Council to keep its Reserve Management Plan under continuous review to adapt to changing circumstances or increased knowledge.

Once the Proposed Waitomo District Plan becomes operative, consequential amendments will be made to this plan removing references to the Operative Waitomo District Plan (2009), and to correct minor administrative errors.

MANAGEMENT PLANNING

The plan is intended to:

- Enable Waitomo District Council to establish the desired mix of uses and values for each reserve or group of reserves; and
- Set in place a policy framework to guide day to day management; and
- Provide the community with certainty about the function and management of each reserve or group of reserves.

THE POLICY FRAMEWORK

The objectives and policies in this section apply to all reserves in Waitomo regardless of whether they are administered through a reserve concept plan or a reserve management plan.

OBJECTIVES

1. To preserve and protect the district's parks and reserves for the enjoyment of the general public and in consideration of the needs of future generations.
2. To encourage and facilitate the use of reserves for the welfare and enjoyment of the public.
3. To allocate land within the reserves for a variety of sporting, recreational and cultural activities having due regard to the public's right to freedom of entry and access to reserves, and the purpose for which the reserve is classified.
4. To protect, restore and enable carrying out activities to enhance indigenous biodiversity values, ecological connections, and areas of ecological significance in the district's reserves.
5. To have regard to the views of reserve users, reserve committees and the wider community.
6. To acknowledge the value to the community of both active and passive recreation activities on the district's reserves.
7. To recognise the impacts of climate change on reserves and provide for climate change mitigation and adaptation activities on reserves where possible.

POLICIES

Change to Agreed Uses of Reserves

1. Council will ensure changes in authorised uses of reserves and reserve facilities are consistent with the purpose of the reserve and the reserve values are not adversely affected by any change.

Changes to Reserves – Classification

2. Reserves must be managed in accordance with the purpose for which they are held.

Changes to Reserves – Tenure

3. Land acquisition, boundary relocation, disposal or exchange mechanisms are utilised to improve the management of reserve values and/or public benefit and enjoyment.

Encroachments

4. Reserve values are not adversely affected, and public use and enjoyment of reserves is not prevented or restricted by unauthorised occupation or use of a reserve.
5. Historic encroachments on reserve land are formally and expediently resolved within legal constraints.

Leases, Licences and Easements (including utilities)

6. A lease, licence or easement will only be considered, and granted where it is appropriate and in accordance with the Act.

Naming of Reserves

7. The names of reserves in the Waitomo District shall reflect the location, natural, cultural and historic heritage associated with the particular reserve.

Nuisance Trees or Vegetation

8. Nuisance trees and vegetation shall be appropriately managed to ensure that damage is not caused to private property.

Fencing

9. The fencing of the reserves shall not preclude public pedestrian access. Where gates are locked to prevent the escape of stock, a stile must be provided. The responsibility for the containment of stock shall remain at all times with the owner of the stock.

This policy shall apply to fences between private property and Council reserves.

Commercial Activities

10. Where Council considers it appropriate and practicable, reserves shall be able to be used for commercial purposes.

Heritage Management

11. The use and enjoyment of reserves that contain scheduled sites and features are to be appropriately identified, protected and managed in accordance with the requirements of the Act, the District Plan, any approved resource consent and the Heritage New Zealand Pouhere Taonga Act 2014 and any archaeological authority.
12. The use and enjoyment of scheduled sites and features on reserves will be managed to:
 - (a) Enable their preservation; and
 - (b) Be in keeping with their assessed significance; and
 - (c) Provide opportunities for the public to understand and experience them.

Natural Hazards

13. Natural hazard risk assessment will be a key consideration in the location and construction of all facilities on reserves.
14. Information regarding natural hazards should be provided to enable people to assess and respond appropriately to the risks posed from the hazards that may occur on reserves.
15. If a natural hazard is identified on a reserve, public entry may be closed to the whole, or part of a reserve if the danger to people and/or property is considered imminent and cannot be reasonably avoided by other means.
16. In times of fire danger, reserves may be closed.

Facility Maintenance

17. Reserve values are preserved, and visitor amenity is enhanced through the appropriate maintenance of facilities.

18. Reserve users are required to take responsibility for their litter and waste.

Use of Sports Infrastructure

19. People of all ages and abilities are able to regularly play sports on sports infrastructure provided by the Council and other providers. People also enjoy recreation reserves and reserve facilities for their open space values, when not in active sports use. The use of a reserve for motorised sports is only allowed where nuisance effects can be avoided, remedied or mitigated.
20. Sports clubs and reserves with sports fields will be encouraged to share infrastructure where practicable, minimising the number of structures on reserves as much as possible.

Buildings, Structures and Fixtures (Including Signs)

21. Recreation and enjoyment of reserves is facilitated and supported through the provision of appropriate facilities.
22. Facilities are allowed on reserves for public recreation, educational and community services, consistent with the purpose of the reserve, and the planned outcomes for the reserve.
23. Structures, buildings, infrastructure and signs on reserves shall meet the needs of the approved use and users without adverse effects on the reserve, reserve values, reserve users and reserve neighbours.
24. Development of new facilities should:
- (a) Provide for disabled access where possible; and
 - (b) Consider crime prevention through environmental design; and
 - (c) Be in keeping with the character of the reserve; and
 - (d) Facilitate easy maintenance; and
 - (e) Minimise the potential for deterioration and vandalism of reserve structures, facilities and fixtures, through design, materials and location; and
 - (f) Avoid being located in a storm water overland flow path, flood hazard area, or where they would be likely to adversely affect existing utilities.
25. Indoor sports clubs and other building occupiers will be encouraged to manage their premises in a way that prevents exclusive use where practical.

Use and Storage of Hazardous Substances

26. The risk of harm from the use of hazardous substances on reserves must be minimised as far as practicable.

General Amenity and Sustainability

27. Recreational enjoyment and the public benefits of reserves are enhanced through the provision of appropriate green infrastructure and development.
28. The loss of trees on reserves is to be minimised through active management and maintenance.
29. The landscape values of reserves are to be protected and enhanced.

Woodlot Management

30. Recreational enjoyment and the public benefits of reserves are enhanced through the appropriate management of woodlots.

31. The loss of woodlots on reserves is minimised through active management and maintenance.
32. The ecological integrity, indigenous biodiversity values and landscape values of reserves are enhanced through the protection of woodlots.

Lighting

33. Safe and convenient, legitimate night-time reserve use is facilitated through the provision of appropriate lighting.

Memorials and the Scattering of Ashes

34. Memorial planting and personal memorials are only appropriate where they enhance the natural character of a reserve and are suitable for the site in terms of design and the reserve values.
35. Reserves may only accommodate the scattering of ashes where approved in the Individual Reserve Schedule.

Roads and Carparks

36. Roading and car parks are provided where vehicle access is appropriate in terms of reserve purposes and planned outcomes.
37. Car parks on reserves are for vehicles associated with legitimate or authorised use of the reserve.

Tracks and Walkways

38. Walking, bridleway and cycling tracks must support the Council's wider policies seeking to increase active recreation, cycling and walking within Waitomo District, through improving the safety, convenience and extent and connectivity of networks.

Public Access

39. People can enjoy and use the Waitomo District's reserves through the provision or authorisation of a range of recreational uses that protect the reserve's values and respect other reserve users and neighbours.
40. Access to reserves will generally be free of charge to the general public, except that:
 - (a) Waitomo District Council may charge for the use of facilities and services; and
 - (b) An authorisation may stipulate a charge for use of facilities or services, or entrance and/or car parking charges for a specified time.
41. Public access to and along the coast and the margins of water bodies will be promoted, protected and improved where practicable.
42. Shared walkways that are accessible to people with disabilities, should be provided where practicable.

43. Recreation will be:

- (a) Actively encouraged where this is the primary purpose of the reserve, and reflected in the planned outcomes for reserves; and
- (b) Enabled in reserves where such activities are compatible with the reserve classification and the planned outcomes for reserves, including the provision of easy access for the appreciation and enjoyment of natural places; and
- (c) Allowed, where adverse effects on reserves, reserve values, reserve users and neighbours, can be avoided, remedied or mitigated to an impact that is less than minor; and
- (d) Discouraged or prevented, where they are incompatible with the reserve classification or the planned outcomes for reserves, are likely to damage the reserve, are dangerous or a nuisance to other reserve users; and
- (e) Managed so that the risk of harm to others is reduced.

Aircraft

44. Lawful aircraft and helicopter take-off/landings are allowed on reserves where the adverse effects on reserve values, wildlife inhabiting the reserve, reserve users and reserve neighbours can be mitigated.

Animals

45. Ensure reserve values, users and neighbours are not adversely affected by animals.

Commercial Filming

46. Ensure that there are no adverse effects on reserve values from commercial filming.

Temporary Events (Including Circuses and Fireworks Displays)

47. Community use of the Waitomo District's reserves and facilities is maximised through events that are consistent with the purpose and classification of the reserve, protects reserve values, and is considerate of reserve users and neighbours.
48. Temporary commercial and private use of reserves for events occurs in ways that are equitable, consistent with the purpose and classification of the reserve, protects reserve values, and is considerate of reserve users and neighbours.
49. In the Individual Reserve Schedules in Part Three, Council has identified the events can be undertaken on specified reserves as Allowed Activities.

Camping and Campervans

50. Manage activities to ensure that there are no adverse effects on reserve values from camping.

Signs, Information and Interpretation

51. Adverse visual effects from signs are minimised, while useful information for reserve users is maximised. In particular:
- (a) Reserve signs should provide users with clear advice on directions, regulations and other information; and
 - (b) Sign information, styles, and types should be consistent on reserve land throughout Waitomo; and
 - (c) Reserves should be kept free of signs that do not have a community or public purpose; and
 - (d) Signs should be confined to the minimum necessary for safety, for adequate directional or essential regulatory information, and for interpretation of unique sites.

Temporary Events (Non-Commercial)

52. Provide for the protection of reserve values and the retention of open space while ensuring this is balanced with appropriate use and occupation of reserves.

Civil Defence

53. Enable expedient, unfettered recovery and regeneration in the event of the declaration of a state of emergency by allowing for activities which contribute to the delivery of emergency services, protect human life and wellbeing and aid in recovery and rebuilding.

Climate Change Mitigation and Adaptation

54. The impacts of climate change on reserves, in particular those in the coastal environment and adjacent to waterways, are assessed and considered in the management of reserve spaces.
55. Climate change mitigation and adaptation activities are encouraged on reserves where possible.

Indigenous Biodiversity

56. Promote positive indigenous biodiversity outcomes in the district's reserves by:
- (a) Ensuring, as far as possible, the protection of indigenous vegetation and habitats of indigenous fauna; and
 - (b) Enabling, supporting and encouraging conservation, restoration and enhancement activities that benefit:
 - i. The habitat and ecological corridors of indigenous species, including around buffer areas;
 - ii. The health and wellbeing of the Waikato and Waipa River and its catchment;
 - iii. Indigenous vegetation cover; and
 - iv. Karst ecosystems, wetlands, dune ecosystems, estuaries and fragmented forests.
 - (c) Managing human activities and public access to avoid the degradation of indigenous biodiversity.

PART TWO – ALL RESERVES

PART TWO – ALL RESERVES

This section of the plan outlines what activities can be undertaken on all reserves regardless of whether they are administered through a reserve concept plan or a reserve management plan. The activities have been separated into three categories:

- Activities that are allowed on reserves without the need to seek approval from Council (allowed activities).
- Activities that require approval from Council (activities requiring authorisation).
- Activities that cannot be undertaken on a reserve (prohibited activities).

ALLOWED ACTIVITIES

Allowed activities listed in this section are able to be undertaken on a reserve without any formal authorisation by Council, subject to any relevant conditions being complied with.

Where Part Three lists allowed activities for individual reserves that are different to those listed in this part, then the individual reserve provisions prevail.

ACTIVITIES REQUIRING AUTHORISATION

Specific approval from Council must be obtained before any activities requiring authorisation are able to take place on a reserve. Such activities require authorisation under the Reserves Act 1977. The process for authorisation is guided by the policy framework and the assessment criteria contained in this plan and approved (or declined) in accordance with both the Reserves Act 1977 and the Local Government Act 2002.

Where Part Three lists activities requiring authorisation for individual reserves that are different to those listed in this part, then the individual reserve provisions prevail.

Where authorisation is required, assessment criteria are provided which will guide Council's decision making in respect of the specific activity proposed.

PROHIBITED ACTIVITIES

Any prohibited activities listed in this section must not be undertaken on a reserve unless Part Three lists the activity as allowed activity or an activity requiring authorisation. In that case, the individual reserve provisions prevail.

ACTIVITIES NOT PROVIDED FOR IN THIS PLAN

Where an activity is not provided for in this plan then the activity will default to consideration as an Activity Requiring Authorisation (which will require the approval of Council). If the activity cannot be authorised by Council, it is a Prohibited Activity (and cannot be undertaken on a reserve).

Where authorisation is required, assessment criteria are provided in Section 14 of Part Two (Buildings, Structures and Fixtures (Including Signs)), which will guide Council's decision making in respect of the activity proposed.

LISTED ACTIVITIES

1. Changes to Agreed Uses of Reserves

Allowed Activities

- 1.1 Nil.

Activities Requiring Authorisation

- 1.2 A change in use of an existing facility or change in use of an activity that is the subject of an existing authorisation.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 1; and
- (b) Whether the effects of the change in use are the same or similar in character, intensity and scale to the existing use or activity; and
- (c) Whether the use is consistent with the purpose and classification of the reserve and protects reserve values.

2. Changes to Reserves – Classifications

Allowed Activities

- 2.1 Vesting of acquired reserves for a particular purpose complying with the conditions for allowed activities (a).
- 2.2 Review of classification of reserves complying with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) The change of reserve classification for land to be acquired for a reserve OR for land having its reserve status reviewed:
 - (i) Provides appropriate protection and preservation; and/or
 - (ii) Provides for access and enjoyment by the public; and/or
 - (iii) Reflects the values of the reserve that are present; and/or
 - (iv) Enables specified places to achieve heritage or recreation outcomes in the future.

Activities Requiring Authorisation

- 2.3 Vesting of acquired reserves or review of classification of reserves failing to comply with the conditions for allowed activities (a).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 2.

3. Changes to Reserves – Tenure

Allowed Activities

- 3.1 Land acquisition or exchange (including boundary changes) complying with the conditions for allowed activities (a).
- 3.2 Land disposal under the Section 24 Reserves Act 1977 revocation process complying with the conditions for allowed activities (b).

Conditions for Allowed Activities

- (a) Land acquisition or exchange must provide for the following as applicable:
 - (i) Protect and improve the attributes of any scheduled site or feature identified in the Waitomo District Plan; or
 - (ii) Improve the physical, ecological, recreational or landscape linkages between places; or
 - (iii) Secure or improve access to and along water bodies or the coast; or
 - (iv) Provide quality open space and recreation opportunities within walking distance of residential areas; or
 - (v) Provide enough sports fields to allow the Waitomo community to be active, healthy and engaged in sport on a regular basis; or
 - (vi) Improve recreational opportunities, or access to/use of under-utilised reserve areas; or
 - (vii) Be the most appropriate approach to addressing an historic encroachment; or
 - (viii) Secure practical walking access to or between reserves, water bodies or the coast; or
 - (ix) Provide access for maintenance of a water body or significant natural area.
- (b) Land disposal may be initiated when:
 - (i) The land no longer complies with its classified purpose or an alternative classification; or
 - (ii) The public benefit is better met by freeing the land from a reserve status.

Activities Requiring Authorisation

- 3.3 Land acquisition or exchange failing to comply with the conditions for allowed activities (a).
- 3.4 Land disposal failing to comply with the conditions for allowed activities (b).
- 3.5 Land disposal where it is determined to be the most appropriate approach to addressing an historic encroachment.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 3.

4. Encroachments

Allowed Activities

- 4.1 Removal of encroachments complying with the conditions for allowed activities (a) to (c).

Conditions for Allowed Activities

- (a) Encroachments must be removed within a specified timeframe at the encroacher's expense; and
- (b) The encroachment may otherwise be removed by Council, at the encroacher's expense within a specified timeframe; and
- (c) If not incorporated into public property or required to be removed sooner, encroaching buildings or structures existing at the approval date for this Plan must not be extended and must be removed and not replaced as they reach the end of their useful life.

Activities Requiring Authorisation

- 4.2 Removal of encroachments failing to comply with any condition for allowed activities (a) to (c).
- 4.3 Unauthorised encroachments.
- 4.4 Authorised encroachments: Applications may be made for an authorisation of an encroachment.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 4 and 5;

AND

- (b) Unauthorised encroachments: Council will investigate all apparent unauthorised encroachments and their legality will be determined. Priority will be given to addressing encroachments which:
- (i) Present public safety issues; and/or
 - (ii) Impede public access; and/or
 - (iii) Adversely affect scheduled sites or features, natural character or ecological processes.

Encroachments should be either:

- (iv) Removed; or
- (v) Incorporated into the reserve as public property; or
- (vi) Authorised as an occupation or use of reserve land for a finite period of time;

OR

- (c) Authorised encroachments:
- (i) An encroachment may be retained by the Council as a public facility, depending on its compatibility with the reserve classification and the planned outcomes for reserves; and
 - (ii) All retrospectively authorised encroachments will be charged a ground rental at market rates.

5. Leases, Licences and Easements (Including Utilities)

Allowed Activities

- 5.1 Nil.

Activities Requiring Authorisation

- 5.2 Leases, licences or easements.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 6.

6. Naming of Reserves

Allowed Activities

- 6.1 Naming a reserve by the Council complying with the conditions for allowed activities (a) to (d).

Conditions for Allowed Activities

- (a) Official names for reserves will be established by Council after consultation with mana whenua, reserve users, reserve neighbours and any other identified affected and interested parties; or
- (b) The name of a reserve should reflect the relevance of the site, its history and use and the purpose for which it was reserved; or
- (c) Reserves may be named after deceased individuals if those people have made a significant contribution to the open space and recreational heritage of the Waitomo District. Preference will be given to naming areas within reserves; or
- (d) If the reserve does not have an official gazetted name, the reserve may be named after its location and purpose.

Activities Requiring Authorisation

- 6.2 Naming a reserve failing to comply with any condition for allowed activities (a) to (d).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 7.

7. Nuisance Trees and Vegetation

Allowed Activities

- 7.1 Trimming or removal of trees / vegetation by Council complying with condition (a).
- 7.2 Emergency trimming or removal of trees / vegetation by Council not complying with condition (a) where public safety is at immediate risk.

Conditions for Allowed Activities

- (a) Where the area is a significant natural area, any activity must comply with the provisions in the Waitomo District Plan.

Activities Requiring Authorisation

- 7.3 Trimming or removal of vegetation by persons other than the Council.
- 7.4 Trimming or removal of trees / vegetation by Council failing to comply with the conditions for allowed activities (a) – (except where provided for by Allowed Activity 7.2).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 8, 28, 29 and 30; and
- (b) Approval of any required resource consent required by the District and/or Regional Plan; and
- (c) Inspection of the trees / vegetation by a suitably qualified arborist to confirm whether there is any danger to private property; and
- (d) Trimming, pruning or clearance of native vegetation should be limited to the minimum necessary to ensure the effective functioning of reserve tracks, walkways and other existing facilities; and
- (e) Flood management, flood protection and drainage works.

8. Fencing

Allowed Activities

- 8.1 Fencing failing to comply with the conditions for allowed activities (a) to (c).

Conditions for Allowed Activities

- (a) The fence is required to be a minimum of five (5) wire post and batten fence; and
- (b) Where the fence is electric a warning sign must be installed on the fence; and
- (c) Where gates are locked, a stile must be provided.

Activities Requiring Authorisation

- 8.2 Fencing failing to comply with any condition for allowed activities (a) to (c).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 9.

9. Commercial Activities

Allowed Activities

- 9.1 Commercial activities including mobile food/beverage/retail complying with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) The activity must be directly associated with and ancillary to a temporary event or commercial filming.

Activities Requiring Authorisation

- 9.2 Mobile food and/or beverage vendor failing to comply with the conditions for allowed activities (a) - A licence for all commercial activities is required to ensure that vendors operate and locate appropriately.
- 9.3 All other commercial activities - A licence for all commercial activities is required to ensure that vendors operate and locate appropriately.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 10; and
- (b) Approval of any required resource consent required by the District Plan; and
- (c) Effects on public access and recreational opportunities; and
- (d) Whether the scale, intensity and character of the activity is appropriate in the context of the reserve and the receiving environment; and
- (e) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation.

10. Heritage Management

Allowed Activities

- 10.1 Activities complying with the provisions of the historical and cultural values section of the Waitomo District Plan or activities which have an approved resource consent in respect of a scheduled site or feature.

Activities Requiring Authorisation

- 10.2 Activities which do not comply with 10.1.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 11 and 12; and
- (b) Approval of any required resource consent.

11. Natural Hazards

Allowed Activities

- 11.1 Activities complying with the provisions of the hazards and risks section of the Waitomo District Plan or activities which have an approved Resource Consent in respect of a natural hazard.
- 11.2 Activities relating to flood management, flood protection and drainage works occurring outside of the hazard areas identified in the Waitomo District Plan, undertaken by the Waitomo District Council or its contractor, the Waikato Regional Council or its contractor, or the Horizons Regional Council or its contractor.

Activities Requiring Authorisation

- 11.3 Activities which do not comply with 11.1 or 11.2.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 13 to 16; and
- (b) Approval of any required resource consent required by the District and/or Regional Plan.

12. Facility Maintenance

Allowed Activities

- 12.1 Use and management of facilities, including Council-owned park facilities complying with the conditions for allowed activities (a) and (b).

Conditions for Allowed Activities

- (a) All facilities must be maintained to ensure functionality, safety, cleanliness and amenity; and
- (b) Maintenance of facilities and amenities should use colour schemes and materials that blend with the reserve landscape where practical.

Activities Requiring Authorisation

- 12.2 Use and management of facilities failing to comply with any condition for allowed activities (a) to (b).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 17 and 18.

13. Use of Sports Infrastructure

Allowed Activities

- 13.1 Nil.

Activities Requiring Authorisation

13.2 Use of sports infrastructure by organised sports codes and clubs.

13.3 Use of a reserve for motorised sport.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 19 and 20; and
- (b) The user must be a club or organisation that has received approval from Council to use the facility.

14. Buildings, Structures and Fixtures (Including Signs)

Allowed Activities

- 14.1 Construction (and alterations or extensions requiring a building consent) of buildings or other structures or fixtures or signs owned or undertaken by the Council or its contractor, complying with the conditions for allowed activities (a).
- 14.2 Temporary construction buildings may be erected and used where the building is used in conjunction with, and for the duration of construction work located either on the same site as the construction project, or on a site adjoining the construction project. Temporary construction buildings must be removed within one month of the project completion.
- 14.3 The erection of any sign complying with the conditions for allowed activities (a).
- 14.4 Construction (and alterations or extensions requiring a building consent) of Council-owned park facilities complying with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) Compliance with the provisions of the Waitomo District Plan.

Activities Requiring Authorisation

- 14.3 Construction (and alterations or extensions requiring a building consent) of buildings or other structures or fixtures owned or undertaken by people or organisations other than the Council or its contractor.
- 14.4 Construction (and alterations or extensions requiring a building consent) of buildings or other structures or fixtures owned or undertaken by the Council or its contractor, failing to comply with the conditions for allowed activities (a).
- 14.5 New infrastructure works.
- 14.6 Any sign failing to comply with the conditions for allowed activities (a).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 21 to 25, 27 to 29 and 51; and
- (b) Approval of any Resource Consent required by the District and/or Regional Plan; and
- (c) The need for additional building or extensions or infrastructure, and whether or not the opportunities for joint use of the facilities has been investigated and provided for; and

- (d) Noise effects; and
- (e) Visual effects including bulk, scale and location of the building, structure, sign, fixture or infrastructure; and
- (f) Effects on the character and amenity values of the surrounding properties or adjacent roads; and
- (g) Effects on the visual privacy of adjoining properties; and
- (h) The extent to which landscaping is able to mitigate potential effects; and
- (i) The potential for natural hazards to be created or exacerbated by the scale and location of the building, structure, fixture or infrastructure; and
- (j) Effects on public access and recreational opportunities; and
- (k) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation.

15. Use and Storage of Hazardous Substances

Allowed Activities

- 15.1 Use and storage of hazardous substances by the Council or its contractor complying with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) Compliance with the provisions of the Waitomo District Plan.

Activities Requiring Authorisation

- 15.2 Use and storage of hazardous substances by persons other than the Council or its contractor.
- 15.3 Use and storage of hazardous substances by the Council failing to comply with the conditions for allowed activities (a).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 26; and
- (b) Approval of any Resource Consent required by the District and/or Regional Plan; and
- (c) The use of hazardous chemicals on reserves will be minimised, through use of more environmentally friendly alternatives where practical and financially feasible; and
- (d) Where hazardous substances are to be used on reserves, the operation shall be undertaken in accordance with current best industry practice, the Health and Safety at Work Act 2015 and any associated regulations under this Act, the District and Regional Plan permitted activity standards or approved resource consent conditions.

16. Woodlot Management

Allowed Activities

- 16.1 Woodlot Planting complying with the conditions for allowed activities (a) to (d).

- 16.2 Maintenance, pruning, trimming, or clearance of intrusive or obstructive (native or exotic) vegetation and pest control activities outside any significant natural area identified in the Waitomo District Council and complying with condition (e) that is undertaken by:
- (i) Waitomo District Council; or
 - (ii) A Waitomo District Council contractor; or
 - (iii) Waikato Regional Council; or
 - (iv) Waikato Regional Council contractor; or
 - (v) A volunteer group granted permission in writing by Waitomo District Council.
- 16.3 Maintenance, pruning, trimming, or clearance of intrusive or obstructive (native or exotic) vegetation and pest control activities within any significant natural area that is a permitted activity or for which resource consent has been approved pursuant to the Waitomo District Plan and is undertaken by:
- (i) Waitomo District Council; or
 - (ii) A Waitomo District Council contractor; or
 - (iii) Waikato Regional Council; or
 - (iv) Waikato Regional Council contractor; or
 - (v) A volunteer group granted permission in writing by Waitomo District Council.

Conditions for Allowed Activities

- (a) Native plants should be used where practicable in restoration or amenity planting; and
 - (b) Other native or exotic vegetation species may only be introduced where these are most appropriate for:
 - (i) Restoration; or
 - (ii) Promoting the survival of native plants or animals; or
 - (iii) Where non-native or commercial garden varieties of New Zealand native plants are used, they must be selected and located so as to avoid future problems of unwanted regeneration and spread; and
 - (iv) Reflecting the positive features of existing plantings in the area and/or the character of the nearby landscape;
- AND
- (c) Vegetation planting (including replacement tree planting) should not be undertaken in close proximity to existing utility infrastructure, including underground pipes, overhead power lines and fibre optic cables or overland flow paths; and
 - (d) Planting at residential boundaries should favour low growing species to avoid future nuisance; and
 - (e) Clearance of native vegetation should be limited to the minimum necessary to ensure the effective functioning of reserve tracks, walkways and other existing facilities and utilities.

Activities Requiring Authorisation

- 16.3 Woodlot removal.
- 16.4 Any woodlot planting failing to comply with any condition for allowed activities (a) to (d).

16.5 Any vegetation maintenance, pruning, trimming or clearance or pest control activities:

- (i) not complying with allowed activity condition (e); or
- (ii) not undertaken by Waitomo District Council, Waikato Regional Council or approved contractors or a volunteer group approved by the Council; or
- (iii) Undertaken within a significant natural area where a resource consent is required by the District Plan but has not been obtained.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 30 to 32; and
- (b) Approval of any required resource consent.

17. Lighting

Allowed Activities

17.1 Lighting complying with the conditions for allowed activities (a) to (b).

Conditions for Allowed Activities

- (a) Compliance with the provisions of the Waitomo District Plan light chapter; and
- (b) For floodlighting, compliance with the Waitomo District Plan Open Space Zone provisions for floodlighting - regardless of underlying zone.

Activities Requiring Authorisation

17.2 Any lighting failing to comply with any condition for allowed activities (a) to (b).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 33; and
- (b) Approval of any required resource consent; and
- (c) Consideration of crime prevention through environmental design; and
- (d) Lighting should only be provided in reserves commonly used for active recreation at nighttime, such as sports fields, courts and skate parks.

18. Memorials and Scattering of Ashes

Allowed Activities

18.1 Council plaques and memorial planting where undertaken by Waitomo District Council or its contractor or an approved volunteer organisation.

Activities Requiring Authorisation

18.2 Private memorial planting and personal memorials.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 34 and 35; and
- (b) The location is considered appropriate by Waitomo District Council; and

- (c) Whether there is an adverse effect on the natural character of the reserve; and
- (d) Consideration of the cultural effects of scattering ashes; and
- (e) Whether the species of plant is appropriate for the reserve.

Prohibited Activity

- 18.3 The scattering or placement of ashes from a cremation on any reserve.

19. Roads and Carparks

Allowed Activities

- 19.1 Construction of roads and carparks by Waitomo District Council complying with the provisions of the Waitomo District Plan transport chapter.
- 19.2 The use of roads and carparks complying with:
- (i) The provisions of the Waitomo District Plan transport chapter; and
 - (ii) The Waitomo District Council Land Transport Bylaw; and
 - (iii) The Waitomo District Council Freedom Camping Bylaw.

Activities Requiring Authorisation

- 19.3 Any activity failing to comply with 19.1 or 19.2.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 27 to 29 and 36 to 37; and
- (b) Approval of any required resource consent; and
- (c) Volume and scale of any earthworks and location of the carpark or road; and
- (e) Consideration of crime prevention through environmental design; and
- (f) Provision of lighting, landscaping and measures to protect pedestrian safety.

20. Tracks and Walkways

Allowed Activities

- 20.1 Construction and alterations to cycling tracks, bridleways and walkways by Waitomo District Council complying with the provisions of the Waitomo District Plan transport chapter.

Activities Requiring Authorisation

- 20.2 Any activity failing to comply with 20.1.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 27 to 29 and 38; and
- (b) Approval of any required resource consent; and
- (c) Volume and scale of any earthworks and location of the track; and
- (d) The visual effects on the reserve and adjacent properties; and
- (e) Consideration of crime prevention through environmental design; and
- (f) Provision of lighting, landscaping and measures to protect pedestrian safety.

21. Public Access

Allowed Activities

- 21.1 A reserve (or part of a reserve) may be closed by the Council in conjunction with a requested use, as appropriate and in accordance with statutory requirements, for the protection and well-being of the reserve and for the protection and control of the public using it.
- 21.2 Single or seasonal use of sports fields, courts and parks (or parts thereof) by sports codes and clubs.
- 21.3 Non-commercial, exclusive use of a reserve for the purpose of particular games, sports or other activities or for public recreation or enjoyment.

Activities Requiring Authorisation

- 21.4 The development of new recreational opportunities involving structures, commercial activities or exclusive use of a reserve (or part of a reserve).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policies 39 to 43; and
- (b) The location and scale of the activity; and
- (c) The extent and effect of the duration, hours of operation and frequency of the activity on the amenity values of surrounding properties; and
- (d) Whether information about the activity has been or is proposed to be provided to surrounding properties that may be affected by any adverse effects generated by the activity; and
- (e) The visual and amenity effects on surrounding properties; and
- (f) The extent to which landscaping, or topography is able to mitigate potential effects; and
- (g) Effects on public access and recreational opportunities; and
- (h) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation; and
- (i) Noise effects.

22. Aircraft

Allowed Activities

- 22.1 The use of a reserve by any form of aircraft where this activity is listed within an Individual Reserve Schedule as an Allowed Activity.
- 22.2 Landing of aircraft by emergency services or other aircraft in the event of an emergency.
- 22.3 Remotely controlled aircraft complying with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) Compliance with the Waitomo District Council Use of Remotely Piloted Aircraft Systems (Drones) Policy.

Activities Requiring Authorisation

22.4 Any other use of a reserve by any form of aircraft for the purpose of landing or taking off not provided for as an Allowed Activity.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 44; and
- (b) The location, frequency and scale of the activity; and
- (c) Compatibility with the purpose of the reserve; and
- (d) Impact on neighbouring property owners and wildlife inhabiting the reserve; and
- (e) Visual and amenity effects on the surrounding properties; and
- (f) Effects on public access and recreational opportunities; and
- (g) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation; and
- (h) Noise effects; and
- (i) The time and duration of effects.

Note: The provisions of 22. Aircraft do not apply to the Te Kūiti Aerodrome

23. Animals

Allowed Activities

23.1 Assistance dogs on all reserves.

23.2 Dogs on reserves complying with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) Dogs are permitted on reserves subject to the Waitomo District Dog Control Bylaw which identifies dog prohibited areas and off leash areas.

Activities Requiring Authorisation

23.3 Caged, contained or controlled animals in direct association with a Circus located on a reserve.

23.4 Any other animal not provided for as an Allowed Activity.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 45; and
- (b) The location, frequency and scale of the activity; and
- (c) Compatibility with the purpose of the reserve; and
- (d) Impact on neighbouring property owners and wildlife inhabiting the reserve; and
- (e) Visual and amenity effects on the surrounding properties; and
- (f) Effects on public access and recreational opportunities; and
- (g) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation; and
- (h) Noise effects; and
- (i) The time and duration of effects.

24. Commercial Filming

Allowed Activities

24.1 Nil.

Activities Requiring Authorisation

24.2 Commercial filming (also see the Waitomo District Plan temporary activities chapter).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 46; and
- (b) The dates and times filming is proposed and how that relates to activities occurring in the surrounding environment; and
- (c) How parking will be managed; and
- (d) The access(es) to the site and whether there will be adequate sightlines; and
- (e) Effects on the safety and capacity of the surrounding road network for motor vehicles, pedestrians and cyclists; and
- (f) The location of the buildings and structures on the site; and
- (g) Any mitigation proposed in accordance with a best practicable option approach (e.g. site layout and design, how security will be managed, location of toilets, lighting and rubbish bins); and
- (h) Whether information about the activity has been or is proposed to be provided to surrounding properties that may be affected by any adverse effects generated by the activity; and
- (i) Impact on neighbouring property owners and wildlife inhabiting the reserve; and
- (j) Effects on public access and recreational opportunities; and
- (k) Noise effects.

25. Temporary Events (Commercial), Circuses and Fireworks Displays

Allowed Activities

25.1 The use of a reserve for any commercial or private temporary event where this activity is listed within an Individual Reserve Schedule as an Allowed Activity AND it complies with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) Compliance with the provisions of the Waitomo District Plan temporary activities chapter.

Activities Requiring Authorisation

25.2 The use of a reserve for circuses and fireworks displays unless listed as an Allowed Activity or Prohibited Activity in the Individual Reserve Schedule.

25.3 The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve unless listed as an Allowed Activity or Prohibited Activity in the Individual Reserve Schedule.

25.4 Any other event requiring temporary exclusive use of a reserve or part of a reserve not provided for by the above rules unless listed as an Allowed Activity or Prohibited Activity in the Individual Reserve Schedule (see also Rule 27).

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 47 to 49; and
- (b) Approval of any required resource consent; and
- (c) The location, frequency and scale of the activity; and
- (d) Compatibility with the purpose of the reserve; and
- (e) Impact on neighbouring property owners and wildlife inhabiting the reserve; and
- (f) Visual and amenity effects on the surrounding properties; and
- (g) Effects on public access and recreational opportunities; and
- (h) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation; and
- (i) Noise effects; and
- (j) The time and duration of effects.

26. Camping and Campervans

Allowed Activities

- 26.1 Camping use of a reserve or part of a reserve where it is an approved site in the Freedom Camping Bylaw and/or listed within an Individual Reserve Schedule as an Allowed Activity.

Activities Requiring Authorisation

- 26.2 Camping use of a reserve or part of a reserve where it is not an approved site in the Freedom Camping Bylaw and/or unless listed as an Allowed Activity or Prohibited Activity in the Individual Reserve Schedule.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 50; and
- (b) The location, frequency and scale of the activity; and
- (c) Compatibility with the purpose of the reserve; and
- (d) Impact on neighbouring property owners and wildlife inhabiting the reserve; and
- (e) Visual and amenity effects on the surrounding properties; and
- (f) Effects on public access and recreational opportunities; and
- (g) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation; and
- (h) Noise effects; and
- (i) The time and duration of effects.

27. Temporary Events (Non-Commercial)

Allowed Activities

- 27.1 The exclusive use of a reserve or part of a reserve for non-commercial purposes by any community body, society, or voluntary organisation for the purpose of particular games, sports, or other activities or for fundraising, public recreation or enjoyment, AND it complies with the conditions for allowed activities (a).

- 27.2 Temporary exclusive use of a reserve or part of a reserve for temporary military training activities or emergency management activities AND it complies with the conditions for allowed activities (a).

Conditions for Allowed Activities

- (a) Compliance with the provisions of the Waitomo District Plan temporary activities chapter.

Activities Requiring Authorisation

- 27.3 Any activity failing to comply with 27.1 or 27.2.

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 52; and
- (b) Approval of any required Resource Consent; and
- (c) The location, frequency and scale of the activity; and
- (d) Compatibility with the purpose of the reserve; and
- (e) Impact on neighbouring property owners and wildlife inhabiting the reserve; and
- (f) Visual and amenity effects on the surrounding properties; and
- (g) Effects on public access and recreational opportunities; and
- (h) Parking, manoeuvring and access; safety and efficiency, including the provision of sufficient off-street parking and the effects of traffic generation; and
- (i) Noise effects; and
- (j) The time and duration of effects.

28. Civil Defence

Allowed Activities

- 28.1 In the event of the declaration of a state of local or national emergency which results in a period of significant recovery and rebuilding, the following activities are allowed where approved by WDC:
- (i) Temporary emergency housing including the erection of, or use of buildings, motorhomes, caravans and tents as required for short or long term overnight accommodation; and
 - (ii) Temporary community, healthcare and educational facilities and hospitals; and
 - (iii) The rerouting or establishment of lifeline infrastructure; and
 - (iv) The use of any facility, building or structure in a way that minimises the escalation of the consequences of the disaster.

Activities Requiring Authorisation

- 28.2 Any activity failing to comply with 28.1

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 53; and
- (b) Approval of any required resource consent.

29. Restoration and conservation activities

Allowed Activities

- 29.1 Any activities involving the preservation, protection and restoration of indigenous habitat, flora and fauna that fundamentally benefits ecological integrity and indigenous biodiversity and safeguards it for future generations, that is undertaken by the Waitomo District Council, the Waikato Regional Council, the Horizons Regional Council or their approved contractors. This includes but is not limited to:
- (i) Pest control activities and the establishment, maintenance and upgrading of activities involved with pest control; and
 - (ii) Conservation planting; and
 - (iii) Stock exclusion; and
 - (iv) Restoration of wetlands and the margins of water bodies; and
 - (v) Research and monitoring; and
 - (vi) The establishment, maintenance or upgrading of accessways for conservation purposes.

Activities Requiring Authorisation

- 29.2 Any activity failing to comply with 29.1

Assessment Criteria for Activities Requiring Authorisation

- (a) Achievement of Policy 56; and
- (b) Approval of any required resource consent.

PART THREE – INDIVIDUAL RESERVES SCHEDULE

ARIA LOCAL PURPOSE RESERVE

Location

Aria Road, Aria

Primary Purpose of the Reserve

Recreation reserve, public toilets

Information

Legal Description

Section 9, 10 Block 1 TN
OF Aria TN117/229

Parcel Area (Ha)

1301 m²

Town

Aria

District Plan Zone

Open Space Zone¹

Lease or Licences

Nil



¹ The site(s) is in the Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Passive recreation.

Other Values and Information

This reserve is held in two land parcels which share a Record of Title (TN117/229), owned by Waitomo District Council. The details of these Gazette Notices are as follows:

- Recreation Reserve New Zealand Gazette (1986, page 5313).
- Local Purpose Reserve (Site for Rest Rooms) New Zealand Gazette (1986, page 5313).

Outcomes Sought

1. Continue to use site for public toilets; and
2. Develop the area for passive recreation and support community aspirations for the site.

Activities provided for on this reserve:

None

AWAKINO SANDSPIT RESERVE

Location

Awakino

Primary Purpose of the Reserve

Recreation reserve

Information

Legal Description	Section 14 Block VII Awakino North SD
Parcel Area (Ha)	14.9734
Town	Awakino
District Plan Zone	Natural Open Space Zone ²
Lease or Licences	Nil



Values & Outcomes

Heritage Values

Two archaeological sites.

Natural Values

This reserve is also a significant natural area.

Recreational Values

1. Passive recreation.

Other Values and Information

The property is a Gazetted Recreation Reserve (1982, page 723).

Outcomes Sought

1. Passive recreation and walking.

Activities provided for on this reserve:

Allowed Activities: Passive and active recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

² The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

BENNEYDALE HALL RESERVE

Location

12 Maniaiti Road, Maniaiti/Benneydale

Primary Purpose of the Reserve

Public Hall, Library and recreation

Information

Legal Description	Section 24 Block X Mapara SD Section 116 Block X Mapara SD
Parcel Area (Ha)	2435m ²
Town	Maniaiti/Benneydale
District Plan Zone	Open Space Zone ³
Lease or Licences	Leased



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Public Hall;
2. Library; and
3. Recreation.

Other Values and Information

The property is a Gazetted Local Purpose that is administered by Waitomo District Council (Public Hall) Reserve (2015, page 2577).

Outcomes Sought

1. Continuation of use for the community purposes including the operation of a local library.

Activities provided for on this reserve:

Allowed Activities:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Community library and museum; and
- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

³ The site(s) is in the Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

BODDIES TERRACE LOCAL PURPOSE RESERVE

Location

Boddies Terrace, Te Kūiti

Primary Purpose of the Reserve

Local Purpose (Amenity) reserve

Information

Legal Description	PT Lot 8 DPS 14676, Lot 2 DPS 27729 SA13A/497
Parcel Area (Ha)	3746 m ²
Town	Te Kūiti
District Plan Zone	Open Space Zone ⁴
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Passive recreation.

Other Values and Information

This reserve is held in two land parcels. One parcel has a Record of Title (SA13A/497) owned by Waitomo District Council. The remaining land parcel is a Local Purpose Reserve (Amenity) Vested on DPS 27729.

It is noted that Record of Title SA13A/497 is not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this parcel will be considered as part of the reserve, and this plan shall apply to this parcel as a reserve concept plan.

Outcomes Sought

1. Passive recreation and walking; and
2. Continue to preserve the indigenous species on the property.

Activities provided for on this reserve:

Allowed Activities:

- Passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

⁴ The site(s) is in the Conservation and Residential Zone and located in Hazard Area B of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

BROOK PARK – MŌTAKIORA

Location

Te Kumi Road, Te Kūiti (State Highway 3)

Primary Purpose of the Reserve

Sport, recreation, pastoral grazing and public events

Information

Legal Description	Lot 45 DP 389272 (CFR: 356991); Section 61 Block XV Orahiri Survey District; Part Pukenui 2T3 Block
Parcel Area (Ha)	52.9241 hectares
Town	Te Kūiti
District Plan Zone	Open Space Zone ⁵
Lease or Licences	Leased



⁵The site(s) is in the Conservation and Residential Zones of the Operative Waitomo District Plan (2009) and is located in Hazard Area A and B. Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Outcomes Sought

The main outcomes sought for Brook Park – Mōtakiora are: 1 Pastoral grazing;

2. Sport;
3. Active and passive recreation; and
4. Community events.

In addition to the current uses above, a Concept Plan has been developed for Brook Park – Mōtakiora, which has identified some new features and uses for the park going into the future. These include:

- A community gathering area, car park (connecting to the existing sealed car park), playground and covered interpretive display area;
- An extension of the existing track network to link up with the Te Araroa trail;
- A mountain biking track located within the Somerville Memorial Grove;
- Restoration and revegetation of the original farm ponds;
- The inclusion of site appropriate artwork within the park;
- Outdoor exercise equipment; and

- Amphitheatre.

Activities provided for on this reserve:

Allowed Activities:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Pastoral grazing;
- Active and passive recreation;
- Firework displays;
- Disc golf;
- Woodlots;
- Pastoral grazing; and
- Memorial plaques within the memorial garden.

Activities Requiring Authorisation:

- For additional activities requiring authorisation refer to Part Two of this Reserve Management Plan.

Prohibited Activities:

- Refer to Part Two of this Reserve Management Plan.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

Values & Outcomes

Heritage Values

Brook Park – Mōtakiora has a considerable value to both Māori and Europeans in Te Kūiti. Brook Park – Mōtakiora contains a Significant Archaeological Site, which is notated in the Operative Waitomo District Plan, as Eketone Street Pa with pits (reference number 209 CD)⁶.

Māori History

Located on the northwestern high point of the reserve is the site of what was the fortified Māori Pa known as Mōtakiora. It was constructed probably sometime in the 17th century, by Rōrā, a son of Maniapoto. Mōtakiora hill is a site of cultural and historical significance to Ngāti Maniapoto and in particular, to the Ngāti Rōrā hapū due to its association with the death of their eponymous ancestor, Rōrā. Rōrā was the child of Maniapoto and Paparauwhare, and Mōtakiora was the name of his pā on the hill which was situated above a plain called Tokipuhuki to the north of Te Kūiti.

Rōrā lived at Mōtakiora with his wife Kuramōnehu from Mōkau and his son Tutaimaro who was a child from his marriage to Kuranui. Kuranui had died leaving Rōrā a widower. Rōrā and Kuramōnehu's marriage was not without difficulty, and she decided to visit her parents at Mōkau. She returned after some time with a large party. Among the party was a man by the name of Tuatini who was by all accounts very handsome. He belonged to the Ngāti Tama people. Rōrā noticed that his wife was somewhat attentive towards Tuatini and became jealous when she laid the best food before him. They quarrelled, and during the argument, Kuramōnehu revealed an affair with Tuatini. The following morning, as the people were rising, Rōrā went and stood in front of Tuatini, took hold of his head and killed him in front of everyone. Tuatini's people were shocked and left the pa. They went to Pāoneone which is not too distant and erected the pā Tihimānuka. Later, a war party was dispatched and attacked Mōtakiora in stealth, taking Rōrā in his sleep and killing him. Maniapoto quickly heard

of his son's death. He roused his war party and encircled Mōtakiora that night. Rōrā killers had remained in the pā and were unaware of Maniapoto's presence.

The next morning as the people were preparing to eat, Maniapoto with his son Tūwhakahekeao attacked the pā, surprising its occupants. The pā was taken, but eventually, a truce was made as Maniapoto had discovered that Tūtimārō had not been killed along with his father.

Maniapoto also recognised that there was some justification in Rōrā's killing. Since this event, the site of Mōtakiora pā has been regarded as a wāhi tapu for the descendants of Rōrā and Ngāti Maniapoto. Furthermore, the hill generally is revered by Ngāti Rōrā and is a significant geographical marker for their tribal identity.

European History

Brook Park was part of a 62 hectare (153 acre) property purchased by Mr Colin S. Brook in the 1930's and farmed by him in an innovative and imaginative way for many years.

An article in the N.Z. Journal of Agriculture on 15th June 1939 gave Mr Brook's experience in the use of electric fencing for sheep and there is no doubt he was one of the very first sheep farmers to use this method for he built 280 chains of 3 wire fencing. Many of those old standards can still be found in Brook Park. During the war Mr Brook had the opportunity to make a careful study of the use of trees in Italy which proved to be a turning point in his thinking. There he saw whole valleys that from a distance appeared to be forested with trees but under this canopy were grown the crops and vines that for hundreds of years had formed the basis of Italian agriculture.

These trees also formed a protective cover over the soil and prevented evaporation and stopped all flooding and soil erosion.

Mr Brook who had become converted to "Two Tier" agriculture, returned home to find that the removal of gorse and blackberry had created a real problem of flooding and soil erosion in his small property, and he did something about it in a practical way. He constructed the first flood protection dams in the country and with many of these, and diversion tile drains from one catchment to another, he completely controlled the runoff from his property. Where once the water ran off in six hours, it now took six days for the dams to empty.

The maximum flow from 153 acres was safely contained within a 150mm (six inch) outlet tile and an eroding gully across an area of flat that was filled in. For stability, Mr Brook planted trees to such effect that an article about his property by Ronald Vine in the N.Z. Farmer on 7th June 1951 was headed, "An Umbrella for the face of the Earth".

The production of this farm was outstanding and refuted any argument that the practices which Mr Brook followed were uneconomic. He was an excellent grassland farm and farm forester, and this small farm was one of the most outstanding examples of conservation farming in New Zealand. The incredible thing about it was that it was the first.

Special mention must be made of the input of Mr John Albert Taylor to the development of Brook Park. In 1936 Mr Taylor accepted a position as Farm Manager to Mr Colin Brook, carrying out the tree planting programmes and working the property to ensure the farming venture was successful. Mr Taylor lived in a small farm cottage provided by Mr Brook on Hospital Road Extension.

Mana Whenua Values

This area is waahi taonga. Part of the reserve is associated with important events in tribal history and narratives. The area was valued for its proximity to significant resources and may contain sensitive physical and/or metaphysical features.

Natural Values

Geology

In Te Kūiti, rolling hills slope up to sandstone or ignimbrite bluffs to the east and west. Overlying limestone and forming the bulk of the western slopes, together with substantial areas on the eastern hillside, is a sequence of

Waitomo District Comprehensive Reserve Management Plan

blue-grey calcareous mudstones. The dominant clay material is montmorillonite, averaging 55%, but up to 80%. This high content of swelling clays has resulted in the mudstone having notoriously unstable slope characteristics with earth flow erosion, often on a large scale. Short steep slopes are common, frequently with benches above and below forming pronounced terraces, especially on the western slopes. Longer slopes characterised by a broken hummocky surface are also typical of the western mudstone area.

In their lower parts the hummocky slopes tend to become gentler and broad, relatively stable rolling spurs are common. As a consequence of the underlying geology of Brook Park, some of the park has been identified in the Operative Waitomo District Plan as Hazard Area A and Hazard Area B. The Hazard Area Overlay means the land is or has the potential to be susceptible to instability.

Flora

Arboretum

A significant and notable feature of Brook Park is its collection of tree species. There is a wide range of trees present, many of which have their origin during the time the area was run as a farm by Colin Brook. However, many hundreds of other trees have been planted since, both exotic and native. A complete tree register has yet to be completed.

Common trees used include maple, chestnut, alder, birch, cedar, gum, elm, ash, plane, poplar, oak, and cherry. There are many less common trees also, providing plenty of horticultural interest for tree and plant enthusiasts.

Woodlots

Brook Park contains three woodlots – pine, gum and black walnut. The pine plantation, located in the southwest corner of the park, was planted in 1984. Like the other woodlots, it is small in size (0.8 to 1.0 hectares). Pruning activities have been undertaken on these trees to enhance their value. These trees are now nearing harvest date.

The black walnut woodlot is on the western boundary of the park, north of the pine woodlot. This woodlot was also established in 1984. The gum plantation is just east of, and between the pine and black walnut woodlots. It was established in 1985. However, it was badly damaged by goats during its early establishment, and subsequently was abandoned.

Native bush

There are three small stands of native bush in Brook Park. An area of bush exists between the pine and black walnut woodlots on the west boundary. Small patches of bush also cling to the steeper sides of Ben Lomond. A third stand of bush lies adjacent to the Somerville Memorial, on the North boundary.

Blackman Conifer Collection

In recent years the tree collection has been augmented by the Barry Blackman collection of conifers. Mr Blackman donated his collection of approximately 300 plants, which were transplanted from his property in Cambridge, and from Redwood Park in Te Kūiti to Brook Park, in the autumn of 2007. The plantings have been undertaken to permit future additions to, and expansions of, the collection.

Recreational Values

Walking

The topography, views, and botanical interest make Brook Park an excellent place to go for a walk. Its closeness to Te Kūiti also encourages its use for walking. A basic network of tracks exists in the park to allow short easy walks, to moderately long and strenuous walks. A coloured post marking system is used in the park.

Community Events

The Hillview (Nursing Home) Guy Fawkes event is held in the park each year. It attracts around 2-300 people, who have come to see the fireworks display, bonfire, and associated food stalls and entertainments. Brook Park also hosts other informal events and gatherings throughout the year.

Disc Golf

A 23 basket disc golf course has been established for public use.

Orienteering & Cross Country

A permanent orienteering trail exists within the park. The park is also used by schools to hold cross-country events.

Other Values and Information

Brook Park comprises 4 separate land tenure areas. These are:

- Recreation Reserve Part Pukenui 2T3 (1980, page 3822)
- Recreation Reserve Section 61 Block XV Orahiri SD (1982, page 187)
- Record of Title 356991 (fee simple)
- Record of Title SA50A/295 (fee simple)

The Recreation Reserve Part Pukenui 2T3 (NZ Gazette 1980 p 3822) (the 'upper portion' of the Reserve) was originally acquired from the CS Brook estate in 1977 by the Waitomo District Council for \$30,000. At various stages between 1976 and 1979 the Council approached the Crown seeking a contribution towards the purchase of the property for use as a reserve.

In 1979 the Commissioner of Crown Lands advised the Council that the sum of \$10,000 had been set aside as the Crown's contribution towards the purchase but that the availability of the funds was subject to the land being transferred to the Crown with a subsequent vesting in the Council, in trust. The Commissioner advised that this process was necessary to ensure that if the reservation was ever revoked, the Crown would be able to recover its contribution towards the purchase from the proceeds of disposal. A resolution agreeing to this was passed by the Waitomo District Council on 13 November 1989. The land is currently held and administered by the Waitomo District Council as a Recreation Reserve under the Reserves Act 1977.

In February 1980, the land was transferred to the Crown as Crown Land subject to the Land Act 1948. It was subsequently set aside as a reserve for recreation purposes and vested in the Waitomo District Council, in trust, for the same purpose. The land is currently held and administered by the Waitomo District Council as a Recreation Reserve under the Reserves Act 1977.

The Recreation Reserve Section 61 Block XV Orahiri SD (NZ Gazette 1982 p 187) (the 'middle' portion) was formerly railway land and was classified in 1982 and declared to form part of the Brook Park Recreation Reserve to be administered for recreation purposes; after being gifted to Council by the Crown. This land was originally acquired under the Public Works Act 1908 by Proclamation 5129 for the use, convenience and enjoyment of the North Island Main Trunk Railway.

The two fee simple Records of Title (356991 and SA50A/295) are not gazetted as recreation reserves. However, in order to ensure continuity of the management of the reserve, these parcels will be considered as part of the reserve, and this plan shall apply to these parcels as a reserve concept plan.

Currently, there is a Memorandum of Understanding between Council and the Brook Park Incorporated Society for the management and maintenance of the reserve.

CENTENNIAL PARK

Location

Ngarongo, Park and William Streets and Te Kūiti Road

Primary Purpose of the Reserve

Sports and recreation

Information

Legal Description

Part Te Kūiti 2B1Q2 Block (SA300/13).
Section 7 Block IV Otanake SD.
Closed Road Survey Office Plan 29814.
Te Kūiti 2B1J1 Block (SA197/65).
Part Section 8 Block IV Otanake SD.
7.9894 hectares
Te Kūiti
Open Space Zone⁷
Licence over a portion of the reserve.

Parcel Area (Ha)

Town

District Plan Zone

Lease or Licences



Values & Outcomes

Heritage Values

No known heritage value.

Natural Values

No known natural values.

Recreational Values

1. Field and court sports;
2. Squash courts; and
3. BMX biking track; and
4. Walking.

Other Values and Information

This reserve is held in five land parcels. Two of the land parcels are fee simple Records of Title (SA300/13 and SA197/65) owned by Waitomo District Council. The remaining three land parcels are gazetted as recreation reserves. The details of these Gazette Notices are as follows:

- Recreation Reserve [Te Kūiti Domain] 1951, page 5.
- Recreation Reserve [Te Kūiti Domain] 1981, page 25.

It is noted that Record of Title SA197/65 is not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this parcel will be considered as part of the reserve, and this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, hard courts, squash courts, BMX track facility and ancillary facilities that support play spaces. Maintain the amenity landscape;
2. Maintain recreational walking and cycling connections; and
3. Allow for a range of community and private events on the reserve.

Activities provided for on this reserve:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter; and
- Active and Passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

⁶ The site(s) is in the Conservation Zones of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

GEORGETTI STREET RECREATION RESERVE

Location

Georgetti Street, Maniaiti/Benneydale

Primary Purpose of the Reserve

Playground and recreation

Information

Legal Description	Section 27 Block X Mapara SD
Parcel Area (Ha)	8051m ²
Town	Maniaiti/Benneydale
District Plan Zone	Open Space Zone ⁸
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

1. Playground;
2. Walking; and
3. Passive recreation.

Other Values and Information

The property is a Gazetted Recreation Reserve (1983, page 2665).

Outcomes Sought

1. Playground and recreation.

Activities provided for on this reserve:

Allowed Activities:

- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

⁷ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

HOSPITAL ROAD ACCESSWAY RECREATIONAL RESERVE

Location

30 Hospital Road, Te Kūiti

Primary Purpose of the Reserve

Passive recreation

Information

Legal Description	Lot 39 DP 400517
Parcel Area (Ha)	2137m ²
Town	Te Kūiti
District Plan Zone	Open Space Zone ⁹
Lease or Licences	Nil



⁹ The site(s) is in the Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Passive and active recreation; and
2. Walking.

Other Values and Information

The property is held in one fee simple Record of Title (400476) and is a Recreation Reserve Administered by the Waitomo District Council.

Outcomes Sought

1. Passive recreation and walking.

Activities provided for on this reserve:

Allowed Activities:

- Passive and active recreation; and
- Footpath maintenance.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

JULIAN STREET LOCAL PURPOSE RESERVE

Location

Julian Street, Te Kūiti

Primary Purpose of the Reserve

Local Purpose (Amenity) reserve

Information

Legal Description	Lot 4 DPS 27729
Parcel Area (Ha)	1592 m ²
Town	Te Kūiti
District Plan Zone	Open Space Zone ¹⁰
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Passive recreation.

Other Values and Information

The property is a Local Purpose Reserve (Amenity) Vested on DPS 27729.

Outcomes Sought

1. Passive recreation and walking; and
2. Continue to preserve the indigenous species on the property.

Activities provided for on this reserve:

Allowed Activities:

- Passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

⁹ The site(s) is in the Residential Zone and located in Hazard Area B of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

KARA PARK

Location

State Highway 3, Piopio

Primary Purpose of the Reserve

Open space, playground, public toilets

Information

Legal Description Lot 3 DPS 85737, Lot 3 DPS 8214, Lot 1 DPS 30451 SA67D/570, SA32B/671

Parcel Area (Ha) 4612m²

Town Piopio

District Plan Zone Open Space Zone¹¹

Lease or Licences Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Playground; and
2. Passive recreation.

Other Values and Information

The property is fee simple land, not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Continue to use site for public toilets; and
2. Use the area as a playground and for passive recreation and support community aspirations for the site.

Activities provided for on this reserve:

Allowed Activities:

- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹⁰ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MAHOENUI QUARRY RESERVE

Location

State Highway 3, Mahoenui

Primary Purpose of the Reserve

Pastoral grazing

Information

Legal Description

Part Puketiti 2B2D Block

Parcel Area (Ha)

2,514m²

Town

Mahoenui

District Plan Zone

General rural zone¹²

Lease or Licences

Nil



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

There is a Karst Overlay that extends over the site (E 30 – Marmont's).

Recreational Values

No known recreational value.

Other Values and Information

The property is a gazetted Quarry Reserve administered by the Waitomo District Council (1948 page 296).

Outcomes Sought

1. Continue to allow the reserve to be grazed.

Activities provided for on this reserve:

Allowed Activities:

- Pastoral grazing.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹² The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MAIROA SCENIC RESERVE

Location

Pungarehu Road, Mairoa

Primary Purpose of the Reserve

Native Bush

Information

Legal Description	LOT 1 DPS 29589 BLK VIII (SA27B/1265)
Parcel Area (Ha)	2.78
Town	Mairoa
District Plan Zone	General rural zone ¹³
Lease or Licences	Nil



¹² The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

The reserve is classified as a Significant Natural Area.

Recreational Values

No known recreational values.

Other Values and Information

The property is held in a fee simple Record of Title (SA27B/1265) owned by Waitomo District Council.

The property is not a gazetted scenic reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Continue to preserve the significant natural area located on the property.

Activities provided for on this reserve:

None

MANIAITI/BENNEYDALE DOMAIN

Location

Mine Road, Maniaiti/Benneydale

Primary Purpose of the Reserve

Sports and recreation

Information

Legal Description	Section 26 Block X Mapara SD
Parcel Area (Ha)	2.4534 hectares
Town	Maniaiti/Benneydale
District Plan Zone	Open Space Zone ¹⁴
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

1. Field sports and passive recreation; and
2. Private and public events.

Other Values and Information

The property is a Gazetted Recreational Reserve that is administered by Waitomo District Council (1981, page 721).

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, and ancillary facilities that support play spaces;
2. Maintain the amenity landscape, recreational walking and cycling connections; and
3. Continue to allow public and private events (i.e. use of the rugby club rooms).

Activities provided for on this reserve:

Allowed Activities:

- Circuses, fireworks displays and wedding ceremonies;
- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan; Temporary Activities Chapter;
- Pastoral grazing; and
- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹³ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MANIAITI/BENNEYDALE LOCAL PURPOSE RESERVE

Location

Georgetti Street, Maniaiti/Benneydale (See also the adjacent Maniaiti/Benneydale Recreation Reserve)

Primary Purpose of the Reserve

Pastoral grazing

Information

Legal Description	Section 29 Block X Mapara SD (548719)
Parcel Area (Ha)	9730m ²
Town	Maniaiti/Benneydale
District Plan Zone	Open Space Zone ¹⁵
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage value.

Natural Values

No known natural value.

Recreational Values

No known recreational value.

Other Values and Information

The property is a fee simple Record of Title (548719) owned by Waitomo District Council.

The property is a Gazetted Local Purpose Reserve (1984, page 5471).

Outcomes Sought

1. Continue to allow the reserve to be grazed.

Activities provided for on this reserve:

Allowed Activities:

- Pastoral grazing; and
- Infrastructure maintenance.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹⁴ The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MANIAITI/BENNEYDALE RECREATION RESERVE

Location

Georgetti Street, Maniaiti/Benneydale (See also the adjacent Maniaiti/Benneydale Local Purpose Reserve)

Primary Purpose of the Reserve

Pastoral grazing.

Information

Legal Description	Section 28 Block X Mapara SD (548720)
Parcel Area (Ha)	0.5521 hectares
Town	Maniaiti/Benneydale
District Plan Zone	Open Space Zone ¹⁶
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

No known recreational values.

Other Values and Information

The property is a fee simple Record of Title (548720) owned by Waitomo District Council.

The property is a Gazetted Recreation Reserve (1983, page 2665).

Outcomes Sought

1. Continue to allow the reserve to be grazed.

Activities provided for on this reserve:

Allowed Activities:

- Pastoral grazing.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹⁵ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MANIAITI/BENNEYDALE RIVER RESERVE

Location

Ellis Road and Murcott Terrace, Maniaiti/
Benneydale

Primary Purpose of the Reserve

Recreation reserve, public toilets

Information

Legal Description Section 93 Block X Mapara
SD, Part Section 14 Block X
Mapara SD
TNJ1/230

Parcel Area (Ha) 1.4083

Town Maniaiti/ Benneydale

District Plan Zone Natural Open Space
Zone¹⁷

Lease or Licences Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Playground;
2. Urban food forest; and
3. Passive recreation.

Other Values and Information

This reserve is held in two land parcels. One parcel has a Record of Title (TNJ1/230) owned by Waitomo District Council. The remaining land parcel is gazetted as a recreation reserve. The details of these Gazette Notices are as follows:

- Gazetted Recreation Reserve New Zealand Gazette (1983, page 2665).
- Subject to the provision of Marginal Strips Sec 24 Conservation Act 1987.

It is noted that Record of Title TNJ1/230 is not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this parcel will be considered as part of the reserve, and this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Continue to encourage use of the playground and public toilets. Develop the area for passive recreation and support community aspirations for the site; and
2. Maintain recreational walking and cycling connections.

Activities provided for on this reserve:

Allowed Activities:

- Development of an urban food forest; and
- Development of walkways.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹⁶ The site(s) is in the Conservation and Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MAPIU RIVER RESERVE

Location

State Highway 4, Mapiu

Primary Purpose of the Reserve

Recreation reserve

Information

Legal Description

Section 46 Block XI
Mapara SD

Parcel Area (Ha)

3445m²

Town

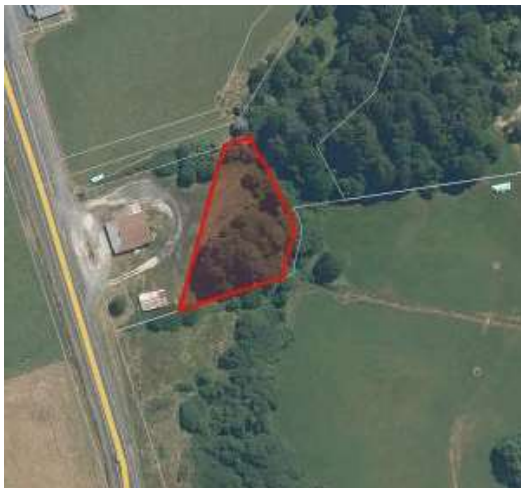
Mapiu

District Plan Zone

Natural Open Space
Zone¹⁸

Lease or Licences

Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

Part of this site is a significant natural area.

Recreational Values

1. Passive recreation.

Other Values and Information

The property is a Gazetted Recreation Reserve Mapiu Domain New Zealand Gazette (1982, page 1565).

Outcomes Sought

1. Passive recreation and walking. Provides connection to large areas of road parcel around the Esplanade.

Activities provided for on this reserve:

None

¹⁷ The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MAPIU RECREATION RESERVE

Location

State Highway 4, Mapiu

Primary Purpose of the Reserve

Sports and recreation

Information

Legal Description Section 48 Block XI Mapara SD;
Section 7 Block III TN OF Mapiu;
Section 2 Block III TN OF Mapiu;
Section 3 Block III TN OF Mapiu;
Section 4 Block III TN OF Mapiu;
Section 5 Block III TN OF Mapiu;
and
Section 6 Block III TN OF Mapiu.

Parcel Area (Ha) 2.8301 hectares

Town Mapiu

District Plan Zone Open Space Zone¹⁹

Lease or Licences Nil



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

1. Field and court sports; and
2. Private and public functions.

Other Values and Information

The property is held in six land parcels and is a Gazetted Recreational Reserve administered by Waitomo District Council (1982, page 1565).

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, and ancillary facilities that support play spaces. Maintain the amenity landscape;
2. Maintain recreational walking and cycling connections; and
3. Continue to allow public events.

Activities provided for on this reserve:

Allowed Activities:

- Field and court sports;
- Active and passive recreation;
- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter; and
- Pastoral grazing.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹⁸The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MAROKOPA RECREATION RESERVE

Location

31 Carley Reeve Drive, Marokopa

Primary Purpose of the Reserve

Community facilities and sports fields

Information

Legal Description

Lot 1 DPS 9815
(SA5B/430)
Section 27 Block VI
Marokopa Survey District
(SA5B/430)

Parcel Area (Ha)

1.8034 hectares

Town

Marokopa

District Plan Zone

Open Space Zone²⁰

Lease or Licences

Nil



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values of significance.

Recreational Values

1. Community facilities and hall; and
2. Sports.

Other Values and Information

The property is a fee simple Record of Title (SA5B/430) owned by the Waitomo District Council.

The reserve is also a gazetted recreational reserve (2001, page 3793).

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, and ancillary facilities that support play spaces. Maintain the amenity landscape and recreational walking connections.

Activities provided for on this reserve:

Allowed Activities:

- Horse recreation activities;
- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Pastoral grazing; and
- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

¹⁹The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

MOEATOA QUARRY RESERVE

Location

Mangatoa Road, Marokopa

Primary Purpose of the Reserve

Pastoral grazing

Information

Legal Description

Section 6A Block II
Whareorino SD
(SA1439/94)

Parcel Area (Ha)

10.5496 hectares

Town

Marokopa

District Plan Zone

Open Space Zone²¹

Lease or Licences

Nil

Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

No known recreational values.

Other Values and Information

The property is a fee simple Record of Title (SA1439/94) that is owned by the Waitomo District Council.

The property is a Gazetted Quarry Reserve (1985, page 1584).

Outcomes Sought

1. Continue to allow the reserve to be grazed.



Activities provided for on this reserve:

Allowed Activities:

- Pastoral grazing;

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²⁰ The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

REDWOOD PARK

Location

Lawrence Street, Te Kūiti

Primary Purpose of the Reserve

Gardens and playground

Information

Legal Description	Part Section 19, 20, 21 Block IV Otanake SD Part Pukenui A14A Block, SA1485/44, SA1003/229
Parcel Area (Ha)	4784m ²
Town	Te Kūiti
District Plan Zone	Open Space Zone ²²
Lease or Licences	Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Playground; and
2. Passive recreation.

Other Values and Information

The property is a fee simple land parcel and a Municipal Reserve under Section 17 Local Legislation Act 1930, not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Use the area as a playground and for passive recreation and support community aspirations for the site.

Activities provided for on this reserve:

Allowed Activities:

- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²¹The site(s) is road reserve, in the Conservation and Industrial Zone and is located in Flood Hazard Area B of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

RUKUHIA DOMAIN RECREATION RESERVE

Location

31 Aria Road, Piopio

Primary Purpose of the Reserve

Sports, recreation and grazing

Information

Legal Description	Section 5 Block III Totoro SD (574807)
Parcel Area (Ha)	12.0394 hectares
Town	Piopio
District Plan Zone	Open Space Zone ²³
Lease or Licences	Leased



Values & Outcomes

Heritage Values

No known heritage values.

Mana Whenua Values

This area is waahi taonga. Part of the reserve is associated with important events in tribal history and narratives. The area was valued for its proximity to significant resources and may contain sensitive physical and/or metaphysical features.

Natural Values

No known natural values.

Recreational Values

1. Active sports recreation and children's play;
2. Horse eventing course; and
3. Ancillary facilities.

Other Values and Information

The property is a fee simple Record of Title that is owned by the Waitomo District Council, and is a Gazetted Recreational Reserve (1986, page 5312).

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, horse eventing course and ancillary facilities that support play spaces. Maintain the amenity landscape; and
2. Maintain recreational walking and cycling connections.

Activities provided for on this reserve:

Allowed Activities:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Horse recreation activities;
- Pastoral grazing; and
- Active and passive recreation including horse eventing.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²² *The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.*

SHEARER'S STATUE PARK

Location

South End Loop, Te Kūiti

Primary Purpose of the Reserve

Statue, gardens and parking

Information

Legal Description Lot 1, 2 and 3 DPS 27242, SA708/256

Parcel Area (Ha) 1791m²

Town Te Kūiti

District Plan Zone Open Space Zone²⁴

Lease or Licences Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Playground; and
2. Passive recreation.

Other Values and Information

The property is road reserve and a Municipal Reserve under Section 17 Local Legislation Act 1930, not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Continue to use site for gardens and for passive recreation.

Activities provided for on this reserve:

None

²³The site(s) is road reserve and in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

SKATE PARK RECREATION RESERVE

Location

43 Carroll Street, Te Kūiti

Primary Purpose of the Reserve

Active recreation

Information

Legal Description

Lot 4 DPS 88766
(SA70A/903)

Parcel Area (Ha)

2263m²

Town

Te Kūiti

District Plan Zone

Open Space Zone²⁵

Lease or Licences

Nil



Values & Outcomes

Heritage Values

No heritage features associated with this site.

Natural Values

No known natural values.

Recreational Values

1. Skateboarding; and
2. Basketball.

Other Values and Information

The proposed is a fee simple Record of Title (SA70A/903), and is a Recreational Reserve, which was vested on the Deposit of the Survey Plan 88766.

Outcomes Sought

1. Improved pedestrian pathway connection with overbridge;
2. Potential pedestrian gateway into Rora Street; and
3. Continue to encourage active recreation such as skateboarding and basketball.

Activities provided for on this reserve:

Allowed Activities:

- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²⁴ The site(s) is in the Industrial Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

ST HELENS DOMAIN RECREATION RESERVE

Location

Kumara Road, Aria

Primary Purpose of the Reserve

Sports, passive recreation and grazing

Information

Legal Description	Section 1 Aria SBRN
Parcel Area (Ha)	15.5804 hectares
Town	Aria
District Plan Zone	Open Space Zone ²⁶
Lease or Licences	Leased



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

1. Field and court sports;
2. Squash courts; and
3. Walking.

Other Values and Information

The property is a gazetted Recreational Reserves administered by the Waitomo District Council (1986, page 5312).

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, hard courts, squash courts, and ancillary facilities that support play spaces. Maintain the amenity landscape; and
2. Maintain recreational walking and cycling connections.

Activities provided for on this reserve:

Allowed Activities:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Horse recreation activities;
- Pastoral grazing;
- Active and passive recreation including horse eventing; and
- Pastoral grazing.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²⁵ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

TAINUI WETERE DOMAIN

Location

State Highway 3, Mokau

Primary Purpose of the Reserve

Active recreation (rugby), passive recreation, pastoral grazing and self-contained camping

Information

Legal Description

Part Mokau Mohakatino
2C3A2 Block (835667).
Part Section 6 Block I
Tainui SD (835667).
Part Lot 2 DP 11321
(TND4/540).
Part Lot 3 DP 11321
(TND4/541).
Part Section 5 Blk I Tainui
SD (835667).

Parcel Area (Ha)

24.434 hectares

Town

Mokau

District Plan Zone

Open Space Zone²⁷

Lease or Licences

Nil



Values & Outcomes

Heritage Values

The property contains an archaeological site, which is identified in the Operative Waitomo District Plan as 7 AB (Mokau Cave / Shelter with rock art).

Mana Whenua Values

This area is waahi taonga, being associated with individuals and events in tribal history and narratives.

Natural Values

There are two identified significant natural areas on the property.

Recreational Values

1. Field sports; and
2. Continue to allow self-contained vehicle use.

Other Values and Information

The property is held three fee simple Records of Title (835667, TND4/540 and TND4/541) owned by the Waitomo District Council and three of the land parcels are also Gazetted Recreational Reserves (2004, page 620 and 1981, page 1754). It is noted that Records of Title (TND4/540 and TND4/541) are not gazetted as recreation reserve. In order to ensure continuity of the management of the reserve, these Records of Title will be considered as part of the reserve, and this Plan shall apply to these Records of Title as a reserve concept plan.

Outcomes Sought

1. Continue to encourage active sports, recreation and children's and ancillary facilities that support play spaces. Maintain the amenity landscape;
2. Continue to allow pastoral grazing; and
3. Continue to allow self-contained vehicle use.

Activities provided for on this reserve:

Allowed Activities:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Pastoral grazing;
- Active and Passive recreation;
- Self-contained vehicle use;

- Sporting events;
- Walking;
- Fishing; and
- Ecological development.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan

²⁶ *The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.*

TARUNA PLACE PUBLIC RESERVE

Location

Taruna Place, Te Kūiti

Primary Purpose of the Reserve

Pastoral grazing

Information

Legal Description

Lot 38 DPS 23167

Parcel Area (Ha)

4253m²

Town

Te Kūiti

District Plan Zone

Open Space Zone²⁸

Lease or Licences

Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

No known recreational values.

Other Values and Information

The reserve is a Public Reserve, which is held in a fee simple Record of Title (720495) owned by the Waitomo District Council.

Outcomes Sought

1. Continue to allow pastoral grazing.

Activities provided for on this reserve:

Allowed Activities:

- Pastoral grazing.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²⁷ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

TE KŪITI AERODROME

Location

37 Te Kumi Station Road, Te Kūiti

Primary Purpose of the Reserve

Aeronautical activities, cropping and grazing

Information

Legal Description

Part Te Kumi 7C Block;
Part Lot 1 DP 8140;
Part Lot 2 DP 8140; and
Lot 2 DP 7392.

Parcel Area (Ha)

35.8546 hectares

Town

Te Kūiti

District Plan Zone

General rural zone²⁹

Lease or Licences

Leased



²⁸ The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009) and is located in Flood Hazard Area B. Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Values & Outcomes

Heritage Values

The site contains a heritage building (Aero Club Headquarters Building (NZHPT Registration Number 4444), and an archaeological site (244 DC), which is notated as a Gun Fighters Pa in the Operative Waitomo District Plan.

Natural Values

There are no known natural features of significance located on the reserve.

Recreational Values

1. Aeronautical recreational activities;
2. Horse riding; and
3. Walking.

Other Values and Information

The reserve is held in four land parcels and is a Gazetted Aerodrome (1961, page 712), which is administered by the Waitomo District Council.

Outcomes Sought

1. Aeronautical activities, cropping, grazing and recreational horse activities.

Activities provided for on this reserve:

Allowed Activities:

- Aeronautical activities;
- Activities listed as permitted in the Waitomo District Plan;
- Recreational horse activities;
- Cropping and pastoral grazing; and
- Passive and active recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

TE KŪITI DOMAIN

Location

Rora Street, Te Kūiti

Primary Purpose of the Reserve

Sports and recreation

Information

Legal Description

Section 29 Block III
Otanake SD.
Part Section 30 Block III
Otanake SD.
Part Section 31 Block III
Otanake SD

Parcel Area (Ha)

2.3987 hectares

Town

Te Kūiti

District Plan Zone

Open Space Zone³⁰

Lease or Licences

Licence over a portion of
the reserve



Values & Outcomes

Heritage Values

No known heritage values.

Natural Values

No known natural values.

Recreational Values

1. Field sports; and
2. Public Events.

Other Values and Information

The property is held in three land parcels, and is a gazetted Recreational Reserve (1981, page 25) that is administered by the Waitomo District Council.

Outcomes Sought

1. Continue to encourage active sports, recreation and children's play, through the provision of sports fields, and ancillary facilities that support play spaces. Maintain the amenity landscape;
2. Maintain recreational walking and cycling connections; and
3. Continue to allow public events (i.e. circuses).

Activities provided for on this reserve:

Allowed Activities:

- The use of a reserve for any commercial or private temporary event (including a wedding ceremony) requiring temporary exclusive use of a reserve or part of a reserve subject to compliance with the Waitomo District Plan Temporary Activities Chapter;
- Active and Passive recreation; and
- Sporting events.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

²⁹ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

TE NAU NAU RECREATION RESERVE

Location

Aria Terrace, Mokau

Primary Purpose of the Reserve

Passive recreation

Information

Legal Description

Section 5 Block VII,
Mokau Village;
Section 22 Block I
Awakino SD;
Section 23 Block I
Awakino SD;
Section 24 Block I Awakino
SD

Parcel Area (Ha)

14.4978 hectares

Town

Mokau

District Plan Zone

Open Space Zone³¹

Lease or Licences

Nil



Values & Outcomes

Heritage Values

No known heritage values of significance.

Mana Whenua Values

This area is waahi tapu. Part of the reserve is an identified burial ground which is highly sensitive and valued. There is a high probability of encounter with ancestral vestiges both tangible and intangible.

Natural Values

Parts of this reserve contain significant natural areas.

Recreational Values

1. Passive recreation; and
2. Walking.

Other Values and Information

The reserve is held in four land parcels and is Gazetted Recreational Reserve (1975, page 16) that is administered by the Waitomo District Council.

Outcomes Sought

1. Continue to encourage and provide for active and passive recreation.

Activities provided for on this reserve:

Allowed Activities:

- Passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

³⁰ The site(s) is in the Conservation Zone of the Operative Waitomo District Plan (2009) and is located in Coastal Hazard Area A and B. Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

TE WAITERE PARK

Location

Te Waitere Road, Te Waitere

Primary Purpose of the Reserve

Open space, public toilets

Information

Legal Description	Lot 2 DPS 19390 SA23A/461
Parcel Area (Ha)	1455m ²
Town	Te Waitere
District Plan Zone	Open Space Zone ³²
Lease or Licences	Nil



³¹ The site(s) is in the Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Passive recreation.

Other Values and Information

The property is fee simple land, not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to this parcel as a reserve concept plan.

Outcomes Sought

1. Continue to use site for public toilet; and.
2. Use the area for passive recreation and support community aspirations for the site.

Activities provided for on this reserve:

Allowed Activities:

- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

TUI PARK

Location

Tui Street, Piopio

Primary Purpose of the Reserve

Open space, skatepark, overnight camping

Information

Legal Description	Part Lot 20 DP 6751, Lot 1 DPS 9856 SA50D/283
Parcel Area (Ha)	4422m ²
Town	Piopio
District Plan Zone	Open Space Zone ³³
Lease or Licences	Nil



³² The site(s) is in the Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Skatepark;
2. Camping; and
3. Passive recreation.

Other Values and Information

The property is fee simple land, not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Continue to allow self-contained vehicle use; and
2. Use the area as a skatepark and for passive recreation and support community aspirations for the site.

Activities provided for on this reserve:

Allowed Activities:

- Overnight camping, RV parking and associated facilities;
- Use as a skatepark; and
- Active and passive recreation.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

WAIKAWAU TUNNEL RESERVE

Location

440 Waikawau Road, Waikawau

Primary Purpose of the Reserve

Passive recreation and ablutions

Information

Legal Description	Section 11 Block X whareorino Survey District
Parcel Area (Ha)	9611m ²
Town	Waikawau
District Plan Zone	Open Space Zone ³⁴
Lease or Licences	Nil



Values & Outcomes

Heritage Values

Potential heritage value of the Waikawau Tunnel as a significant archaeological site.

Natural Values

The property contains a nationally significant SNA.

Recreational Values

Provide important access to the coast. Passive recreation and ablutions.

Other Values and Information

The property is held in one land parcel and is a gazetted Recreational Reserve (1967, page 593) that is administered by the Waitomo District Council.

Outcomes Sought

1. Continue to provide provisions for ablutions and public access to the beach; and
2. Protect the significant heritage values on the site.

Activities provided for on this reserve:

Allowed Activities:

- Ablutions and public access to the beach;

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

³³ The site(s) is in the Rural Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

WARD STREET PARK

Location

Ward Street, Te Kūiti

Primary Purpose of the Reserve

Open space and Te Kūiti Playcentre

Information

Legal Description

Allot 2, 4, 6, 8, 10, 12
Block XXIV Te Kūiti MAORI
TNSP DP 19503
SA31D/637

Parcel Area (Ha)

1.3159

Town

Te Kūiti

District Plan Zone

Open Space Zone³⁵

Lease or Licences

Lease on part of the park



Values & Outcomes

Heritage Values

No known heritage values of significance.

Natural Values

No known natural values of significance.

Recreational Values

1. Passive recreation.

Other Values and Information

The property is fee simple land, not a gazetted recreation reserve. In order to ensure continuity of the management of the reserve, this plan shall apply to these parcels as a reserve concept plan.

Outcomes Sought

1. Active and passive recreation.

Activities provided for on this reserve:

Allowed Activities:

- Active and passive recreation; and
- Playcentre purposes.

Note: The allowed activities do not require further assessment against the Activity Categories (Part Two) of this Reserve Management Plan.

³⁴ The site(s) is in the Conservation and Residential Zone of the Operative Waitomo District Plan (2009). Please note, that the Operative District Plan rules will remain in effect until such time as the Proposed Waitomo District Plan becomes operative.

PART FOUR – APPENDICES

APPENDIX ONE - DEFINITIONS

Term	Interpretation
Active Recreation	Means any indoor or outdoor active sports or games or recreational pursuits for participants and/or spectators, whether or not they are undertaken for profit or reward or for which no charge is made and shall include such activities on or in water or land, or in the air.
Activities Requiring Authorisation	An activity that requires authorisation by Council pursuant to Part Two or Part Three of this plan.
Administering Body	An administering body as defined in the Reserves Act 1977.
Allowed Activity	Allowed activities can be undertaken on reserves without formality pursuant to Part Two or Part Three of this plan.
Aircraft	Any machine that can derive support in the atmosphere from the reactions of the air otherwise than by the reactions of the air against the surface of the earth (As defined in section 2 of the Civil Aviation Act 1990). For the purposes of this plan, aircraft includes model airplanes and drones.
Archaeological Site	Any place in New Zealand, including any building or structure (or part of a building or structure) that: <ul style="list-style-type: none"> (i) was associated with human activity that occurred before 1900 or is the site of the wreck of any vessel where the wreck occurred before 1900; and (ii) is or may be able, through investigation by archaeological methods, to provide evidence relating to the history of New Zealand. Includes a site for which a declaration is made under section 43(1) (As defined in section 6 of the Heritage New Zealand Pouhere Taonga Act 2014).
Asset Management Plans	Long-term planning documents for managing Waitomo District Council's infrastructural assets.
Building	Means a temporary or permanent movable or immovable physical construction that is: <ul style="list-style-type: none"> (i) partially or fully roofed; and (ii) is fixed or located on or in land. But excludes any motorised vehicle or other mode of transport that could be moved under its own power.
Campervan	Any vehicle used for camping, and includes a caravan, campervan, self-contained vehicle, bus, car, house truck or other motor vehicle.
Classified (Reserve)	A reserve that has been classified under section 16 of the Reserves Act 1977, according to a principal or primary purpose.
Commercial Filming	Means the use of motion picture, videotaping, sound recording or any type of moving image or audio recording equipment and includes the use of actors, models, sets or props. It does not include still photography.
Council	Waitomo District Council, the Reserve Administering Body.

Council-Owned Park Facilities	<p>Means the following Council-owned land, buildings or structures that facilitate the management, use, amenity and enjoyment of public open spaces:</p> <ul style="list-style-type: none"> (a) Vehicle, machinery and equipment depots. (b) Storage sheds. (c) Playground equipment and associated safety surfacing. (d) Public toilets, shelters and changing facilities. (e) Rotundas, amphitheatres and sound shells. (f) Accessways and car parks. (g) Stormwater management systems. (h) Skateparks. (i) Swimming pools. (j) Non-motorised cycle skills tracks. (k) Outdoor gym equipment. (l) Outdoor sports courts, sports fields and cricket nets. (m) Seating, picnic tables and barbeques. (n) Fountains, drinking fountains and water features. (o) Foot bridges and boardwalks. (p) Public art. (q) Gates, fences and pou. (r) Cycle parking structures. (s) Rubbish bins. (t) Lighting. (u) Shade sails. (v) Gardens, landscaping and planting.
Cultural Heritage	<p>Something possessing historical, archaeological, architectural, technological, aesthetic, scientific, spiritual, social, traditional or other special cultural significance, associated with human activity (As defined by the International Council on Monuments and Sites, New Zealand, 1993).</p>
Emergency Management Activities	<p>Means a temporary activity undertaken by any public organisation that responds to and deals with emergencies when they occur. Includes training activities and the provision of assistance during a declaration of a state of local or national emergency or during a period of significant recovery and rebuilding.</p>
Encroachment	<p>The unauthorised occupation or use of any part of a reserve.</p>
Facilities	<p>Structures or works that enable people to enjoy a range of recreational opportunities including (but not limited to) tracks, cycle tracks and walkways, bridges, car-parking areas, boat ramps, toilets, picnic areas, sports fields, courts, play equipment, playgrounds, park furniture, signs and interpretation panels.</p>
Hazardous Substance	<p>Includes, but is not limited to, any substance defined in Section 2 of the Hazardous Substances and New Organisms Act 1996 as a hazardous substance. The Hazardous Substances and New Organisms Act 1996 defines hazardous substances as meaning, unless expressly provided otherwise by regulations or an EPA notice, any substance—</p> <ul style="list-style-type: none"> (a) with 1 or more of the following intrinsic properties: <ul style="list-style-type: none"> (i) explosiveness; (ii) flammability; (iii) a capacity to oxidise; (iv) corrosiveness; (v) toxicity (including chronic toxicity); (vi) ecotoxicity, with or without bioaccumulation; or (b) which on contact with air or water (other than air or water where the temperature or pressure has been artificially increased or decreased) generates a substance with any 1 or more of the properties specified in paragraph (a). <p>As defined in section 2 of the Resource Management Act 1991.</p>

Heritage	Includes the terms 'Natural Heritage', 'Historic Heritage' and 'Cultural Heritage'.
Historic Heritage	The natural and physical resources that contribute to an understanding and appreciation of New Zealand's history and cultures. It includes historic sites, structures, places and areas, archaeological sites, site of significance to Māori, including waahi tapu, and surroundings associated with the natural and physical resources (As defined in section 2 of the Resource Management Act 1991).
Maintenance of Facilities or Utilities	Works (including repair and renewal but not upgrading) to preserve the functional efficiency of existing buildings, structures, fixtures, signs or infrastructure, without altering the purpose, nature or intensity of use.
Mana Whenua	Means customary authority exercised by an iwi or hapu in an identified area (As defined in section 2 of the Resource Management Act 1991).
Natural Character	The physical qualities and features created by nature, and may include such matters as: <ul style="list-style-type: none"> (i) natural elements, processes and patterns; (ii) biophysical, ecological, geological and geomorphological aspects; (iii) natural landforms such as headlands, peninsulas, cliffs, dunes, wetlands, reefs, freshwater springs and surf breaks; (iv) the natural movement of water and sediment; (v) the natural darkness of the night sky; (vi) places or areas that are wild or scenic; (vii) a range of natural character from pristine to modified; and (viii) experiential attributes, including the sounds and smell of the sea; and their context or setting.
Natural Heritage	Includes indigenous biodiversity, terrestrial, marine and freshwater ecosystems and habitats, unmodified geological and geomorphic features, natural landforms and landscapes, and natural character.
Open Space	Land that is managed by the Council for heritage protection (including natural, cultural and historic heritage) and/or for recreation. It includes beaches and other land that may not be in a classified Reserves Act reserve.
Passive Recreation	Means any recreation activity where the principal aim is the enjoyment of leisure of a primarily non-competitive, casual nature that does not involve the use of vehicles (excluding bicycles) and motorised equipment and also excludes any organised sport.
Pastoral Grazing	Grazing of horses, cows, sheep and goats for pecuniary gain or for grass maintenance.
Prohibited Activities	Such activities that are deemed inappropriate on reserves.
Open Space Zone	A zone in the Waitomo District Plan which underlies the majority of reserves in the district.
Recreation	Recreation includes organised and casual recreation, passive and active activities, and may take place outside or inside, on dry land or water.
Reserve	For simplicity, any reference to a reserve in this Plan; <ul style="list-style-type: none"> (i) refers to land set apart for public purposes in accordance with a provision of the Reserves Act 1977, and (ii) is assumed to include unclassified land that is managed by the Council as reserve, unless otherwise specified.
Reserve Values	The features and qualities that merit classification as a reserve, including natural, historic and cultural heritage and public recreation, use and enjoyment values.

Road	<p>Has the same meaning as in section 315 of the Local Government Act 1974; and includes a motorway as defined in section 2(1) of the Government Roding Powers Act 1989.</p> <p>Section 315 of the Local Government Act 1974 road definition:</p> <p>Road means the whole of any land which is within a district, and which—</p> <ul style="list-style-type: none"> (i) immediately before the commencement of this Part was a road or street or public highway; or (ii) immediately before the inclusion of any area in the district was a public highway within that area; or (iii) is laid out by the council as a road or street after the commencement of this Part; or (iv) is vested in the council for the purpose of a road as shown on a deposited survey plan; or (v) is vested in the council as a road or street pursuant to any other enactment, <p>and includes:</p> <ul style="list-style-type: none"> (vi) except where elsewhere provided in this Part, any access way or service lane which before the commencement of this Part was under the control of any council or is laid out or constructed by or vested in any council as an access way or service lane or is declared by the Minister of Works and Development as an access way or service lane after the commencement of this Part or is declared by the Minister of Lands as an access way or service lane on or after 1 April 1988; or (vii) every square or place intended for use of the public generally, and every bridge, culvert, drain, ford, gate, building, or other thing belonging thereto or lying upon the line or within the limits thereof. <p>But, except as provided in the Public Works Act 1981 or in any regulations under that Act, does not include a motorway within the meaning of that Act or the Government Roding Powers Act 1989.</p> <p>Section 2(1) of the Government Roding Powers Act 1989 motorway definition</p> <p>Motorway:</p> <ul style="list-style-type: none"> (viii) means a motorway declared as such by the Governor-General in Council under section 138 of the Public Works Act 1981 or under section 71 of this Act; and (ix) includes all bridges, drains, culverts, or other structures or works forming part of any motorway so declared; but <p>does not include any local road, access way, or service lane (or the supports of any such road, way, or lane) that crosses over or under a motorway on a different level.</p>
Scheduled Sites and Features	<p>Means a site identified in the Waitomo District Plan as a: Heritage building or structure, a significant archaeological site, a site or area of significance to Māori, an outstanding natural feature or a significant natural area. This also applies to archaeological sites identified by the NZAA.</p>
Self-Contained Vehicle	<p>Means a vehicle designed and built for the purpose of camping which is practically configured to meet the ablutionary and sanitary needs of occupants of that vehicle for a minimum of three days, without requiring any external services or discharging any waste and complies with New Zealand Standard 5465:2001, as evidenced by the display of a</p>

	current self- containment warrant issued under New Zealand Standard Self Containment of Motor Caravans and Caravans, NZS 5465:2001 and any subsequent amendments.
Significant Natural Area	Areas of indigenous vegetation, wetlands and other habitat areas essential to maintaining healthy populations of threatened plants and animals. Significant natural areas are identified in the Waitomo District Plan and are a scheduled site/feature.
Sport	A type of organised recreation where there are standards and rules, regular competitions, and where groups are usually affiliated or aligned to a national body.
Structure	Means any building, equipment, device, or other facility, made by people and which is fixed to land; and includes any raft (As defined in section 2 of the Resource Management Act 1991).
Temporary Community, Healthcare and Educational Facilities and Hospitals	Means land and buildings used for community safety, welfare, or worship purposes, for teaching or training by childcare services, schools, or tertiary education services, for providing physical or mental health services. This includes associated administrative activities, offices and hospitals.
Temporary Event	Means an activity that has a start date and an end date, that could occur regularly such as a market or irregularly such as a fundraising event, and involves people engaged in recreational, sporting, leisure, cultural, musical, ceremonies, celebrations, meetings or similar pursuits either as participants or spectators and includes sports events, parades, fundraising, public meetings, carnivals, galas, concerts, exhibitions and markets.
Temporary Military Training Activity	<p>Means a temporary activity undertaken for the training of any component of the New Zealand Defence Force (including with allied forces) for any defence purpose. Defence purposes are those purposes for which a defence force may be raised and maintained under section 5 of the Defence Act 1990 which are:</p> <ul style="list-style-type: none"> (i) the defence of New Zealand, and of any area for the defence of which New Zealand is responsible under any Act; (ii) the protection of the interests of New Zealand, whether in New Zealand or elsewhere; (iii) the contribution of forces under collective security treaties, agreements, or arrangements; (iv) the contribution of forces to, or for any of the purposes of, the United Nations, or in association with other organisations or States and in accordance with the principles of the Charter of the United Nations; (v) the provision of assistance to the civil power either in New Zealand or elsewhere in time of emergency; and (vi) the provision of any public service.

Vehicle	<p>Means a contrivance equipped with wheels, tracks, or revolving runners on which it moves or is moved; and</p> <p>(a) includes a hovercraft, a skateboard, in-line skates, and roller skates; but</p> <p>(b) does not include:</p> <ul style="list-style-type: none"> (i) a perambulator or pushchair; (ii) a shopping or sporting trundler not propelled by mechanical power; (iii) a wheelbarrow or hand-trolley; (iv) a pedestrian-controlled lawnmower; (v) a pedestrian-controlled agricultural machine not propelled by mechanical power; (vi) an article of furniture; (vii) a wheelchair not propelled by mechanical power; (viii) any other contrivance specified by the rules not to be a vehicle for the purposes of this definition; and (ix) any rail vehicle. <p>(As defined in Section 2 of the Land Transport Act 1998).</p>
Vested Reserve	A reserve vested in a territorial authority (not in the Crown).
Walkway	A well-formed durable surface (eg. concrete or compact gravel), that is easy walking, low gradients (although may have steps), low risk, suitable for all ages and for most fitness levels. Many walkways will cater for people with mobility difficulties and children in buggies and prams. Can generally be used in all footwear and in all weather.
Woodlot	Areas of indigenous or exotic vegetation.

APPENDIX TWO – RESERVE ACT POWERS AND DELEGATIONS

RESERVES ACT DELEGATIONS – PROPERTY

The Chief Executive is delegated all of the responsibilities, duties and powers under the Reserves Act 1977 (including to appoint rangers in respect of any reserve for which the Council is an administering body pursuant to section 8). In respect of property this includes:

- In respect of interests in land, including reserves vested in Council or for which Council is the administering body, to agree to variations to the price of any property which Council has resolved to purchase or sell provided that such variation does not exceed 10% of the amount determined by independent valuation and is reported to the next available meeting of the Council.
- To negotiate and tender land for lease with third parties for a period not exceeding 10 years.
- To negotiate a renewal of a Council lease where the lessee/tenant has abided by all the obligations and conditions.
- To negotiate, enter into or terminate a tenancy pursuant to the Residential Tenancy Act 1986.
- To authorise the suspension of rental payments for a maximum of three months where the term of the lease is for a minimum period of six months.
- To negotiate rent-free grazing leases on Council land but only if the costs of holding the property exceeds the potential return.
- To initiate and resolve rental and/or outgoing arrears if the arrears have been outstanding for over 2 months.
- To terminate a lease for non-payment of rent or breach of lease condition and if necessary, initiate legal proceedings in the Court, (including arbitration) for recovery of the arrears or termination of the lease and repossession of the property.
- To undertake rent reviews in accordance with a lease which may include the instructing of a valuer, together with negotiating new rent.
- To approve or decline the sub-leasing of Council property; together with the authority to approve or decline a sub-leasing arrangement that varies from the head-lease.
- To approve or decline assignment of leases.
- To approve or decline alterations to lessee/tenant owned buildings where the alterations may impact on Council owned land.
- To approve or decline a lessee/tenant's request for alterations to Council owned buildings.

- To terminate a grazing lease if the Council owned land is required for the purpose of Council activities.
- To terminate a lease in consultation with the existing lessee/tenant.
- Authority and power to act on Council's behalf as a landlord for the purposes of entering leased/tenanted land and buildings to carry out the landlord's rights and obligations under the lease.
- To negotiate sale and purchase agreements, subject to Council's approval, and to instruct all professionals which may be necessary to effect the purchase and sale process.
- To apply for any resource consent in relation to Council owned land or with respect to activities proposed to be undertaken by Council together with the authority to sign land transfer title plans for subdivisions approved by Council.
- Authority to collect revenue and file annual returns with respect to mining licences.
- Authority to approve the registration of a caveat on land not owned by Council pursuant to Part 8 of the Land Transfer Act 1952.
- To enter into contracts, and execution of the same, for the use and management of Council facilities and land together with the authority to renew such agreements.
- To apply for a building consent for work to be undertaken on Council property.

RESERVES ACT DELEGATIONS – EXECUTING DOCUMENTS

The Chief Executive is delegated all of the responsibilities, duties and powers under the Reserves Act 1977 (including to appoint rangers in respect of any reserve for which the Council is an administering body pursuant to section 8). In respect of executing documents this includes:

Delegations	Limitations
For all deeds to be executed by Council under the Property Law Act 2007, to be signed (and under Council Seal if required) by the Chief Executive.	
<p>Subject to the delegation above, to sign on behalf of the Council all documents relating to interests in land, including reserves vested in Council or for which Council is the administering body and which include:</p> <ul style="list-style-type: none"> ▪ Tenancies, leases and licences and renewals of leases where the original grant of lease contained a right of renewal; ▪ Easements and similar rights; ▪ Caveats and encumbrances; ▪ Discharges or partial discharges of mortgages granted by Council; 	<p>Provided that in each case such documents:</p> <ul style="list-style-type: none"> ▪ Include terms and provisions customary to such documents; ▪ Reflect and include specific provisions including price as resolved by Council or a Council committee; and ▪ adequately protect Council. <p>A report on any document signed under this authority (other than with the authority of a Council) shall be submitted to the next available meeting of the Council.</p>

Delegations	Limitations
<ul style="list-style-type: none"> Subdivision whether of Council owned property or in connection with resource consents granted by Council; Options to purchase (but not the exercise of any option). 	
To sign agreements to variations to the price of any property which Council has resolved to purchase or sell.	Such variation must not exceed 10% of the amount resolved by Council and must be reported to the next available meeting of Council.
Authority to sign documents on behalf of Council for the removal of limitations on titles as the owner of the land for which the limitation applies or owner of land adjoining.	
<p>Authority and Instruction forms</p> <p>To sign on behalf of Council all necessary 'Authority and Instruction' forms as required from time to time:</p> <p>(a) to authorise and instruct solicitors acting for Council to undertake land conveyancing transactions electronically by e-dealing on behalf of the Council on the Land Information NZ Internet based land registry system known as 'Landonline'; and</p> <p>(b) to comply with the requirements of s 164A of the Land Transfer Act 1952 and Rule 3.03 of the NZ Law Society's Rules of Professional Conduct.</p>	

RESERVES ACT DELEGATIONS – GENERAL

Section	Reserves Act 1977 Delegation	GMIS	GMSE	GMBS	IM	ISO
6(3)	Power to revoke, issue or amend a Gazette notice.	✓	✓			
14(4)	Power to Gazette resolution to declare vested land to be a reserve.	✓	✓			
15(3)	Power to do all things necessary to affect any exchange of reserve for land.	✓	✓		✓	
23(3)	Power to prohibit access to the whole or any specified part of a local purpose reserve.	✓				
24A(2)	Duty to notify all those affected by such a change and to consider objections properly lodged as soon as practicable.	✓	✓		✓	
42(1)	Power to give or decline to give express written consent to the cutting or destruction of trees and bush on any historic, scenic, nature or scientific reserve and to determine terms and conditions.	✓			✓	

Section	Reserves Act 1977 Delegation	GMIS	GMSE	GMBS	IM	ISO
42(2)	Power to authorise the cutting or destruction of trees and bushes on any recreation reserve, or Government purpose reserve, or local purpose reserve, subject to being satisfied that certain conditions apply.	✓			✓	
44(1) and (2)	Power to grant consent to any person to use a reserve for purposes of accommodation or to remain on a reserve.	✓			✓	
45	Power to give or decline prior approval to erect shelters, huts, cabins, lodgings etc on any recreation or scenic reserve where such use is contemplated or provided for in approved management plan for the reserve.	✓				
47(2)	Duty to give public notice and call for objections to set aside all/part of a reserve as a wilderness area.	✓			✓	
48(1)	Power to grant rights of way and other easements over reserves where contemplated in an approved management plan or where already existing and the use will be the same or similar in character, intensity and scale.	✓	✓			
49	Power to grant or decline the right to take exotica flora and exotica fauna not protected under the Wildlife Act 1953, or rock mineral or soil from a reserve for scientific or educational purposes.	✓	✓		✓	
50(1)	Power to authorise the taking and killing of any specified kind of fauna, excluding indigenous fauna in the case of any recreation, Government purpose, or local purpose reserve. Power to authorise or decline to authorise the taking and killing of any non-protected exotic fauna using firearms, traps, nets or other like objects in any scenic or historic reserve.	✓				
51(1)	Power to authorise or decline to authorise the introduction of indigenous flora or fauna or exotic flora but only if provided for or contemplated in an approved management plan.	✓				
53	Powers (other than leasing) in respect of recreation reserves.	✓	✓		✓	✓
55	Power to do such things (other than leasing) in respect of scenic reserves.	✓	✓		✓	✓
57(7)	Power to in respect of a nature reserve, issue permits allowing any person to anchor or moor a specified vessel or any vessel.	✓			✓	
57(9)(c)	Power to do such other things as may be considered necessary for the proper and beneficial management, administration, and control of the nature reserve and for the protection, preservation, and well-being of the indigenous flora and fauna and other features in the reserve.	✓	✓		✓	✓
58(d)	Power to do such other things as may be considered necessary or desirable for the proper and beneficial management, administration, and control of the historic reserve, conditional on the Minister's consent.	✓			✓	✓
58A(1) and (2)	Power to grant leases or licences of historic reserves, and to give notice, but only where the activity is provided for or contemplated in an approved management plan for the reserve or activity and the effects of the use will be the same or similar. Conditional on the approval of terms and conditions of any commercial lease by the Manager Property.	✓	✓		✓	

Section	Reserves Act 1977 Delegation	GMIS	GMSE	GMBS	IM	ISO
59(1)	Power, in respect of scientific reserves on the authorisation of the Minister, to issue a permit for access for scientific study or for control and management purposes.	✓			✓	
59(7)	Power to, in respect of a nature reserve, issue permits allowing any person to anchor or moor a specified vessel or any vessel.	✓			✓	
59A	Granting of concessions on reserves administered by the Crown subject to the requirements of the Act.	✓	✓			
60	Power to, in respect of a Government purpose reserve, do such things as are necessary or desirable for the proper and beneficial administration, management, and control of the reserve and for its use for the purposes specified in its classification.	✓	✓		✓	✓
61(1)	Power to do such things in respect of local purpose reserves, considered necessary or desirable for the proper and beneficial management, administration, and control of the reserve and for the use of the reserve for the purpose specified in its classification.	✓	✓		✓	✓
74	Power to grant licences to temporarily occupy certain reserves, conditional on the activity is provided for or contemplated in an approved management plan for the reserve or the activity is an existing use, and the effects of the use will be the same or similar in character, intensity and scale.	✓			✓	
77	Power to enter into covenant(s) to provide for the management of any private land or any Crown land so as to preserve the natural environment, or landscape amenity, or wildlife or freshwater-life or marine-life habitat, or historical value.	✓	✓			
78	Duty to apply all money received by way of rent, royalty, or otherwise in respect of any dealing with any reserve in accordance with the provisions of this section.	✓		✓	✓	✓
79(4)	Power, when appointed by the Minister under section 28 to be the administering body of a reserve, to pay and withdraw all monies into the general bank account.	✓		✓		
88	Duty, as administering body of a reserve or reserves to prepare the annual statement and audit of accounts to be incorporated in the Council's annual statement of accounts.	✓		✓		
94	Power to authorise certain activities on a reserve, which would otherwise be unlawful under paragraph (c) or paragraph (i) of this subsection.	✓			✓	
101	To lay any information in respect of an offence against the Reserves Act 1977.	✓	✓			

INDEX OF STAFF POSITIONS – ABBREVIATION KEY

Delegate's position title	Abbreviation
General Manager Infrastructure Services	GMIS
General Manager Strategy and Environment	GMSE
General Manager Business Support	GMBS
Infrastructure Manager - Property	IM
Infrastructure Services Officer	ISO

APPENDIX THREE – STATUTORY AND POLICY CONTEXT

STATUTES AND POLICY OPERATING AT A NATIONAL AND DISTRICT LEVEL

THE RESERVES ACT 1977

The role of Waitomo District Council under the Act, as an administering body, is to act on behalf of the owner (if it isn't the owner) and the beneficiaries of the reserve (the public). The general purpose of the Act is to:

- Provide for the preservation and management of areas for the benefit and enjoyment of the public;
- Ensure, as far as possible, the survival of all indigenous species of flora and fauna;
- Ensure, as far as possible, the preservation of access for the public;
- Provide for the preservation of representative samples of all classes of natural ecosystems and landscape; and
- Promote the protection of the natural character of the coastal environment and the margins of lakes and rivers.

The policies in this document should be read in conjunction with the Act. The provisions of the Act are not restated in the policies of this plan.

LOCAL GOVERNMENT ACT 2002 ('LGA')

The LGA is the primary legislation enabling and governing the Council as a local authority.

The LGA states the purpose of local government, provides a framework and powers for local authorities to decide which activities they undertake and the manner in which they will undertake them, promotes the accountability of local authorities to their communities; and provides for local authorities to play a broad role in promoting the social, economic, environmental, and cultural well-being of their communities, taking a sustainable development approach.

The Long-Term Plan and Annual Plan, local bylaws, asset management planning, and Council policies are all undertaken in accordance with the LGA. The LGA and the Act provide the legal platform for Waitomo District Council to manage the reserves in its care.

RESOURCE MANAGEMENT ACT 1991 ('RMA')

The RMA governs the management of New Zealand's natural and physical resources, which includes land, air and water. The RMA provides Councils with specific powers, functions and duties in giving effect to the purpose of the RMA, (i.e. the sustainable management of natural and physical resources). These include:

- RMA policy planning roles;
- The control of actual or potential effects from land use, protection or development (including management responsibilities to do with natural hazards, hazardous substances, contaminated land, and indigenous biodiversity);
- The control of noise and mitigation of its effects; and
- Control of effects on the surface of lakes or rivers.

The RMA establishes many environmental management mechanisms. The following are relevant to reserve management: National Policy Statements, Regional Policy Statements and Plans, District Plans and resource consents.

The RMA applies to all reserves. For example, it can be used to ensure that activities on reserves don't have adverse impacts on adjacent land. However, in terms of protecting reserve values, it is likely that policies, objectives, and outcomes established under the Reserves Act will ensure a higher level of protection for reserves than required under the RMA.

NATIONAL POLICY STATEMENTS ('NPS')

NPS are statements of national-level policy that drive national consistency in local RMA planning and decision-making. NPSs shape the content of policy and plan development, and guide decision-making under RMA processes.

The three NPS that are relevant to reserve management are:

- New Zealand Coastal Policy Statement 2010 (NZCPS);
- Proposed National Policy Statement on Indigenous Biodiversity (2010); and
- National Policy Statement for Freshwater Management 2011.

These NPS have informed this plan. Where consistent with achieving the purpose of the Reserves Act, reserve management policies acknowledge RMA processes and considerations. For instance, policies regarding vehicle access in reserves adjacent to the coastal marine area can complement the management of vehicle impacts on beaches (which is subject to NZCPS policies).

BUILDING ACT 2004 ('Building Act')

The Building Act regulates building work and sets standards for buildings. Any building (including bridges) in a reserve is subject to the provisions and requirements of the Building Act.

THE HERITAGE NEW ZEALAND POUHERE TAONGA ACT 2014 ('Heritage Act')

The Heritage Act applies in addition to any other relevant legislation. Any physical works on an archaeological site first require consent. The provisions of the Heritage Act must be complied with wherever a historic site exists in a reserve (whether known, or unknown). Archaeological sites are those associated with human activity that occurred before 1900, and any other place that is, or may be able (through archaeological investigation) to provide historical evidence relating to the history of New Zealand.

CONSERVATION ACT 1987 ('Conservation Act')

The Act is listed in the First Schedule of the Conservation Act 1987. Section 4 of the Conservation Act (that it should be interpreted and administered as to give effect to the principles of the Treaty of Waitangi), also applies to the Act. Part 4A of the Conservation Act provides for marginal strips, (which are generally 20m wide strips of land along the foreshore, lakes and rivers) that are reserved from the sale of surrounding or adjacent Crown Land. Some marginal strips are associated with reserve land. Council's management of marginal strips must be in accordance with the Conservation Act. Some land managed by the Department of Conservation under the Conservation Act lies alongside Waitomo reserves managed by Waitomo District Council under the Act.

OTHER LEGISLATION

There is other legislation that binds Waitomo District Council in its reserve management role in the same way that any other person or body would be affected. These include:

- Fencing Act 1978;
- Sale and Supply of Alcohol Act 2012;
- Property Law Act 2007; and
- Biosecurity Act 1993.

Policy in this plan is not intended to derogate from any other relevant legislative (or regulatory) requirement.

LONG TERM PLAN

The Long Term Plan (the LTP) is the overarching financial planning and policy document for the Waitomo district. It sets out the Council's priorities over the medium to long term to improve the wellbeing of Waitomo and provides a framework and funding for projects including those associated with reserves. It then guides, enables and/or constrains annual planning and funding.

Community outcomes are high level values and priorities and how communities express what is important or special about the District now and in the future – like good health, a place to live, a sense of pride and safety, a clean environment and a good income. Waitomo District Council also contributes toward the community outcomes with its own activities and responsibilities under the LGA to promote social, economic, environmental and cultural well-being of our communities.

The Long-Term Plan and annual plan determines the level of investment in reserves.

ASSET MANAGEMENT PLANS

Asset Management Plans are required by the LGA. The Asset Management Plan – Parks and Reserves Asset Management Plan sets out how Waitomo District Council will manage its assets to achieve its strategic goal to provide for effective and sustainable recreational activity.

Asset Management Plans include a defined methodology for planned maintenance and asset replacement as well as a forecast of the expected costs to maintain and replace the assets. The documents are reviewed regularly to ensure they remain relevant.

BYLAWS RELEVANT TO RESERVE MANAGEMENT

Waitomo District Council is empowered by the LGA to make bylaws and schedules which apply within the Waitomo District. Bylaws and schedules are made by formal resolution of Council following public consultation.

WAITOMO DISTRICT PLAN

The District Plan is developed in accordance with the RMA and regulates land use in the Waitomo District. It also outlines in general terms, how reserves and open spaces within Waitomo should be managed. It recognises that open space is a resource that has value to the community and requires recognition and protection. This is achieved through the principal zone managing reserves – the Open Space Zone. There are rules for activities that may adversely affect the character of the area, including its significant sites, natural and cultural heritage, and to manage the effects recreation may have on other people.

Waitomo District Comprehensive Reserve Management Plan

The District Plan is particularly relevant to reserves management when it comes to regulating uses adjacent to (or affecting) reserves, and when Council undertakes land uses in reserves that either requires Resource Management Consents or is permitted subject to meeting standards.

When preparing or changing Regional Policy Statements and Plans, or District Plans, or when considering designation requirements and heritage orders under the RMA, this Reserve Management Plan must be taken into consideration.

Document No: A668111**Report To:** Council**Meeting Date:** 27 June 2023**Subject:** Adoption of the Proposed Waitomo District Comprehensive Reserve Management Plan**Type:** Decision Required

Purpose of Report

- 1.1 The purpose of this business paper is to present to the Council for adoption the Proposed Waitomo District Comprehensive Reserve Management Plan (RMP).

Background

- 2.1 Waitomo District Council (WDC) is required under section 41 of the Reserves Act 1977 ('Reserves Act') as an "administering body" to prepare Reserve Management Plans (RMP) for any reserves under its control, management, or administration. Section 41(4) requires that Reserve Management Plans be kept under continuous review, so that the plan is adapted to changing circumstances or amended in accordance with increased knowledge.
- 2.2 In line with Council's direction, a draft RMP was developed to provide a framework to better facilitate discussions with stakeholders about the district's reserves. The draft RMP identified reserves that are owned or administered by WDC along with their legal status, land area, location, purpose, and current use.
- 2.3 The draft RMP also specified the legislative context, strategic framework and identifies what activities can be undertaken on a reserve without Council approval (allowed activities) and which activities would require approval from Council before being undertaken (activities requiring authorisation). Each reserve also has an individual management plan that contains its name, legal description, and a short description of its values (heritage, natural, recreation any other identified value).
- 2.4 In December 2019, key stakeholders were invited to an open day to facilitate initial discussions. Informal feedback was accepted until the end of February this year and stakeholder comments have been incorporated into the draft RMP.
- 2.5 A Council Workshop was held on 24 September 2020 to discuss the draft RMP. During this Workshop elected members requested that the following reserves be removed from the draft RMP, as they were not deemed as being suitable for continued use as passive or active reserves, and their disposal should be investigated:
- Aria Road Quarry Reserve.
 - Eight Mile Junction Quarry Reserve.
 - Gadsby Road Quarry Reserve.
 - Marokopa Quarry Reserve.
 - Oparure Recreational Reserve.
 - Piopio Quarry Reserve.
 - Te Maika Quarry Reserve. (Will revert back to the crown)
 - Te Waitere Recreational Reserve.
 - Rangitoto Road Reserve.
 - Rangitoto Quarry Reserve.

2.6 Council resolved the following at the Council meeting on 27 October 2020:

- 1 *The business paper on Draft Waitomo District Reserve Management Plan – Pre-notification be received.*
- 2 *Pursuant to Section 41(5) and 41(6) of the Reserves Management Act 1977, Council resolves:*
 - a) *That in accordance with section 41(5A) of the Reserves Management Act 1977, written suggestions on the proposed (draft) Waitomo District Comprehensive Reserve Management Plan would not materially assist in its preparation; and*
 - b) *To publicly notify the proposed (draft) Waitomo District Comprehensive Reserve Management Plan in accordance with Section 41(6) of the Reserves Management Act 1977 contemporaneously with the public notification of the Proposed District Plan.*

2.7 Council resolved on 6 October 2022 to publicly notify the Waitomo District Comprehensive Reserve Management Plan on 20 October 2022, with the submission period closing on 23 December 2022.

2.8 Council received 3 submissions on the RMP from the following parties:

1. Tainui Wetere Domain Recreational Reserve Society Incorporated;
2. RW & MT Barnaby Limited; and
3. Waikato Regional Council (WRC).

2.9 These submissions are enclosed as **Attachment 1**.

2.10 As no parties wished to be heard in support of their submission (as WRC withdrew their request), there was no requirement to hold a hearing. However, at a Council workshop on 18 May 2023, the Council considered the submissions, and relief sought in the submissions and made recommendations to Council officers regarding amendments to the RMP. These amendments have now been incorporated into the RMP, and the track changed version is enclosed as **Attachment 2**.

2.11 Once Council has adopted the RMP, a copy of the published version will be sent to the Minister of Conservation, and public notice advising that the RMP has been adopted by Council will be published. Council officers are proposing to publish the RMP on 6 July 2023.

2.12 Council officers consider that a full review of the RMP should be undertaken every six years to allow for this to align with Long Term Planning cycles, so that future improvements or projects on reserves can be appropriately budgeted for.

Analysis of Options

3.1 There are two options available to Council:

- (a) Council having considered the submissions, and the amendments made to the RMP resolve to adopt the RMP in accordance with section 41 of the Reserves Act; or
- (b) Council resolves not to adopt the RMP at this time.

Considerations

4.1 RISK

4.2 There is minimal in proceeding with adoption of the RMP, as the Reserves Act requires that the RMP be kept under continuous review so that the plan is adapted to changing circumstances or amended in accordance with increased knowledge.

4.3 CONSISTENCY WITH EXISTING PLANS AND POLICIES

- 4.4 The RMP has been written to align with the Proposed District Plan in order to reduce duplication and streamline administration between the two documents. The RMP is high level but suggests that provision should be made for detailed development planning for some of the larger reserves. This allows these reserves to use development plans to complement the RMP and address the specific needs of a reserve (or parts of a reserve).

4.5 SIGNIFICANCE AND COMMUNITY VIEWS

- 4.6 The level of engagement undertaken to date is considered appropriate to the significance of the issue and is compliant with the legislative requirements.

Recommendation

- 5.1 Council agrees to adopt the RMP in accordance with section 41 of the Reserves Act 1977 for the reasons detailed above.

Suggested Resolutions

- 1 The business paper on adoption of the Proposed Waitomo District Comprehensive Reserve Management Plan be received.
- 2 Pursuant to the requirements set out in section 41 of the Reserves Act 1977, Council adopts the Waitomo District Comprehensive Reserve Management Plan.
- 3 That the General Manager – Strategy and Environment be given delegation to approve minor proofing and grammatical changes prior to publishing (if required).
- 4 That Council agrees to undertake a full review of the Waitomo District Comprehensive Reserve Management Plan every six years from the date of adoption.

ALEX BELL

GENERAL MANAGER - STRATEGY AND ENVIRONMENT



20 June 2023



Attachments:




- 1 Submissions:
 - i. Tainui Wetere Domain Recreational Reserve Society Incorporated
 - ii. RW & MT Barnaby Limited
 - iii. Waikato Regional Council
- 2 Track changes version of the Waitomo District Comprehensive Reserve Management Plan




Waitomo District Council Reserves






Land owner	Location	Parcel ID And area	Legal Description	Reserve Classification	Reserve Purpose	Underlying Zone	Is the purpose correct? And comments on the site FINAL DECISION	Photo
Administering Body is Kawhia County Council (Waitomo District Council). Owned by the Crown.	Te Maika	4414648 .6399 hectares CT: None available	Allot 44 Block I Parawai MAORI TNSP	Quarry Reserve New Zealand Gazette 1909 p 665	Quarry Reserve	Te Maika	There is houses built on the quarry reserve. Further investigation will need to be undertaken to establish who the owner of the houses is, and whether we can allow the houses to remain. Structure Plan signals the reserve to be uplifted and returned to the Te Maika Trust.	
Waitomo District Council	Eight Mile Junction	4417869 2.4407 hectares CT: SA294/237	Part Section 1 Block X Otanake SD	[Create] Quarry Reserve New Zealand Gazette 1915 p 2275	Quarry Reserve	Rural	Previously used as a quarry. Investigate sale?	

Land owner	Location	Parcel ID And area	Legal Description	Reserve Classification	Reserve Purpose	Underlying Zone	Is the purpose correct? And comments on the site FINAL DECISION	Photo
The Awakino County Council (Waitomo District Council)	Marokopa	4525380 0.9207 hectares CT: SA305/245	Part Kinohaku West T2E Block SA305/245	[Create] Quarry Reserve New Zealand Gazette 1920 p 1012	Quarry Reserve	Rural	Investigate sale? Investigate neighbouring property owners use of the land appears may be quarrying.	
Waitomo District Council	Aria	4657798 1.5833 hectares CT: TN209/69	Part Aorangi B2B2 Block	Quarry Reserve New Zealand Gazette 1925 p 3207	Quarry Reserve	Rural	No. The reserve is not being used for quarry purposes. Sale should be investigated.	

Land owner	Location	Parcel ID And area	Legal Description	Reserve Classification	Reserve Purpose	Underlying Zone	Is the purpose correct? And comments on the site FINAL DECISION	Photo
Waitomo District Council	Rangitoto	4410627 .2751 hectares CT: SA427/31	Part Rangitoto Tuhua 26F2C1 Block	Quarry Reserve New Zealand Gazette 1925 p 3350	Quarry Reserve	Rural	No. The reserve is not being used for quarry purposes. However, the parcel is listed as an SNA.	
No owner recorded	Mahoenui	4489637 .2514 hectares CT: None recorded	Part Puketiti 2B2D Block	Quarry Reserve New Zealand Gazette 1948 p 296	Quarry Reserve	Rural Cave E30	No. Investigate who is the owner of the land.	
Waitomo District Council	Piopio	4426000 .9257 hectares CT: SA8A/337	Part Karuotewhe nua B5C2 Block	Quarry Reserve New Zealand Gazette 1967 p 2070	Quarry Reserve	Rural	No. The reserve is not being used for quarry purposes. Sale should be investigated.	

Land owner	Location	Parcel ID And area	Legal Description	Reserve Classification	Reserve Purpose	Underlying Zone	Is the purpose correct? And comments on the site FINAL DECISION	Photo
No recorded owner – Administered by WDC	Te Kuiti / Mangaokewa Reserve	4326241 1.1109 hectares CT: None available	Part Pukenui 2U1 Block	Quarry Reserve New Zealand Gazette 1973 p 318	Quarry Reserve	Rural	No. The land is not being quarried and appears to be part of the Mangaokewa Reserve. We should investigate revocation of administrative body status.	
Waitomo District Council	Oparure	4511752 .3738 hectares CT: 612310	Lot 1 DP 33795	Recreation Reserve New Zealand Gazette 1973 p 1425	Recreation Reserve	Rural	No. the land does not appear to be being used for recreational purposes. Previous Hall site.	
Waitomo District Council	Te Waitere	4338300 .1012 hectares CT: SA23C/68	Lot 2 DP 20142	Recreation Reserve New Zealand Gazette 1976 p 2407	Recreation Reserve	Residential	No. The land does not appear to be being used for recreational purposes. Investigate sale.	

Land owner	Location	Parcel ID And area	Legal Description	Reserve Classification	Reserve Purpose	Underlying Zone	Is the purpose correct? And comments on the site FINAL DECISION	Photo
Waitomo District Council	Aria	4497346 1.7007 hectares CT: SA294/238	Part Karuotewhe nua B5C4B Block	Quarry Reserve New Zealand Gazette 1914 p 3941	Quarry Reserve	Rural	Based on the aerial photograph it does not appear that the site is still being used as a quarry. Inframax have confirmed that this quarry is no longer used. Sale of the land should be investigated.	
Waitomo District Council	Te Kuiti	4567378 .4158 hectares CT: SA617/230	Part Te Kumi 3 Block	Quarry Reserve New Zealand Gazette 1914 p 3611	Quarry Reserve	Industrial	Based on the aerial photograph it does not appear that the site is still being used as a quarry. Sale of the land should be investigated.	
Waitomo District Council	Te Kuiti	4525641 1.4417 RT: SA1794/2	Part Te Kuiti B14 Block	Quarry for the purposes of a quarry pursuant to the Public Works Act 1928	Quarry	Industrial	Based on the aerial photograph it does not appear that the site is still being used as a quarry. Sale of the land should be investigated.	

Document No: 906139**Report To: Council Workshop****Meeting Date:** 26 August 2025**Subject:** **Te Kuiti Resource Recovery Hub – Concept Design and Funding Application**

Author(s): Liz Riley
Properties and Facilities Manager

Shyamal Ram
General Manager - Infrastructure Services

1. Purpose of Report

- 1.1 The purpose of this workshop paper is to present the updated concept design, full Rough Order of Cost for the Te Kūiti Resource Recovery Hub project & Waste Minimisation Fund (WMF) guide to confirm the proposed funding application and procurement approach.

REPORT CONTENTS:

1. Purpose of Report
2. Reason for Confidentiality
3. Background
4. Commentary
5. Attachments/Separate Enclosures

2. Reason for Confidentiality

- 2.1 This business paper is presented for consideration on the basis of public excluded so that commercial activities being planned are not disadvantaged by the release of the information contained in this business paper.
- 2.2 Section 48 of the Local Government Official Information and Meetings Act 1987 gives the right, by resolution, to exclude the public from the whole or any part of the proceedings of any meeting, only on one or more of the grounds contained within that Section.
- 2.3 The reason for passing a resolution to consider this business paper confidentially, as specified by Section 48(1) of the Local Government Official Information and Meetings Act 1987 is as follows:

Reason(s) for passing this resolution in relation to each matter (Section 6 or 7)	Ground(s) under section 48(1) for the passing of this resolution
Section 7(2) (i) To enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)	Section 48(1) (d) that the exclusion of the public from the whole or the relevant part of the proceedings of the meeting is necessary to enable the local authority to deliberate in private on its decision or recommendation in any proceedings to which this paragraph applies.

3. Background

- 3.1 Waitomo District Council manages kerbside collection, rural recycling stations, and transfer station services for the district. The current contract with Enviro New Zealand expires on 30 June 2026, aligning with Ōtorohanga District Council's kerbside contract.

- 3.2 A joint procurement process (Contract 500/25/023) is underway covering kerbside refuse and recycling collection, township litter bin servicing (excluding Te Kūiti, which is serviced separately), rural transfer station servicing, and the management of consolidation and uplift to disposal. This process is being undertaken in partnership with Ōtorohanga District Council to support consistency in service delivery, alignment of pricing schedules, and use of mirrored contract documentation.
- 3.3 In parallel and separate to this procurement process, Waitomo District Council must also progress the closure and capping of Cell 4 at the Te Kūiti Landfill as a discrete capital works project, required to be completed by June 2026. This project includes leachate management and associated civil works necessary to achieve environmental compliance under Waikato Regional Council's consent conditions.
- 3.4 Significant volumes of fill material — including clay and topsoil — will be required. Preliminary recommendations indicate that these materials could be sourced by addressing stability concerns on the hillside above the existing high wall. Removing the excess mass from the topside would both reduce loading on the high wall and provide a substantial proportion of the required capping material.
- 3.5 To support these outcomes, WSP was engaged to prepare concept designs and Rough Order of Costs for a new Te Kūiti Resource Recovery Hub. The design incorporates improved diversion infrastructure, a modernised refuse transfer station facility, and enhanced public interface areas. Waste Minimisation Fund funding has been identified as a key source to co-fund the upgrade, alongside Council capital expenditure.
- 3.6 The project has been classified as Medium overall (High Investment, Medium Risk, High Complexity) under WDC's Project Classification Tool. This reflects key dependencies, including reliance on external Waste Minimisation Fund (WMF) funding, the commencement of the kerbside services contract in July 2026, and the landfill closure timeline.
- 3.7 The team is still considering whether elements of the concept plan should be pursued through the WMF application, as the additional time and cost required to access only minor funding may outweigh the benefits and increase the risk of an unsuccessful application. A key observation from the process is that WMF applications for projects seeking less than \$1 million are considerably more accessible and have a higher likelihood of approval.
- 3.8 The Te Kūiti Resource Recovery Hub project is driven by the need to improve levels of service, respond to increasing community demand for diversion and recycling, ensure compliance with statutory requirements, and deliver broader wellbeing benefits across social, economic, and environmental outcomes.
- 3.9 A further key driver — and ultimately the most significant — is alignment with the Waste Management and Minimisation Plan (WMMP) and the closure of Cell 4 at the Te Kūiti Landfill, which will require all residual waste to be transported offsite for disposal. This reinforces the importance of the joint procurement process with Ōtorohanga District Council, ensuring kerbside collection, transfer station consolidation, and disposal services are fully integrated to support the long-term recovery and diversion objectives of both councils.
- 3.10 The Te Kūiti Resource Recovery Hub project is driven by the need to improve levels of service, respond to growing community demand for diversion and recycling, ensure compliance with statutory requirements, and deliver wider wellbeing benefits across social, economic, and environmental outcomes.
- 3.11 The most significant driver, however, is alignment with the Waste Management and Minimisation Plan (WMMP) and the closure of Cell 4 at the Te Kūiti Landfill, which will require all residual waste to be transported offsite for disposal.
- 3.12 Upgrading of the access road to the transfer station is not part of this project. It is estimated a full rehab with some widening could cost in the range of \$300-600k.

4. Commentary

- 4.1 The WSP concept design (Plans C01 Rev D, 21 August 2025 & C02 attached) sets out the following improvements:

4.2 **PUBLIC-FACING FACILITIES**

- 4.3 **Recycling Drop-Off:** dual-lane access with two covered podiums, and a designated bulky and paid recycling area.
- 4.4 **Reuse Shop & Makers/Education Space:** integrated reuse facilities supported by shipping containers and a flexible covered shade structure, providing opportunities for community initiatives and education.
- 4.5 **Improved Wayfinding:** A new kiosk and a second weighbridge with number plate recognition, enabling traffic separation for recycling versus refuse users and clear visitor orientation.

4.6 **OPERATIONAL IMPROVEMENTS**

- 4.7 **Covered Transfer Station Structure:** enclosed load-out area, reducing litter and windblown material.
- 4.8 **Back-of-House Operations Area:** bulk green waste storage and processing pad, C&D material bunkers, gantry skips, and stormwater runoff connected into trade waste.
- 4.9 **Load-Out Hardstand:** for safe haulage operations.

4.10 **ENVIRONMENTAL & COMPLIANCE MEASURES**

- 4.11 Interblock/containerised structures with storm covers to manage runoff.
- 4.12 Leachate management integrated with landfill closure works.
- 4.13 Improved safety and compliance with H&S requirements for a live operating site.

4.14 **COSTING AND FUNDING**

4.15 **ESTIMATE TOTAL (EXCL GST): \$2,921,431**

- 4.16 Updated Rough Order of Costs (20 August 2025) has identified a total construction cost of **\$2,317,586** excl. GST, with a total project cost of **\$2,921,431** excl. GST once professional fees, contingency, and allowances are included.
- 4.17 The capital budget for the TKTs upgrade in FY2025/26 is \$1.9m.
- 4.18 Inclusion of additional public-facing facilities (reuse shop, education/maker's space) and traffic separation improvements.
- 4.19 Integration of back-of-house infrastructure such as covered load-out, stormwater to trade waste, and green waste/C&D bulk storage.
- 4.20 Updated construction rates and contingencies based on current market conditions.
- 4.21 The higher capital requirement means the project will seek Waste Minimisation Fund (WMF) co-funding of \$1 million or more. Under the WMF process, applications requesting funding above this threshold require the submission of a Council-approved business paper/business case to demonstrate:
- Strategic alignment with national waste minimisation priorities.
 - Robust project planning, cost estimation, and delivery programme.
 - Confirmed Council co-funding and commitment to project delivery.
 - Clear evidence of measurable landfill diversion outcomes.
- 4.22 If we self-fund the difference between the two application models which is estimated at \$72k difference increasing the local share it would improve our chances at accessing WMF funding. This

would change the estimate of the local share from \$1.8m to roughly \$1.9m and decrease the funding application to >\$1m.

4.23 FUNDING APPROACH:

4.24 The revised funding strategy separates Waste Minimisation Fund-eligible works from non-eligible components:

- **Eligible for Waste Minimisation Fund:** core recovery and processing infrastructure (covered transfer station, bulk green waste pad, construction and demolition bunkers, weighbridge and kiosk), public-facing amenities such as landscaping, reuse shop fit-out, and non-core site improvements.
- **Non Allegeable funding:** RTS building.

4.25 This approach maximises the likelihood of Waste Minimisation Fund approval by presenting a strong recovery infrastructure case while ensuring Council capital expenditure supports wider service and amenity outcomes.

4.26 HOW WMF FUNDING IS SECURED

4.27 The Waste Minimisation Fund, administered by the Ministry for the Environment, supports projects that promote or achieve waste minimisation. Funding is available for capital works where there is a clear environmental benefit and a measurable reduction in waste to landfill.

4.28 ELIGIBILITY

- Projects must be consistent with the Waste Minimisation Act 2008 and the New Zealand Waste Strategy.
- Eligible activities include resource recovery and processing infrastructure, new or upgraded facilities, and technologies that enable increased diversion of materials from landfill.
- The applicant must demonstrate that the project is additional to business-as-usual and will deliver waste minimisation benefits beyond existing obligations.

4.29 FUNDING THRESHOLDS AND BUSINESS CASE REQUIREMENT

- Applications seeking \$1 million or more in WMF funding must submit a Council-approved business case as part of the application.
- The business case must detail project objectives, costs, delivery programme, procurement approach, risks, governance, and confirmed co-funding.
- Co-funding is mandatory and must be at least 50% of eligible project costs (in-kind contributions may be considered for some components).

4.30 APPLICATION PROCESS

- Expression of Interest (EOI) – Initial outline of the project's scope, estimated costs, diversion outcomes, and alignment with WMF priorities.
- Full Application – If invited, a comprehensive application is submitted, including the business case, detailed design, refined cost estimates, environmental benefits analysis, procurement plan, and letters of commitment for co-funding.

4.31 ASSESSMENT – MFE ASSESSES APPLICATIONS AGAINST WEIGHTED CRITERIA:

- Strategic fit (alignment with WMF and national waste priorities).
- Project feasibility (deliverability within proposed timeframes).
- Value for money (cost per tonne diverted, co-funding ratio).
- Environmental outcomes (net waste reduction, greenhouse gas savings).
- Community and sector benefits (job creation, regional impact).
- Decision – Recommendations are made to the Minister for the Environment. Successful applicants enter into a Deed of Funding with MfE, which sets out milestones, reporting, and payment schedules.

4.32 TIMING FOR THIS PROJECT

- EOI and Full Application: August 2025.

- MfE Assessment and Decision: December 2025.
- Funding Deed Finalisation: Q1 2026 – must be completed before construction tenders are released to market.

4.33 PROGRAMME AND DEPENDENCIES

4.34 Programme milestones: This is an optimistic timeline and takes into account the residual volumes of Cell 4 which is expected to be fill around June-July 2026. This allows for the development of an interim site as a backup plan to manage the transition between the old contract and the new waste services contract.

- WMF EOI & Council Workshop – Aug 2025
- WMF Decision – Dec 2025
- Detailed Design & Procurement – Jan–Apr 2026
- Cell 4 Capping – Oct 2025–Jun 2026
- Interim RTS Setup – Jun–Jul 2026
- Kerbside Go-Live – 1 July 2026

4.35 Dependencies:

- WMF funding approval.
- Timely procurement and mobilisation.
- Continuity of TS operations during works.
- Integration with kerbside contract mobilisation.

4.36 WMF FUNDING ALIGNMENT

4.37 The project aligns with the WMF's resource recovery and processing infrastructure priority, with potential to divert ~963 tonnes/year of organics, timber, rubble, and concrete from landfill. This directly supports national waste reduction targets and reduces greenhouse gas emissions.

4.38 OPTIONS FOR COUNCIL DISCUSSION

Option 1 – Proceed with WMF funding less than \$1m – simple process

Benefits: Alignment of project timeline, increase chances of approval, simple process, and does not require ministerial approval.

Costs/Trade-offs: WDC to fund an additional \$72k.

Option 2 – Proceed with seeking greater funding application greater than \$1m – complex process

Benefits: Additional funding of \$72k from WMF

Costs/Trade-offs: Elongated timeline, reduced chances of WMF approval, complex process, requires ministerial approval.

4.39 RISK

4.40 Key risks and mitigation strategies include:

4.41 WMF Funding Not Secured – Risk of funding shortfall; mitigation is to prepare a Council-approved business case and ensure project meets WMF scoring criteria.

4.42 Programme Delay – Delay to landfill capping, interim RTS, or kerbside contract mobilisation; mitigation includes early procurement planning and clear contractor staging.

4.43 Cost Escalation – Market volatility or scope changes; mitigation includes robust ROC, contingency allowance (15%), and value engineering during detailed design.

4.44 Operational Disruption – Maintaining public access during construction; mitigation includes staging works, interim facilities, and clear communication plans.

4.45 SIGNIFICANCE AND COMMUNITY VIEWS

- 4.46 This project has already been budgeted for through the LTP process and the community has been engaged through consultation.

5. Attachments/Separate Enclosures**Attachments:**

- 1 Plan C01 – Concept Design Layout Plan (Doc # 906141)
- 2 Plan C02 – Concept Design Back of House Layout (Doc # 906140)
- 3 WSP Rough Order of Costs (Doc # 906142)

Separate Enclosures:

- 1 Waste Minimisation Fund Guide (Doc #906143)



REVISION	AMENDMENT	APPROVED	DATE
A	ISSUED AS DRAFT TO CLIENT	BCD	13-12-2023
B	AMENDMENTS AS PER CLIENT REVIEW	BCD	04-07-2025
C	RE USE CARPARK AMENDED	BCD	01/08/2025
D	RTS AMENDED	BCD	21/08/2025



wsp
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PO Box 1245
Rotorua 3040
New Zealand

ENVIRONMENTAL

SCALES			ORIGINAL SIZE
1:375(A1), 1:750(A3)			A1
DRAWN	DESIGNED	APPROVED	
M.ARMSTRONG	M.ARMSTRONG	B.DUNCAN	
DRAWING VERIFIED	DESIGN VERIFIED	APPROVED DATE	
B.DUNCAN	B.DUNCAN	04-07-2025	

FOR INFORMATION

PROJECT WAITOMO DISTRICT COUNCIL TE KUITI LANDFILL RESOURCE RECOVERY HUB			
TITLE CONCEPT DESIGN LAYOUT PLAN			
WSP PROJECT NO. 2-82380.00	PROJ-ORIG-VOL-LOC-TYPE	SHEET NO. C01	REVISION D



REVISION	AMENDMENT	APPROVED	DATE
A	DRAFT FOR COMMENT	BCD	08-07-2025
B	AMENDED INTERBLOCK LAYOUT	BCD	01/08/2025



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PO Box 1245
Rotorua 3040
New Zealand

ENVIRONMENTAL

SCALES		ORIGINAL SIZE
1:375(A1), 1:750(A3)		A1
DRAWN	DESIGNED	APPROVED
R.DOWNES	R.DOWNES	B.DUNCAN
DRAWING VERIFIED	DESIGN VERIFIED	APPROVED DATE
B.DUNCAN	B.DUNCAN	08-07-2025
FOR INFORMATION		

PROJECT			
WAITOMO DISTRICT COUNCIL			
TE KUITI LANDFILL			
RESOURCE RECOVERY HUB			
TITLE			
CONCEPT DESIGN BACK OF HOUSE LAYOUT PLAN			
WSP PROJECT NO.	PROJ-ORIG-VOL-LOC-TYPE	SHEET NO.	REVISION
2-82380.00		C02	B

Format Codes for Pro-Forma Schedule of Prices Document

Black

Black text is mandatory and may not be changed without approval from Waikato District Council or the Engineer.
Additional items may be added.

Black

Struck out black text is used for removing mandatory content that has been prior approved by Waikato District Council or the Engineer

Struck out text provides transparency of changes to an otherwise consistent document.

All struck out text must be confirmed within General section of the Project Specification.

Red

Red text is used for data which requires fields to be updated or at least considered for each contract.

Text can also be used as is, modified or replaced.

All red text adjustments must have approval from Waikato District Council or the Engineer.

Blue

Blue text is used for optional clauses which can be included as is or deleted in full.

After final review of the Schedule but prior to issue to Tenderers

- 1 Check that the numbers of the Items are consecutives
- 2 Check that the Item numbers correspond with the applicable clause numbers in the Basis of Payment document
- 3 Change the font colour to black through the entire Schedule
- 4 Delete this sheet before submission for Tender

Disclaimer

These documents have been prepared as pro-forma templates for Waikato District Council's exclusive use in preparing the Schedule of Prices for tender documents.

Users must ensure that all clauses relating to the specific project being procured are retained and/or completed before the document is issued for tender.

WSP New Zealand does not accept any liability whasoever for any error or omission in the completion and/or use of these documents.

Te Kuiti Resource Recovery Hub Schedule		Current Concept
Item	Description	Cost
1	PRELIMINARY AND GENERAL	\$ 68,500.00
2	CONSTRUCTION PROGRAMME	
3	CONTRACTORS REPORTS AND CLAIMS	\$ 13,000.00
4	HEALTH AND SAFETY MANAGEMENT	\$ 2,500.00
5	TRAFFIC MANAGEMENT	\$ 17,500.00
6	QUALITY ASSURANCE AND CONTROL	\$ 2,500.00
7	ENVIRONMENTAL MANAGEMENT	\$ 12,500.00
8	UTILITIES	\$ 63,550.00
9	EARTHWORKS / CLEARANCE	\$ 266,185.40
10	DRAINAGE	\$ 100,525.00
11	SEWER	\$ 44,500.00
12	WATER SUPPLY	\$ 29,020.00
13	CONCRETE WORKS	\$ 35,550.00
14	PAVEMENT	\$ 315,257.50
15	SURFACING	\$ 309,575.00
16	BUILDING CONSTRUCTION	
16.1	RE-USE SHOP	\$ 35,000.00
16.2	WEIGH BRIDGE and KIOSK	\$ 217,500.00
16.3	HAZARDOUS SUBSTANCES	\$ 7,500.00
16.4	REFUSE TRANSFER STATION	\$ 501,000.00
16.5	TEMPORARY RTS / FUTURE GREEN WASTE BACK OF HOUSE	\$ 255,000.00
17.1	TRAFFIC SERVICES	\$ 2,500.00
18.1	LANDSCAPING	\$ 18,423.29
	Total Construction Works	\$ 2,317,586.19
	Allowance for Building Consent (0.5% of estimated building construction costs)	\$ 50,800.00
	Professional Fees (8%)	\$ 185,406.90
	Project Contingency (15%)	\$ 347,637.93
	Client specific FF&E & ICT (Excluded)	
	WMF Business Case Development Cost	\$ 20,000.00
	Other Project Costs	\$ 603,844.82
	ESTIMATE TOTAL EXCL GST	\$ 2,921,431.01

	RTS + WMF BCD (Complete Council Cost)	\$ 776,000.00
	Council Project Contribution	\$ 1,072,715.51
	Total Council Contribution	\$ 1,848,715.51
	WMF Funding	\$ 1,072,715.51

Waikato District Council

Project Name	Te Kuiti Resource Recovery Hub
	RRH and Transfer Station

20/08/2025

ITEM	DESCRIPTION	QUANTITY	UNIT	RATE	AMOUNT
1	PRELIMINARY AND GENERAL				
1.1	Establishment and Dis-establishment	1	LS	\$50,000.00	\$50,000.00
1.2	Contract Insurances	1	LS	\$5,000.00	\$5,000.00
1.3	Stakeholder Management and Liaison	1	LS	\$5,000.00	\$5,000.00
1.4	Construction Signboards	1	No	\$1,000.00	\$1,000.00
1.5	Survey and Set-out	1	LS	\$7,500.00	\$7,500.00
2	CONSTRUCTION PROGRAMME				
2.1	Prepare and Update Construction Programme	Incorporated in rates			
3	CONTRACTORS REPORTS AND CLAIMS				
3.1	Monthly Reports				
3.1.1	Construction Progress Reports	6	No	\$500.00	\$3,000.00
3.2	Weekly Reports				
3.2.1	Construction Progress Reports	24	No	\$250.00	\$6,000.00
3.3	Contract Reports				
3.3.1	Construction Completion Reports	1	No	\$500.00	\$500.00
3.3.2	Post construction As-built Plans and RAMM Data forms	1	No	\$3,500.00	\$3,500.00
4	HEALTH AND SAFETY MANAGEMENT				
4.1	Preparation and Implementation of Health and Safety Plan	1	LS	\$2,500.00	\$2,500.00
5	TRAFFIC MANAGEMENT				
5.1	Preparation of Traffic Management Plan	1	LS	\$2,500.00	\$2,500.00
5.2	Implementation of Traffic Management Plan	1	LS	\$15,000.00	\$15,000.00
6	QUALITY ASSURANCE AND CONTROL				
6.1	Preparation and implementation of Contract Quality Plan	1	LS	\$2,500.00	\$2,500.00
6.2	Quality Control Testing	Incorporated in rates			
7	ENVIRONMENTAL MANAGEMENT				
7.1	Preparation of Environmental Management Plan	1	LS	\$2,500.00	\$2,500.00
7.2	Implementation of Environmental Management Plan	1	LS	\$10,000.00	\$10,000.00
8	UTILITIES				
8.1	Locate Existing Services	1	LS	\$2,500.00	\$2,500.00
8.2	Allowance for Construction Standover (Provisional Sum)	1	PS	\$2,500.00	\$2,500.00
8.3	Utilities Relocation (Provisional Sum)				
8.3.1	Relocate telecommunication equipment (Provisional Sum)	1	PS	\$2,500.00	\$2,500.00
8.3.2	Relocate electrical distribution equipment (Provisional Sum)	1	PS	\$10,000.00	\$10,000.00
8.4	Service Lid/Cover Adjustments				
8.4.1	Service Lid	1	No	\$150.00	\$150.00
8.4.2	Manhole Cover	3	No	\$250.00	\$750.00
8.4.3	Valve Cover	1	No	\$150.00	\$150.00
8.5	Site Power				
8.5.1	Supply and install power cable in common services trench	100	m	\$450.00	\$45,000.00
9	EARTHWORKS / CLEARANCE				
9.1	General Site Clearance	1	LS	\$10,000.00	\$10,000.00
9.2	Strip Topsoil to Stockpile (Approx depth 300mm)	1,323	m3	\$9.80	\$12,965.40
9.3	Cut to waste/fill	1,500	m3	\$26.40	\$39,600.00
9.4	Supply and Place Imported Fill	275	m3	\$45.00	\$12,375.00
9.5	Undercut unsuitable material to waste (Provisional Item)	275	m3	\$21.80	\$5,995.00
9.6	Retaining wall	150	m2	\$1,235.00	\$185,250.00

ITEM	DESCRIPTION	QUANTITY	UNIT	RATE	AMOUNT
10	DRAINAGE				
10.1	Catchpit				
10.1.2	Supply and Install single catchpit	5	No	\$1,980.00	\$9,900.00
10.1.3	Supply and Install double catchpit	2	No	\$2,250.00	\$4,500.00
10.2	Catchpit leads				
10.2.2	Supply and install a catchpit lead with 225mm diameter RCRRJ pipe	68	m	\$190.00	\$12,920.00
10.3	Manholes				
10.3.2	Supply and Install 1050mm diameter manhole	5	No	\$4,000.00	\$20,000.00
10.4	Stormwater Connections				
10.4.1	Supply and install DN100 Stormwater Outlet to buildings	35	m	\$55.00	\$1,925.00
10.6	Supply and Install Concrete Pre-cast Culvert Pipes and/or Boxes				
10.6.1	Supply and install concrete RCRRJ 225mm diameter pipe		m	\$209.00	\$0.00
10.6.2	Supply and install concrete RCRRJ 300mm diameter pipe	175	m	\$256.00	\$44,800.00
10.6.3	Supply and install concrete RCRRJ 450mm diameter pipe	15	m	\$432.00	\$6,480.00
11	SEWER				
11.1	Manhole				
11.1.1	Supply and Install 1050mm diameter manhole	4	ea	\$4,000.00	\$16,000.00
11.2	Interseptor				
11.2.1	Supply and Install interseptor	2	ea	\$9,600.00	\$19,200.00
11.3	PVC Sewer Pipe				
11.3.1	Supply and install SN16 uPVC 150 dia	100	m	\$93.00	\$9,300.00
12	WATER SUPPLY				
12.1	Water Supply Pipe				
12.1.1	Supply and install 100mm mDPE watermain	50	m	\$194.00	\$9,700.00
12.1.2	Supply and install 65mm mDPE ridermain	100	m	\$60.00	\$6,000.00
12.2	Fire Hydrant				
12.2.1	Supply and Install fire hydrant inclusive all materials	2	ea	\$3,100.00	\$6,200.00
12.3	Valves				
12.3.1	Supply and Install 100mm valve complete	1	ea	\$1,060.00	\$1,060.00
12.3.1	Supply and Install 50mm valve complete	6	ea	\$1,010.00	\$6,060.00
13	CONCRETE WORKS				
13.1	Concrete Kerb and Channels, including Nib Kerbs				
13.1.1	Non-mountable kerb	200	m	\$64.00	\$12,800.00
13.1.2	Mountable kerb	350	m	\$65.00	\$22,750.00
14	PAVEMENT				
14.1	Subbase				
14.1.1	Supply WHAP65 subbase compacted thickness 250mm	1,121	m3	\$195.00	\$218,595.00
14.2	Supply, Lay and Compact Basecourse				
14.2.1	Supply and lay basecourse M/4 AP40 compacted thickness 100mm	437.50	m3	\$220.00	\$96,250.00
14.3	Supply and Lay Geo Synthetics				
14.3.1	Geotextile (Provisional Item)	75	m2	\$5.50	\$412.50
15	SURFACING				
15.1	Concrete Paving				
15.1.1	Supply and place reinforced concrete paving 250mm thickness	980	m2	\$225.00	\$220,500.00
15.2	Chip Seal				
15.2.1	Two coat chip seal Grade 2/4	5,090	m2	\$17.50	\$89,075.00
16	BUILDING CONSTRUCTION				
16.1	RE-USE SHOP				

ITEM	DESCRIPTION	QUANTITY	UNIT	RATE	AMOUNT
16.1.1	20ft shipping containers	2	ea	\$7,500.00	\$15,000.00
16.1.2	Shade Sail	49	m2	\$102.04	\$5,000.00
16.1.3	Allowance for installation, piling, connection of services	1	LS	\$15,000.00	\$15,000.00
16.2	WEIGH BRIDGE and KIOSK				
16.2.1	Weighbridge office	15	m2	\$3,500.00	\$52,500.00
16.2.2	Weighbridge	1	ea	\$150,000.00	\$150,000.00
16.2.3	Allowance for installation, piling, connection of services	1	LS	\$15,000.00	\$15,000.00
16.3	HAZARDOUS SUBSTANCES				
16.3.1	Shipping container (20x8ft)	1	ea	\$7,500.00	\$7,500.00
16.4	REFUSE TRANSFER STATION				
16.4.1	Steel framed, single pitched, industrial shed structure with open frontage. Including 2m high perimeter precast concrete base walls, long-run roof and wall cladding, clear lights & rainwater disbursement. 500mm high pit wall & barriers. Open facade to the east & Sectional roller door to the east.	405	m2	\$1,200.00	\$486,000.00
16.4.2	Allowance for installation, piling, connection of services	1	LS	\$15,000.00	\$15,000.00
16.5	TEMPORARY RTS / FUTURE GREEN WASTE BACK OF HOUSE				
16.5.1	Comprising container storage with structureflex canopy over.	450	m2	\$500.00	\$225,000.00
16.5.2	Shipping container (20x8ft)	4	ea	\$7,500.00	\$30,000.00
17	TRAFFIC SERVICES				
17.1	Application of Reflectorised Markings	1	LS	\$2,500.00	\$2,500.00
18	LANDSCAPING				
18.1	Topsoil				
18.1.1	Spread Topsoil from Stockpile 100mm thick	150	m2	\$2.10	\$315.00
18.1.2	Spread Topsoil from Stockpile 300mm thick	200	m2	\$4.20	\$840.00
18.1.3	Supply and lay Mulch	350	m2	\$6.30	\$2,205.00
18.2	Fencing				
18.2.1	Remove standard 7 Wire and Batten fence to Stockpile	211	m	\$22.50	\$4,747.50
18.2.2	Uplift from the Stockpile and Reinstall standard 7 Wire and Batten fence	211	m	\$48.89	\$10,315.79
	TOTAL: Exclusive of GST (Rough Order Cost)				\$2,317,586.19

Waikato District Council

Project Name	Te Kuiti Resource Recovery Hub
	Access Road Maintenance Repairs

4/08/2025

ITEM	DESCRIPTION	QUANTITY	UNIT	RATE	AMOUNT
1	PRELIMINARY AND GENERAL				
1.1	Establishment and Dis-establishment	1	LS	\$15,000.00	\$15,000.00
1.2	Contract Insurances	1	LS	\$5,000.00	\$5,000.00
1.3	Stakeholder Management and Liaison	1	LS	\$5,000.00	\$5,000.00
1.4	Construction Signboards	1	No	\$1,000.00	\$1,000.00
1.5	Survey and Set-out		LS	\$5,000.00	\$0.00
2	CONSTRUCTION PROGRAMME				
2.1	Prepare and Update Construction Programme	Incorporated in rates			
3	CONTRACTORS REPORTS AND CLAIMS				
3.1	Monthly Reports				
3.1.1	Construction Progress Reports	2	No	\$500.00	\$1,000.00
3.2	Weekly Reports				
3.2.1	Construction Progress Reports	8	No	\$250.00	\$2,000.00
3.3	Contract Reports				
3.3.1	Construction Completion Reports	1	No	\$500.00	\$500.00
3.3.2	Post construction As-built Plans and RAMM Data forms	1	No	\$3,500.00	\$3,500.00
4	HEALTH AND SAFETY MANAGEMENT				
4.1	Preparation and Implementation of Health and Safety Plan	1	LS	\$2,500.00	\$2,500.00
5	TRAFFIC MANAGEMENT				
5.1	Preparation of Traffic Management Plan	1	LS	\$2,500.00	\$2,500.00
5.2	Implementation of Traffic Management Plan	1	LS	\$15,000.00	\$15,000.00
6	QUALITY ASSURANCE AND CONTROL				
6.1	Preparation and implementation of Contract Quality Plan	1	LS	\$3,500.00	\$3,500.00
6.2	Quality Control Testing	Incorporated in rates			
7	ENVIRONMENTAL MANAGEMENT				
7.1	Preparation of Environmental Management Plan	1	LS	\$2,500.00	\$2,500.00
7.2	Implementation of Environmental Management Plan	1	LS	\$7,500.00	\$7,500.00
8	UTILITIES				
8.1	Locate Existing Services	1	LS	\$2,500.00	\$2,500.00
8.2	Allowance for Construction Standover (Provisional Sum)	1	PS	\$2,500.00	\$2,500.00
8.3	Utilities Relocation (Provisional Sum)				
8.3.1	Relocate telecommunication equipment (Provisional Sum)	1	PS	\$2,500.00	\$2,500.00
8.4	Service Lid/Cover Adjustments				
8.4.1	Service Lid	1	No	\$150.00	\$150.00
8.4.2	Manhole Cover	4	No	\$250.00	\$1,000.00
8.4.3	Valve Cover	1	No	\$150.00	\$150.00
9	EARTHWORKS / CLEARANCE				
9.1	General Site Clearance	1	LS	\$5,000.00	\$5,000.00
9.2	High Shoulder / water table approx length 1,000m, 1.5m wide from edge of seal, 300mm depth	300	m3	\$25.00	\$7,500.00
10	Pavement				
10.1	Rip and remake and Stabilise				
10.1.1	Supply, lay and compact AP65 nominal 100mm thickness	100	m3	\$195.00	\$19,500.00

ITEM	DESCRIPTION	QUANTITY	UNIT	RATE	AMOUNT
10.1.2	Cement Stabilise Rip and Remake 1.5% cement to 200mm depth	1,000	m2	\$65.00	\$65,000.00
10.2	Digouts				
10.2.1	Digout 250mm inclusive of Suppling, Laying and Compacting of GAP65 and AP40 backfill	250	m2	\$165.00	\$41,250.00
11	SURFACING				
11.1	Chip Seal Surfacing				
11.1.1	Two coat grade 2/4 chipseal	1,375	m2	\$17.50	\$24,062.50
	TOTAL: Exclusive of GST (Rough Order Cost)				\$237,612.50
	Rough Order Cost		%	25%	\$ 59,403.13
	Total				\$ 297,015.63

IMPORTANT NOTE: WDC need to review black formatted items if it is wished to be aligned with the local network maintenance contract rates

Note part of concept plan scope and is not funded by WMF