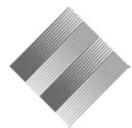
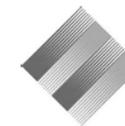




## 5. Te Puke Ward Reserve Specific Policy





**4.1 Ben Keys Street Road Reserve**



|                                |   |  |            |
|--------------------------------|---|--|------------|
| <b>Location</b>                | Ben Keys Street   | <b>Current Inventory</b>                     |            |
| <b>Reserve Classification:</b> | Road - contains pump station  | Playground<br>Seat<br>Utilities Pump Station | Basic<br>1 |
| <b>District Plan Zone</b>      | Residential   |  |            |
| <b>Area</b>                    | .0850 Ha approx   |  |            |
| <b>Current State</b>           | Neighbourhood reserve   |  |            |
| <b>Concept Plan</b>            | No  |  |            |
| <b>Overview</b>                | Change status of reserve  |  |            |
| <b>Grass Mowing Standard</b>   | (.0900 ha) Type D - Should not exceed 90mm grass height. Typically 20 - 30 cuts per year. |  |            |

*Background:*

- Located within road on Ben Keys Avenue.
- Pump station located on site.
- Playground located on site.
- Limited specimen tree planting on site.
- Well utilised neighbourhood reserve.

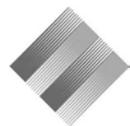
*Reserve Issues:*

- Limited open space.
- Unsuitable site for skateboard ramp.
- Potential for additional limited reserve facilities, e.g. seating.
- Opportunity to provide 'name' signage along reserve frontage.

*Reserve Management Policy:*

- 4.1.1 Provide improved signage and seating within road.
- 4.1.2 Continue to maintain reserve as small utilities and recreation area.
- 4.1.3 Investigate designation of part of road to Recreation Reserve.
- 4.1.4 Generic policies apply (once gazetted reserve generic objectives for Recreation Reserves also apply).

| Proposed Actions                | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|---------------------------------|----------------------|-------------------------------|------------------|
| Vest road as recreation reserve | Admin budget         |                               |                  |



**4.2 Boucher Avenue Reserve**

|                                |   |   |  |
|--------------------------------|---|---|--|
| <b>Location</b>                | Corner Boucher Avenue and Jocelyn Street  | <b>Current Inventory</b>  |  |
| <b>Reserve Classification:</b> | Local Purpose (Plantation) Reserve  | Seating.<br>Display Sign.<br>Flower beds watered automatically. |  |
| <b>District Plan Zone</b>      | Residential   |   |  |
| <b>ID</b>                      | 197   |   |  |
| <b>Area</b>                    | 0.0566 Ha   |   |  |
| <b>Current State</b>           | Garden  |   |  |
| <b>Concept Plan</b>            | No  |   |  |
| <b>Overview</b>                | Maintain gardens  |   |  |
| <b>Grass Mowing Standard</b>   | (.0900 ha) Type B - Should not exceed 60mm grass height. Typically 30 – 50 cuts per year. |   |  |

*Background:*

- Reserve developed as the town 'Rose Garden' by Rose Society.
- Signboard within reserve naming planting beds and species.

*Reserve Issues:*

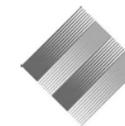
- Reserve signage.
- Maintained by Council.

*Reserve Management Policy:*

- 4.2.1 Continue to maintain the reserve as local 'rose gardens' and foster community involvement in their ongoing maintenance.
- 4.2.2 Generic objectives for Local Purpose Reserves and generic policies apply.

| Proposed Actions                    | Action Cost Estimate | Renewal - Higher Std - Growth |  | Proposed Timing |
|-------------------------------------|----------------------|-------------------------------|--|-----------------|
| No proposed development by Council. |                      |                               |  |                 |





### 4.3 Centennial Park



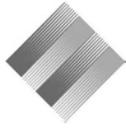
|                                |   |                          |  |
|--------------------------------|---|--------------------------|--|
| <b>Location</b>                | Atuaroa Ave and No 3 Road   | <b>Current Inventory</b> |  |
| <b>Reserve Classification:</b> | Recreation Reserve  | Tennis Club rooms        | Medium - High                          |
| <b>District Plan Zone</b>      | Industrial  | Toilet Block             | Medium                                 |
| <b>ID</b>                      | 192   | 1 Pedestrian Bridge      | Medium                                 |
| <b>Area</b>                    | 9.8322 Ha   | 5 Sports fields          | Medium                                 |
| <b>Current State</b>           | Sports fields and tennis courts   | 2 Cricket wickets        | Specialist surface (Not Council owned) |
| <b>Concept Plan</b>            | The updated concept plan as attached has been prepared and will be consulted as part of the Reserve Management Plan Review process.   | 8 tennis courts          | Medium                                 |
| <b>Overview</b>                | All year use  | 2 Utility Pump Station   | High                                   |
| <b>Grass Mowing Standard</b>   | (8.9000 Ha) Type C. Refer Section 4 Levels of Service for specific heights of sports fields. This mowing type typically generates 30-50 cuts per year depending on the level and type of use. | Signs                    | Medium                                 |
| <b>Toilet Cleaning</b>         | Every 3 days. Open on request and users groups have been allocated with keys.   | Car Park area            | Utilities                              |
|                                |   |                          | 2                                      |
|                                |   |                          | 2                                      |

*Background:*

- Developed as recreational sports ground.
- Changing shed and toilets located on site.
- Portion leased to Te Puke Lawn Tennis Club Incorporated from 1 Oct 2008 to 30 Sept 2041. Lease portion at north end to Society of St Johns.
- Rangioru Sports Club adjoins reserve area.
- Utilised for events.

*Reserve Issues:*

- Continue to monitor and resolve land settlement associated with 2 tennis courts and main culvert.
- Provide facilities to relocate the Rangioru Sports Club from Jamieson Oval/Jubilee Park.
- Car parking and vehicle movement.
- Opportunity to develop reserve as a key recreational facility for Te Puke.
- Pedestrian movement.
- Open storm water drains.



*Concept Plan:*

- ❑ An updated concept plan and design report (available from WBOP DC) to direct the development of Centennial Park has been prepared and is being consulted through this review process. The updated concept plan as attached has been prepared and will be consulted through the Te Puke Ward Reserve Management Plan review process.

*Reserve Issues:*

- ❑ Continue to monitor and resolve land settlement associated with 2 tennis courts and main culvert.
- ❑ Car parking and vehicle movement.
- ❑ Opportunity to develop reserve as a key recreational facility for Te Puke.
- ❑ Pedestrian movement.
- ❑ Open storm water drains

*Reserve Management Policy:*

- 4.3.1 Refine and implement the concept plan.
- 4.3.2 Manage open storm water drains and amenity planting in accordance with earth works consent.
- 4.3.3 Continue to develop Centennial Park as the primary active recreation facility for the Te Puke Ward.
- 4.3.4 Enable multi-use facilities to be located within the reserve.
- 4.3.5 Motor homes are permitted to stay overnight within the 'future' formed car park areas.
- 4.3.6 Fireworks displays are permitted on Centennial Park under the provisions of generic policy P11, Fireworks Displays.
- 4.3.7 Generic objectives for Recreation Reserves and generic policies apply.
- 4.3.8 Investigate opportunities to increase plantings to promote the natural character of the reserve and ecological linkages with the surrounding area and implement as appropriate.



| Proposed Actions                | Action Cost Estimate | Renewal - Higher Std - Growth |  |  | Preferred Timing | Project No |
|---------------------------------|----------------------|-------------------------------|--|--|------------------|------------|
|                                 |                      |                               |  |  |                  |            |
| Lighting – Field                | \$140,000            |                               |  |  | 2011/12          |            |
| Lighting – Car park             | \$19,800             |                               |  |  | 2011/12          |            |
| Tennis Court Remedial Works     | \$250,000            |                               |  |  | 2011/12          |            |
| Covered Seating                 | 180,000              |                               |  |  | 2011/12          |            |
| Changing Sheds                  | \$300,000            |                               |  |  | 2011/12          |            |
| Unformed road – vest as reserve | Admin budget         |                               |  |  |                  |            |

The plans for facilities as shown above are in the development phase. The actual development will depend on the final funding approval, including external funding. Council contribution is approximately \$200,000 funding from the Te Puke Town Centre (\$140,000) and reserve financial contributions (\$60,000).

**KEY**

- Walkway
- Watercourse
- Proposed planting
- Sculpture location
- Cricket wicket
- Cricket Oval
- Embankments
- Playing fields
- Proposed lighting
- Proposed seating
- Proposed vehicle access

**Changing Rooms**  
Facilities to include:  
Public Toilets,  
Referees Room,  
Officials Room,  
Changing Rooms (2)  
Storage Room,  
Small Carpark and Bus Drop Off

*Building Footprint and design indicative only  
with two possible location options.*

**Bleachers / Embankment Viewing Area**  
Informal spectator embankment to provide bleachers area for sports games.

**Lighting**  
Proposed training lights.  
Position of lighting poles to be set back a minimum of 5m from property boundaries and 5m from side line. Refer to lighting plan for Lighting Engineers details and specifications.

**Car parking**  
Additional future car parking for the tennis club

**Seating**  
Proposed seating over looking the tennis club

**Toilet**  
Existing toilet to be upgraded and extended to include storage facilities for field based sports and small canteen space. Place signage to indicate restricted operational hours.

**Future Tennis Courts**

**Rangioru Sports Club**  
**Private Access**  
Private access way to Order of St John lease area

**Changing Rooms Option**  
**Order of St John**

**Grandstand and Changing Rooms Option**

**Wetland**

**Playing Field (Competition)**

**Playing Field (Training)**

**Playing Field (Competition)**

**Playing Field (Competition)**

**Playing Field (Competition)**

**ATUAROA AVENUE**

**ATUAROA AVENUE**

**GRAY AVE**

**Te Puke Sports Club**



These plans and drawings have been prepared as a result of information provided by the client and/or assumed by or provided to Boffa Miskell Limited by a third party for the purposes of providing the services. No responsibility is taken by Boffa Miskell Limited for any inaccuracy or action arising from any incomplete or inaccurate information provided to Boffa Miskell Limited whether from the client or a third party. These plans/drawings are provided to the client for the benefit and use by the client and for the purposes for which it is intended. © Boffa Miskell Limited 2008

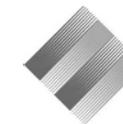
**North Arrow**  
**Data Sources:**  
Aerial Base : Google Earth 03.08.2010  
Boffa Miskell Centennial Park "Concept Development Plan"  
December 2005



**CENTENNIAL PARK**  
Concept Development Plan  
| Date: 25 May 2011 | Revision: C |

Plan prepared for Western Bay of Plenty by Boffa Miskell Limited  
Author: Katharina Skurr@boffamiskell.co.nz | Checked: BRY

Figure 1



**4.4 Donovan / Pioneer Park**



|                                |   |                          |        |
|--------------------------------|---|--------------------------|--------|
| <b>Location</b>                | Raymond Ave, Dunlop Road and Jellicoe Street  | <b>Current Inventory</b> |        |
| <b>Reserve Classification:</b> | Recreation Reserve and Fee Simple   | Car park                 | Medium |
| <b>District Plan Zone</b>      | Residential   | 3 Picnic tables          | Medium |
| <b>ID</b>                      | 200 and 189   | 5 Seating                | Medium |
| <b>Area</b>                    | 4.6168 Ha   | Toilet Block             | Basic  |
| <b>Current State</b>           | Informal recreation area  | Play ground              | Medium |
| <b>Concept Plan</b>            | June 1999 (Now Implemented)   | Bridge x 1               | High   |
| <b>Overview</b>                | Develop as recreation and cultural display area   | Footpaths                | High   |
|                                |   | Litterbin x 3            | High   |
|                                |   | Barbeque x 1             | High   |
| <b>Grass Mowing Standard</b>   | (.0900 ha) Type B - Should not exceed 60mm grass height. Typically 30 – 50 cuts per year. |                          |        |
| <b>Toilet Cleaning</b>         | 2 per week  |                          |        |

*Background:*

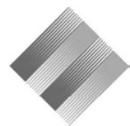
- Part of reserve gifted by Donovan Family.
- State Highway 2 bounds northern boundary.

*Reserve Issues:*

- Stream flooding.
- Park name confusion.
- Potential for the skate park to be relocated here - an investigation will be carried out.

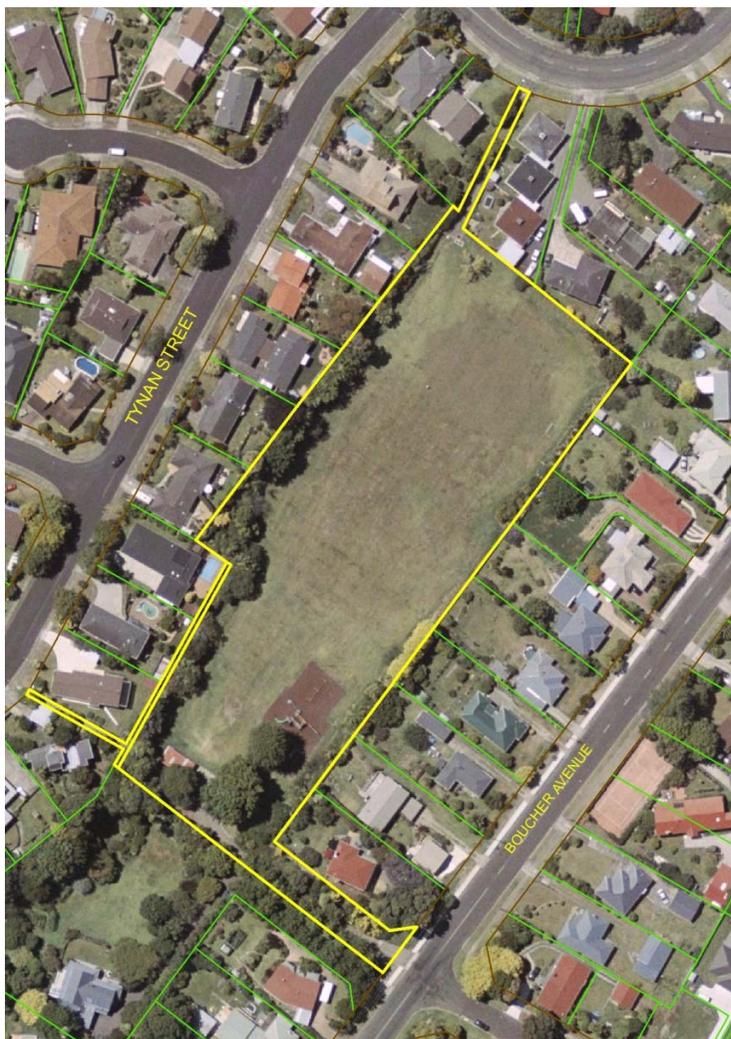
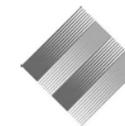
*Reserve Management Policy:*

4.4.1 Investigate through thorough community consultation the naming/renaming of the reserve. The Park name currently causes confusion as it is known both as Donovan Park and Pioneer Park. Feedback on changing or clarifying the name is requested including historical information relating to the current names. Once this plan has been adopted council will proceed with formal renaming consultation in accordance with the reserve naming Policy P8 contained within this document.

*Reserve Management Policy (Continued):*

- 4.4.2 Investigate whether there is justification for resiting a skate park
- 4.4.3 Generic objectives for Recreation Reserves and generic policies apply
- 4.4.4 Lot 1 DPS 12474 and Lot 25 DPS 19194 (CT SA 19A/810) subject to a registration under the Historic Places Act 1993 Part 2 as follows;
- Record Number** 7457
- Registration Type** Waahi Tapu Area
- National File** 29015 - 075
- Local Authority** Western BOP District Council
- Area Description** Contains a battle site, source of water for death rites, possible burial sites and rua koiwi tangata
- Registration Status** As at Registration (Registration confirmed at the roving MHC Meeting 23/7/1999)

| Proposed Actions   | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|--|----------------------|-------------------------------|------------------|
| Investigate the siting of the skate park and whether it is extended or whether an additional skate park is provided at a different location. | Refer Hayward Park   |                               |                  |



#### 4.5 Fairhaven Park

| Location                       | Boucher Ave   | Current Inventory    |                  |
|--------------------------------|---|----------------------|------------------|
| <b>Reserve Classification:</b> | Recreation and Local Purpose Reserve  | 2 Sealed Road        | Medium           |
| <b>District Plan Zone</b>      | Residential   | Playground equipment | Medium           |
| <b>ID</b>                      | 191   | Car park (sealed)    | Medium           |
| <b>Area</b>                    | 1.3907 Ha   | 2 Seating            | 1 Basic 1 Medium |
| <b>Current State</b>           | Neighbourhood reserve   | Sports field         | Medium           |
| <b>Concept Plan</b>            | No  | Toilet               | Medium           |
| <b>Overview</b>                | Maintain  | Picnic table         | Medium           |
|                                |   | Footpath             | Medium           |
|                                |   | Drinking fountain    | Basic            |
|                                |   | Barbeque             | High             |
|                                |   | 1 Litter bin         | High             |
| <b>Grass Mowing Standard</b>   | (1.0000 Ha) Type C. Refer Section 4 Levels of Service for specific heights of sports fields and 30-50 cuts per year depending on the level and type of use. |                      |                  |
| <b>Toilet Cleaning</b>         | 2 per week  |                      |                  |

*Background:*

- Contains playground, toilet and storage facilities, car park and junior sports fields.
- Currently used for junior sports (soccer).
- Links with walkway network.
- Gates are locked in evening.

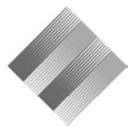
*Reserve Issues:*

- Limited off street parking (winter junior soccer venue)

*Reserve Management Policy:*

- 4.5.1 Continue to maintain reserve as both active and passive recreational facility.
- 4.5.2 Generic objectives for Recreation Reserves and Local Purposes Reserves and generic policies apply.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|-------------------------|----------------------|-------------------------------|------------------|
| No proposed development |                      |                               |                  |



**4.6 Gemming Green**

|                                |  |                          |        |
|--------------------------------|--|--------------------------|--------|
| <b>Location</b>                | Clydesburn Ave and Fenton Terrace  | <b>Current Inventory</b> |        |
| <b>Reserve Classification:</b> | Recreation Reserve   | 1 Seating                | Medium |
| <b>District Plan Zone</b>      | Residential  |                          |        |
| <b>ID</b>                      | 195  |                          |        |
| <b>Area</b>                    | 0.2695 Ha  |                          |        |
| <b>Current State</b>           | Open space   |                          |        |
| <b>Concept Plan</b>            | No   |                          |        |
| <b>Overview</b>                | Maintain   |                          |        |
| <b>Grass Mowing Standard</b>   | (.0300 ha) Type D - Should not exceed 90mm grass height and 20 - 30 cuts per year. |                          |        |

*Background:*

- 'Village Green' type area within residential community.
- Surrounded by road.
- Mixed specimen tree and shrub planting dotted through reserve.

*Reserve Issues:*

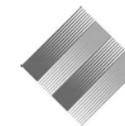
- Use of reserve currently limited due to layout of planting.
- Seating facing away from the park.
- Opportunity for semi-structured community activities.
- Tree planting restricted by overhead power lines.

*Reserve Management Policy:*

- 4.6.1 Implement a 'structured' specimen tree planting design to enhance 'Village Green' type use of the reserve.
- 4.6.2 Orientate park furniture to face 'inward' to enhance the 'Village Green' type use of the reserve.
- 4.6.3 Generic objectives for Recreation Reserves and generic policies apply.



| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|-------------------------|----------------------|-------------------------------|------------------|
| No proposed development |                      |                               |                  |



**4.7 Gordon Street Reserve**

|                                |  |                          |       |
|--------------------------------|--|--------------------------|-------|
| <b>Location</b>                | Gordon Street  | <b>Current Inventory</b> |       |
| <b>Reserve Classification:</b> | Fee simple   | Playground               | Basic |
| <b>District Plan Zone</b>      | Residential  | 1 Seating                | Basic |
| <b>ID</b>                      | 199  | 1 Boundary safety fence  |       |
| <b>Area</b>                    | 0.1146 Ha  |                          |       |
| <b>Current State</b>           | Neighbourhood reserve  |                          |       |
| <b>Concept Plan</b>            | No   |                          |       |
| <b>Grass Mowing Standard</b>   | (.1100 ha) Type D - Should not exceed 90mm grass height and 20 - 30 cuts per year. |                          |       |

*Background:*

- Neighbourhood 'Pocket Park'.
- Reserve used as 'informal' thoroughfare across railway line.

*Reserve Issues:*

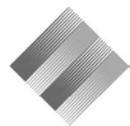
- Gordon Street is acknowledged as an important part of the reserves in the local area.

*Reserve Management Policy:*

- 4.7.1 Erect safety fence to discourage access onto railway line.
- 4.7.2 Undertake minor landscape improvements.
- 4.7.3 Investigate naming of reserve in accordance with Generic Policy.
- 4.7.4 Continue to manage as neighbourhood reserve.
- 4.7.5 Retain as 'fee simple' land.
- 4.7.6 Generic policies apply.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|-------------------------|----------------------|-------------------------------|------------------|
| No proposed development |                      |                               |                  |





**4.8 Hayward Court Reserve**

|                                |  |                          |        |
|--------------------------------|--|--------------------------|--------|
| <b>Location</b>                | Hayward Court and Gray Avenue  | <b>Current Inventory</b> |        |
| <b>Reserve Classification:</b> | Recreation Reserve.  | Footpath                 | Medium |
| <b>District Plan Zone</b>      | Residential  |                          |        |
| <b>ID</b>                      | 174  |                          |        |
| <b>Area</b>                    | 0.5280 Ha,   |                          |        |
| <b>Current State</b>           | Open space and drainage  |                          |        |
| <b>Overview</b>                | Maintain open space  |                          |        |
| <b>Grass Mowing Standard</b>   | (.4200 ha) Type D - Should not exceed 90mm grass height and 20 - 30 cuts per year. |                          |        |

*Background:*

- Used for pedestrian walkway linkages between Hayward Court and Gray Street.
- Utilised for storm water overflow.

*Reserve Issues:*

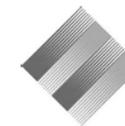
- Opportunity for minor landscape improvements, e.g. specimen tree and fruit tree planting.

*Reserve Management Policy:*

- 4.8.1 Undertake minor landscape improvements, e.g. planting including planting fruit trees.
- 4.8.2 Continue to manage as 'walkway' reserve.
- 4.8.3 Generic objectives for Local Purpose and Recreation Reserves and generic policies apply.
- 4.8.4 Investigate opportunities to increase plantings to promote the natural character of the reserve and ecological linkages with the surrounding area and implement as appropriate.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|-------------------------|----------------------|-------------------------------|------------------|
| No proposed development |                      |                               |                  |





**4.9 Hayward Park and Local Purpose (Drainage) Reserve**

|                                |   | Current Inventory    |        |
|--------------------------------|---|----------------------|--------|
| <b>Location</b>                | Atuaroa Ave, Hayward Court Milsom Place   |                      |        |
| <b>Reserve Classification:</b> | Recreation Reserve and Local Purpose (drainage)                                     | Car park             | Medium |
| <b>District Plan Zone</b>      | Residential   | 2 Footpath           | Medium |
| <b>ID</b>                      | 187 and 64  | 2 exterior lights    | Medium |
| <b>Area</b>                    | 1.4947 Ha and 0.1835 Ha   | 1 Picnic table       | Medium |
| <b>Current State</b>           | Informal recreation area  | Playground equipment | Medium |
| <b>Overview</b>                | Maintain  | Skateboard bowl      | Medium |
|                                |   | Drinking fountain    | Basic  |
|                                |   | Seat                 | Medium |
|                                |   | Bin                  | Medium |
| <b>Grass Mowing Standard</b>   | (1.0000 ha) Type D - Should not exceed 90mm grass height and 20 - 30 cuts per year. |                      |        |

*Background:*

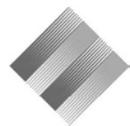
- Reserve provides walkway linkage between Atuaroa Avenue, Milsom Place and Hayward Court.
- Reserve adjoins Te Puke Sports Club grounds.
- Reserve contains a large car park, walkway, skate bowl and playground equipment.
- Utilised for storm water overflow.

*Reserve Issues:*

- Drainage over flow.
- Limited useable open green space due to flooding.
- Car park services Te Puke Sports Club Inc and Centennial Park.
- Opportunity for minor landscape improvements, e.g. planting, furniture.
- Note conflict with the proposed skate park development in the Jubilee Park/Jamieson Oval Concept Plan.

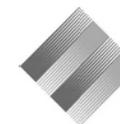
*Reserve Management Policy:*

- 4.9.1 Undertake minor landscape improvements.
- 4.9.2 Continue to manage reserve as a neighbourhood park.



- 4.9.3 Investigate whether there is justification for resiting or upgrading the existing skate park.
- 4.9.4 Motor homes are permitted to stay overnight within the formed car park area.
- 4.9.5 Generic objectives for Recreation Reserves and generic policies apply.
- 4.9.6 Investigate opportunities to increase plantings to promote the natural character of the reserve and ecological linkages with the surrounding area and implement as appropriate.

| <b>2009/19 LTP Approved Actions<br/>Adopted 30 June 2009</b>  | <b>Action<br/>Cost<br/>Estimate</b> | <b>Renewal -<br/>Higher Std -<br/>Growth</b> | <b>Preferred<br/>Timing</b> | <b>Project No</b> |
|---|-------------------------------------|--|-----------------------------|-------------------|
| Upgrade Skate park<br>Investigate the siting of the skate park<br>and whether it is extended or whether an<br>additional skate park is provided at a<br>different location. | 200,000                             |  | 2015/16                     | 295101            |



**4.10 Jamieson Oval / Jubilee Park**

| Location                       | Commerce Street, Jocelyn Street and Stock Road   | Current Inventory  |                            |
|--------------------------------|--|--|----------------------------|
| <b>Reserve Classification:</b> | Fee Simple and land subject to the Reserves Act 1977<br>Status subject to changes  | 2 Car parks<br>2 Sports fields<br>Open Space   | 1 High, 1 Medium<br>Medium |
| <b>District Plan Zone</b>      | Commercial and Reserve   | Pavilion   | Low                        |
| <b>ID</b>                      | 205  | Footpath   | High                       |
| <b>Area</b>                    | 5.2987 Ha  | 6 Seating  | Low                        |
| <b>Current State</b>           | Sports fields, car park.<br>Te Puke Play Centre lease, Barnardoes Kindergarten lease, Scout group lease and Camera Club and Arts Society lease.  | 5 Exterior lights<br>Drinking Fountain<br>Court Yard Garden  | Low                        |
| <b>Overview</b>                | Strengthen link to town centre<br>Te Puke Town Centre Project has been consulted and adopted and the draft reserve concept plan and design report with costs which acknowledges the retention of open green space use are being consulted through the Te Puke Ward Reserve Management Plan review process. | 3 Litterbin<br>Toilet Commerce Lane<br>Barnardoes Scout hall<br>Play Centre<br>Art Gallery<br>Hera Takuirā Memorial entrance | Medium<br>Medium           |
| <b>Grass Mowing Standard</b>   | (3.6000 Ha) Type C. Refer Section 4 Levels of Service for specific heights of sports fields and 30-50 cuts per year depending on the level and type of use.  |  |                            |
| <b>Toilet Cleaning</b>         | Commerce Lane: Twice Daily   |  |                            |





*Concept Plan:*

- A draft reserve concept plan and design report with costs (available from WBOP DC) to direct the development of the open space has been prepared and is being consulted through the Te Puke Ward Reserve Management Plan review process.

*Background:*

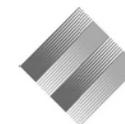
- Active sport relocated to other active parks e.g. Centennial Park.
- Various portions leased to Te Puke Play Centre until 2032, Barnardoes Kindergarten until 2032, Scout Association until 2025 and the Te Puke Art Society until 2024.
- Car parking within the reserve is located along Commerce Lane and off Jocelyn Street.
- Motor home dump station is located at the toilets along Commerce Lane.

*Reserve Issues:*

- Current Inventory is subject to change as the Town Centre Plan and Concept Plan are implemented (this is expected to commence in 2012).
- Opportunity to develop reserve for "events".
- Location of reserve signage.
- Opportunity to rename park to avoid confusion of dual naming.
- Opportunity to develop walkways within reserve.
- Olive tree in N.E. corner of car park commemorates the Battle of Crete.
- Open space area to transfer to reserve status

*Reserve Management Policy:*

- 4.10.1 Relocate reserve signs to road frontage.
- 4.10.2 Investigate naming of reserve in accordance with Generic Policy.
- 4.10.3 Investigate whether there is justification for resiting the skate park.
- 4.10.4 Motor homes are permitted to stay overnight within the formed car park areas.
- 4.10.5 Fireworks displays are permitted on Jamieson Oval / Jubilee Park under the provisions of generic policy P.11, Fireworks Displays.
- 4.10.6 Generic objectives for Local Purpose and Recreation Reserves and generic policies apply



| Proposed New Actions  | Priority/Timing | Cost               |
|---|-----------------|--------------------|
| <b>Village Greens</b> - Planting  | <b>2012</b>     | 25,000             |
| <b>Main Courtyard &amp; Amphitheatre</b> -Sculptural Pou (11) and relocate waharoa (Community Funded)   | <b>2012</b>     | 80,000             |
| <b>Main Courtyard &amp; Amphitheatre</b> -Hard Surface (Paving)   | <b>2012</b>     | 240,000            |
| <b>Main Courtyard &amp; Amphitheatre</b> -Seating, planting, fencing, bollards, signage   | <b>2012</b>     | 44,500             |
| <b>Main Courtyard &amp; Amphitheatre</b> -Rubbish bins and drinking fountain and cycle stands   | <b>2012</b>     | 25,000             |
| <b>Main Courtyard &amp; Amphitheatre</b> -Shelters  | <b>2015</b>     | 118,500            |
| <b>Memorial Garden</b> - Community Funded project - Planting, Walkways, Shelter and Signage   | <b>2015</b>     | 59,000             |
| <b>Main Courtyard &amp; Amphitheatre</b> -Feature Lighting  | <b>2020</b>     | 166,000            |
| <b>Main Courtyard &amp; Amphitheatre</b> -Stage (Community Funded)  | <b>2020</b>     | 88,000             |
| <b>Main Courtyard &amp; Amphitheatre</b> - Water Features (2)   | <b>2020</b>     | 254,000            |
| <b>Arts and Events Area</b> - Raised paved and grassed area   | <b>2020</b>     | 53,000             |
| <b>Playground – Stage 1</b> (Funded by Community Board)   | <b>2012</b>     | 100,000            |
| <b>Future Skate park</b> (50% Community Funded). Investigate the siting of the skate park and whether it is extended or whether an additional skate park is provided at a different location. |                 | Refer Hayward Park |
| <b>Playground – Stage 2</b>   | <b>2020</b>     | 200,000            |

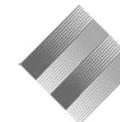
Timing of projects is subject to the implementation of the walkway between Jellicoe Street and Commerce Lane and the development on the adjoining Commercial area which has been separated from the reserve area.

The timing of development is subject to funding. It is expected that the first stage will occur in 2012 and that the total development will occur in stages and will be over the medium to long term (10 – 20 years)

- A - Large Village Green Zone**
  - Retain this area as a large open space for a variety of recreational and events use.
  - Strengthen the village green concept by creating a strong surrounding framework of large trees.
  - Remove the existing terraces and embankment seating and contour gently between the two existing field levels, creating a more unified visual appearance.
- B - Small Village Green**
  - This remains a multi-use recreation and events area, at a more intimate level than the large village green.
  - The small green also caters for spill-over use during medium and large events held within the Park, from both the central lawn and the large village green.
- C - Sculptures**
  - Install sculptural elements to acknowledge the cultural heritage of the area and create a visual connection to draw the eye into the Park
- D - Central Lawn Area / Amphitheatre**
  - This area is centrally located along the southwest to northeast park axis, aligning with the proposed Jellicoe Street / Commerce Lane walkway upgrade.
  - This area is focussed around a multi-purpose central events stage and pavilion structure.
  - A circular walkway is proposed around the edge of the central lawn.
- E - Stage/Events Structure**
  - Multi-functional events stage and pavilion structure, located centrally along the visual axis, aligning with Jellicoe Street / Commerce Lane pedestrian link.
  - Architecturally designed, light weight roof structure, styled to be unique in design and reflecting the local character and environment.
- F - Central Water Features**
  - A visual connection linking the Park to the Jellicoe Street commercial spine.
  - The water feature is designed to allow for shallow water that spills over paving surfaces to create an interactive play feature.
  - A natural feature pond provides a visual backdrop to the Market / Events area and entices visitors towards the central focal point of the Park.
- G - Market/ Shelters**
  - A market plaza is focused along the Commerce Lane frontage, with provision for connection to the future commercial land to the east. This plaza forms a transition point between the commercial activities of Jellicoe Street, the proposed redeveloped walkway and the soft landscape character of the existing Park.
  - Relocate the waharoa from the walkway to the Commerce Lane entrance.
- H - Arts/Events Area**
  - Create overflow open space for large scale events that connects to the market plaza space whilst retaining the grassed open space to the north of the Constables Gallery

- I - Playground**
  - Allow for a centralised multi-activity play ground with equipment for ages.
- J - Cycleway**
  - Opportunity to allow for cycle connections through the Park to the connecting neighbourhood.
- K - Future Zone for Museum / Skatepark**
  - Retain space for the development of a Museum and/or a skatepark.
  - Retain existing archway as main formal entrance to the Park and connect to the new walkways and memorial garden.
- L - Existing fence and Memorial Garden**
  - Opportunity to upgrade the existing Memorial Garden and open space to the Park through the removal of the existing fence.





**4.11 Lawrence Oliver Park**

|                                |   |  |        |
|--------------------------------|---|--|--------|
| <b>Location</b>                | Landscape Road  | <b>Current Inventory</b>                 |        |
| <b>Reserve Classification:</b> | Recreation Reserve  | Open space                               | Medium |
| <b>District Plan Zone</b>      | Rural   | Footpath                                 |        |
| <b>ID</b>                      | 203   | Utilities pump station (on road reserve) |        |
| <b>Area</b>                    | 3.6591 Ha   | Timber bridge (on road reserve)          |        |
| <b>Current State</b>           | 1.5 Ha mown balance area grazed.  |  |        |
| <b>Overview</b>                | Park has very little use for active sports. Soft ground.  |  |        |
| <b>Grass Mowing Standard</b>   | (1.5000 Ha) Type C. Refer Section 4 Levels of Service for specific heights of sports fields. This mowing type typically generates 30-50 cuts per year depending on the level and type of use. |  |        |

*Background:*

- Historically used as sports field but not recently.
- State Highway 2 bounds the southern end.
- Identified for disposal within 1997 Recreation Action Plan.

*Reserve Issues:*

- Poor drainage and flooding deems grounds unsuitable for continual active recreation use.
- Reserve provides a 'green belt' to Te Puke town.
- Opportunity for development as an open space reserve for passive recreation.
- Opportunity to enhance riparian margin.
- There is opportunity for the community to establish a walkway/cycleway in conjunction with Council.
- Preferred Te Puke bypass route goes through western part of reserve (See next page).
- Timber bridge requires substantial upgrade.

*Reserve Management Policy:*

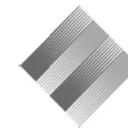
- 4.11.1 There is opportunity for the community to establish a walkway/cycleway in conjunction with Council.
- 4.11.2 Investigate divestment upon completion of walkway/cycleway and rationalisation of land to remain as reserve.
- 4.11.3 Investigate options for vehicle access to reserve.
- 4.11.4 Maintain and enhance the riparian margins through native planting and streamside walkway.



- 4.11.5 Investigate options for development for passive recreation purposes or partial disposal.
- 4.11.6 Generic objectives for Recreation Reserves and generic policies apply.
- 4.11.7 Investigate opportunities to increase plantings to promote the natural character of the reserve and ecological linkages with the surrounding area and implement as appropriate.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth | Preferred Timing |
|-------------------------|----------------------|-------------------------------|------------------|
| No proposed development |                      |                               |                  |





**4.12 McLoughlin Park**



|                                |   |                          |        |
|--------------------------------|---|--------------------------|--------|
| <b>Location</b>                | Landscape Road  | <b>Current Inventory</b> |        |
| <b>Reserve Classification:</b> | Recreation Reserve  | Toilet                   | Basic  |
| <b>District Plan Zone</b>      | Rural   | Seating                  | Basic  |
| <b>ID</b>                      | 204   | 1 Picnic tables          | Basic  |
| <b>Area</b>                    | 0.7577 Ha   | 3 Picnic tables          | Medium |
| <b>Current State</b>           | Amenity planting and picnic area  | Litterbin                | Basic  |
| <b>Concept Plan</b>            | No  |                          |        |
| <b>Overview</b>                | Maintain as garden park   |                          |        |
| <b>Grass Mowing Standard</b>   | (1.1000ha) Type B - Should not exceed 60mm grass height. Typically 30 – 50 cuts per year. |                          |        |
| <b>Toilet Cleaning</b>         | 2 per week  |                          |        |

*Background:*

- Adjoins State Highway 2 and old main road.
- Traditionally an 'entrance' reserve to Te Puke.

*Reserve Issues:*

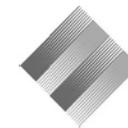
- Walkway connection between Lawrence Oliver Park and the old cemetery.
- There is opportunity for the community to establish a walkway/cycleway in conjunction with Council.

*Reserve Management Policy:*

- 4.12.1 Continue to manage as a passive recreation reserve.
- 4.12.2 Generic objectives for Recreation Reserves and generic policies apply.
- 4.12.3 Investigate opportunities for a barbecue and implement as appropriate.
- 4.12.4 Investigate the need, priority, location and extent of the toilet upgrade.
- 4.12.5 There is opportunity for the community to establish a walkway/cycleway in conjunction with Council.



| <b>Proposed Actions</b>                         | <b>Action Cost Estimate</b> | <b>Renewal - Higher Std - Growth</b> | <b>Preferred Timing</b> | <b>Project No</b> |
|---|-----------------------------|--------------------------------------|-------------------------|-------------------|
| Historic Bridge Rebuild                         | 100,000                     |                                      | 2015                    | 2954              |
| Upgrade toilet and change to reticulated system | 30,000                      |                                      | 2015                    | 2954              |



**4.13 Te Puke Domain**

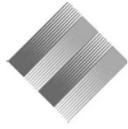
| Location                | Cameron Road, Beatty Ave and Queen Street  |  | Current Inventory     |                  |
|-------------------------|--|--|-----------------------|------------------|
| Reserve Classification: | Recreation Reserve, Local Purpose (Girl Guides) Reserve  |  | Car park and footpath | Medium           |
| District Plan Zone      | Residential  |  | Access road           | Medium           |
| ID                      | 190  |  | Toilet                | Medium           |
| Area                    | 4.5745 Ha  |  | 2 Sports fields       | 1 high, 1 medium |
| Current State           | Ministry of Education lease fields/hard courts during school hours. Girl Guides, Netball (Tennis) and Cricket lease Clubroom sites.  |  | Guide hall            |                  |
| Concept Plan            | No   |  | 2 Clubrooms           |                  |
| Overview                | Maintain as focus for tennis, netball and cricket.   |  | Exterior lights       |                  |
| Grass Mowing Standard   | (2.7800 Ha) Type C. Refer Section 4 Levels of Service for specific heights of sports fields. This mowing type typically generates 30-50 cuts per year depending on the level and type of use.<br>(.0900 ha) Type D - Should not exceed 90mm grass height. Typically 20 - 30 cuts per year. |  | 9 Hard court          | 6 high, 3 medium |
| Toilet Cleaning         | Monday and Friday  |  | 2 Litterbins          | Medium           |
|                         |  |  | Cricket practice nets |                  |

*Background:*

- ❑ Lease part to Te Puke High School to 2016 with 30 ROR (except clubrooms) during school hours; lease part to Te Puke Netball Assn 2012 with 20 year ROR; lease part to Te Puke Cricket Inc to 2015 with 20 year ROR and lease part to Girls Guides to 2015 with 33 year ROR
- ❑ Central recreational facility for Te Puke High School and Te Puke Intermediate School.
- ❑ Adjoins Te Puke High School.
- ❑ Supports cricket field, 2 clubrooms, tennis and netball courts, Girl Guides Hall, and large specimen trees.

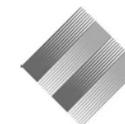
*Reserve Issues:*

- ❑ Opportunity to develop walkways around the reserve.
- ❑ Stand of trees are protected under the District Plan.
- ❑ Storm water issues.
- ❑ Commercial signage throughout the hard court area of reserve.

*Reserve Management Policy:*

- 4.13.1 Continue to manage reserve as an active recreational facility.
- 4.13.2 Investigate exchange of land with the High School for the proposed Te Puke Recreation and Aquatic Centre.
- 4.13.3 Continue partnership with lessees.
- 4.13.4 Develop improved walkways around the reserve.
- 4.13.5 Continue to maintain open connection between lower and upper fields.
- 4.13.6 Manage and control signs within the reserve under the provisions of generic policy P7, Signs.
- 4.13.7 Manage storm water issues.
- 4.13.8 Generic objectives for Local Purpose and Recreation Reserves and generic policies apply.

| 2009/19 LTCCP Approved Actions<br>Adopted 30 June 2009 | Action<br>Cost<br>Estimate | Renewal -<br>Higher Std -<br>Growth |  |  | Preferred<br>Timing | Project No |
|--|----------------------------|-------------------------------------|--|--|---------------------|------------|
| Install storm water pipes                              | 22,466                     |                                     |  |  | 2013/14             | 181901     |



**4.14 Te Puke Holiday Park**



|                                |                       |                          |  |
|--------------------------------|-----------------------|--------------------------|--|
| <b>Location</b>                | State Highway 2       | <b>Current Inventory</b> |  |
| <b>Reserve Classification:</b> | Recreation Reserve    |                          |  |
| <b>District Plan Zone</b>      | Industrial            |                          |  |
| <b>ID</b>                      | 231                   |                          |  |
| <b>Area</b>                    | 1.5201 Ha             |                          |  |
| <b>Current State</b>           | Camping ground lease. |                          |  |
| <b>Concept Plan</b>            | No                    |                          |  |
| <b>Overview</b>                | Status Quo            |                          |  |

*Background:*

- Leased KW Downs until 31 March 2019 and .0592 Ha to Te Puke Amateur Radio Club Inc until 31 March 2012. (Radio Club lease not to extend beyond Camp Ground lease).
- Currently provides camping facilities.
- Contains a commemorative stone.
- Contains a radio transmitter.

*Reserve issues:*

- Campground could be enhanced to improve entrance into Te Puke.

*Reserve Management Policy:*

- 4.14.1 Continue to manage reserve as a camping ground.
- 4.14.2 Generic objectives for Recreation Reserves and generic policies apply.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth |  |  | Preferred Timing |
|-------------------------|----------------------|-------------------------------|--|--|------------------|
| No proposed development |                      |                               |  |  |                  |



**4.15 Te Puke Office / Library**

|                                |  |                          |        |
|--------------------------------|--|--------------------------|--------|
| <b>Location</b>                | Jellicoe Street  | <b>Current Inventory</b> |        |
| <b>Reserve Classification:</b> | Local Purpose (Community Use) Reserve                          | Car park                 | Medium |
| <b>District Plan Zone</b>      | Commercial   | Library                  |        |
| <b>ID</b>                      | 1025   | Council Office           | High   |
| <b>Area</b>                    | 0.1755 Ha  | Public Toilet            | Medium |
| <b>Current State</b>           | Area office and library  | Shrub Garden             |        |
| <b>Concept Plan</b>            | No   |                          |        |
| <b>Overview</b>                | Maintain as library, area office and public toilet for Te Puke |                          |        |
| <b>Toilet Cleaning</b>         | 6 per week. Open 6am to 6pm, closed Sunday.                    |                          |        |

*Background:*

- Currently contains the local WBOP DC office, Te Puke Public Library and Public Toilet.

*Reserve Issues:*

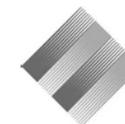
- Located central to Te Puke Town.
- Divest if a new Area office and Library is constructed at Jamieson Oval/Jubilee Park.
- Structural and fire rating issues which may require a boundary adjustment or land exchange with Hall site; potential cost \$260,000 would be cost against the sale proceeds.

*Reserve Management Policy:*

- 4.15.1 Continue to manage as Te Puke Office, Public Library and Public Toilet.
- 4.15.2 Investigate improving and/or expanding existing library as an alternative to relocation as part of the Town Centre Plan.
- 4.15.3 Generic objectives for Local Purpose Reserves and generic policies apply.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth |  |  | Preferred Timing |
|-------------------------|----------------------|-------------------------------|--|--|------------------|
| No proposed development |                      |                               |  |  |                  |





**4.16 Te Puke Small bore Rifle Club Reserve**



|                                |   |                          |       |
|--------------------------------|---|--------------------------|-------|
| <b>Location</b>                | Corner Jellicoe Street and Atuaroa Ave)     | <b>Current Inventory</b> |       |
| <b>Reserve Classification:</b> | Recreation Reserve                          | Clubroom                 | Basic |
| <b>District Plan Zone</b>      | Industrial                                  | Car park (metalled)      |       |
| <b>ID</b>                      | 186   |                          |       |
| <b>Area</b>                    | 0.1133 Ha                                   |                          |       |
| <b>Current State</b>           | Te Puke Small Bore Rifle Club lease reserve |                          |       |
| <b>Concept Plan</b>            | No  |                          |       |
| <b>Overview</b>                | Maintain as rifle club                      |                          |       |

*Background:*

- Leased to Te Puke Small Bore Rifle Club until 30 November 2015 ROR 20 years.
- Currently supports informal car park area and Small bore Rifle Club Building.
- During the June 2011 RMP Review, a submitter pointed out that the site was once used as a dog dosing strip for hydatids.

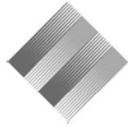
*Reserve Issues:*

- Car park area unsealed.
- Commercial appearance to reserve.

*Reserve Management Policy:*

- 4.16.1 Continue to manage for Small bore Rifle Club use until end of lease.
- 4.16.2 Generic objectives for Recreation Reserves and generic policies apply.

| Proposed Actions        | Action Cost Estimate | Renewal - Higher Std - Growth |  |  | Preferred Timing |
|-------------------------|----------------------|-------------------------------|--|--|------------------|
|                         |                      |                               |  |  |                  |
| No proposed development |                      |                               |  |  |                  |



**4.17 Te Puke War Memorial Hall**

|                               |   |                          |       |
|-------------------------------|---|--------------------------|-------|
| <b>Location</b>               | Jellicoe Street                           | <b>Current Inventory</b> |       |
| <b>Reserve Classification</b> | Local Purpose (Community) Use Reserve     | Hall                     | Basic |
| <b>District Plan Zone</b>     | Commercial                                | Car park                 |       |
| <b>ID</b>                     | 1026                                      |                          |       |
| <b>Area</b>                   | 0.1772 Ha                                 |                          |       |
| <b>Current State</b>          | Local community hall                      |                          |       |
| <b>Concept Plan</b>           | No  |                          |       |
| <b>Overview</b>               | Continue partnership with hall committee. |                          |       |

*Background:*

- Leased to the Te Puke Hall Society Incorporated expires 1 August 2026.
- Contains War Memorial Hall and sealed car park area at the rear of the building.
- Memorial courtyard located along Jellicoe Street frontage.

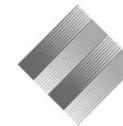
*Reserve Issues:*

- Upgrade of car park area will require an assessment of car parking and appropriate signage.
- Opportunity for specimen tree planting for shade by seating.
- Structural and fire rating issues which may require a boundary adjustment or land exchange with Area office/Library site.
- Earthquake strengthening estimated to cost \$260,000.

*Reserve Management Policy:*

- 4.17.1 Continue to manage as a community hall facility.
- 4.17.2 Continue partnership with hall committee.





- 4.17.3 Investigate and implement as appropriate specimen tree planting and groundcover planting arrangements if possible, appropriate and affordable.
- 4.17.4 Work with the Hall committee to ensure future options for development of the hall are maximised.
- 4.17.5 Generic objectives for Local Purpose Reserves and generic policies apply.

| Proposed Actions         | Action Cost Estimate | Renewal - Higher Std - Growth |  |  | Preferred Timing |
|--------------------------|----------------------|-------------------------------|--|--|------------------|
| Earthquake Strengthening | 260,000              |                               |  |  | 2014             |