

MEETING — AGENDA —

Ngā Take

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Western Bay of Plenty
District Council

OPERATIONS AND MONITORING COMMITTEE

Komiti Whakahaere



OP14
Thursday, 13 September 2018
Council Chambers
Barkes Corner, Tauranga
9.30am

Notice of Meeting No. OP14 Te Karere

Operations and Monitoring Committee Komiti Whakahaere

Thursday, 13 September 2018
Council Chambers
Barkes Corner
9.30am

His Worship the Mayor

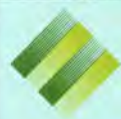
G J Webber

Councillors:

D Thwaites (Chairperson)
J Palmer (Deputy Chairperson)
G Dally
M Dean
M Lally
P Mackay
K Marsh
D Marshall
M Murray-Benge
J Scrimgeour
M Williams

Media
Staff

Miriam Taris
Chief Executive Officer
Western Bay of Plenty District Council



Western Bay of Plenty
District Council

Te Kaunihera a rohe mai i nga Kuri-a-Whareki ki Otamarakau ki te Uru

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Operations and Monitoring Committee Delegations Mangai o Te Kaunihera

Quorum:

The quorum for this meeting is six members.

Role:

Subject to compliance with Council strategies, policies, plans and legislation:

- To monitor performance and outcomes over all of Council's service functions including the following:
 - Regulatory Operations
 - Rooding Operations
 - Utilities Operations
 - Parks, Reserves, Cemeteries and other council property
 - Customer services, libraries
 - Corporate Property Operations and development
 - Sub Regional Parks
 - Operational service contracts (e.g. swimming pools, community halls)
 - Emergency Management
 - Rural Fire

General Delegations:

- To make decisions to enable and enhance service delivery performance.
- To approve operational policy including resolving operational policy matters defined as the implementation of policy.
- To resolve all operational matters as referred by Community Boards.
- To make decisions in regard to assets to implement Council's plans, policies and projects as contained in the Long Term Plan and Annual Plans.
- To monitor assets and resources required for the delivery of services.
- To monitor the implementation of Council's strategies, plans, policies and projects contained in Council's Long Term Plan and Annual Plans.
- To receive and resolve on or recommend to Council or its Committees as appropriate the reports, recommendations and minutes of the Joint Road Safety Committee and any other Joint Committee, working group or forum as directed by Council.
- To undertake on behalf of Council all processes and actions (including consultation) for the amendment of bylaw schedules relating to operational services precedent to the recommendation to Council for adoption of the amendments.

Financial Delegations:

Pursuant to Section 4(1) of the Public Bodies Contracts Act 1959, the Committee shall have the power to enter into contracts in respect of the Committee's functions to a maximum value of \$5,000,000 for any one contract, provided that the exercise of this power shall be subject to, and within the allocation of funds set aside for that purpose in the Long Term Plan, the Annual Plan and Budget or as otherwise specifically approved by Council.

To report to Council financial outcomes and recommend any changes or variations to allocated budgets.

Other:

The Committee may without confirmation by Council exercise or perform any function, power or duty relating to those matters delegated by Council in like manner, and with the same effect, as the Council could itself have exercised or performed them.

The Committee may delegate any of its functions, duties or powers to a subcommittee subject to the restrictions on its delegations and provided that any sub-delegation to subcommittees includes a statement of purpose and specification of task.

The Committee may make recommendations to Council or its Committees on any matters to achieve the outcomes required in the role of the Committee but outside its delegated authorities.

Agenda for Meeting No. OP14

Pages

**Present
In Attendance
Apologies**

Public Excluded Items

The Council may by resolution require any item of business contained in the public excluded section of the agenda to be dealt with while the public are present.

Public Forum

A period of up to 30 minutes is set aside for a public forum. Members of the public may attend to address the Committee for up to three minutes on items that fall within the delegations of the Committee provided the matters are not subject to legal proceedings, or to a process providing for the hearing of submissions. Speakers may be questioned through the Chairperson by members, but questions must be confined to obtaining information or clarification on matters raised by the speaker. The Chairperson has discretion in regard to time extensions.

Such presentations do not form part of the formal business of the meeting, a brief record will be kept of matters raised during any public forum section of the meeting with matters for action to be referred through the customer contact centre request system, while those requiring further investigation will be referred to the Chief Executive.

OP14.1	Kauri Point Reserve - Road Slip Update	8-45
	Attached is a report from the Reserves and Facilities Manager dated 30 August 2018.	
OP14.2	Wilson Park - Community Garden Lease Renewal	46-75
	Presentation from the Reserves and Facilities Manager dated 29 August 2018.	
OP14.3	Kiwi Camp Facility	76-84
	Attached is a report from the Reserves and Facilities Manager dated 3 September 2018.	

OP14.4	Sand Dune Access Coast, Access, Sand Ladders - Our Approach	
	Presentation from the Reserves and Facilities Officer	
OP14.5	Omokoroa to Tauranga Cycle Trail	85-87
	Attached is a report from the Deputy Chief Executive Officer dated 30 August 2018.	
OP14.6	Seal Extension Funding & Budget Update	88
	Attached is a report from the Deputy Chief Executive Officer dated 30 August 2018.	
OP14.7	Transportation Emergency Works Summary	89-151
	Attached is a report from the Transportation Manager dated 30 August 2018.	
OP14.8	Tahataharoa Reserve - Proposed Ownership Structure	152-157
	Attached is a report from the Deputy Chief Executive officer dated 30 August 2018.	
OP14.9	Infrastructure Services Briefing - September 2018	158-168
	Attached is a report from the Deputy Chief Executive officer dated 29 August 2018.	
OP14.10	Katikati Library	
	Presentation from the Deputy Chief Executive Officer.	
OP14.11	Omokoroa Library	
	Presentation from the Deputy Chief Executive Officer.	
OP14.12	Omokoroa Industrial Road	
	Presentation from the Deputy Chief Executive Officer.	

Local Government Official Information and Meetings Act

Exclusion of the Public

Schedule 2A

Recommendation

THAT the public be excluded from the following part of this meeting namely:

- *Infrastructure Services Briefing – September 2018 - In Confidence*

The general subject to each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under Section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

<i>General subject of each matter to be considered</i>	<i>Reason for passing this resolution in relation to each matter</i>	<i>Ground(s) under Section 48(1) for the passing of this resolution</i>
<i>Infrastructure Services Briefing –September 2018 – In Confidence</i>	<i>THAT the public conduct of the relevant part of the proceedings of the meeting would likely result in the disclosure of information for which good reason for withholding would exist.</i>	<i>For reasons previously stated on the relevant minutes.</i>

Western Bay of Plenty District Council

Operations & Monitoring Committee

Kauri Point Reserve - Road Slip Update

Purpose

To consider options and cost estimates to repair the landslip on the roadway going down to the boat ramp and jetty at Kauri Point Historic Reserve and provide direction to staff on the remediation options for the slip.

The options and cost estimates contained in the report to the Committee in September 2017 have been reviewed and updated following receipt of the survey and geotechnical information that has now been obtained.

Note that the estimates for each option are high level and subject to further investigation and final engineering design. The rates used to calculate the cost estimates have been based on other similar projects being undertaken in the region.

Recommendation

- 1. THAT the Reserve and Facilities Manager's report dated 30 August 2018 and titled Kauri Point Reserve - Road Slip Update be received.**
- 2. THAT the report relates to an issue that is considered to be of medium significance in terms of Council's Significance and Engagement Policy.**
- 3. THAT the Operations and Monitoring Committee having considered the updated options based on the Geotechnical Information, directs staff to implement the following option.**

Option:	Cost (ex GST):	Funding Source
a) Rock Buttress	\$1,528,696.00	General Rate Reserve Account
b) MSE Wall	\$2,770,976.00	General Rate Reserve Account
c) Realignment of Road	\$863,000.00	General Rate Reserve Account

Note: THAT if option a, b or c are selected, then this becomes a recommendation to Council.

- 4. THAT if option c) in item 3. above is adopted, the Committee acknowledges that there is an inherent risk of a further slope failure, given the factor of safety is below the recommended 1.5 as identified in Council's Development Code 2009.**

OR

- 5. THAT the Operations and Monitoring Committee having considered the revised cost estimates, directs staff to make the site safe for the public and close the roadway permanently to vehicular use and that a project budget of \$50,000.00 be established and funded from the District Reserves Erosion Protection Works Account.**
- 6. THAT Council may wish to undertake consultation with the Kauri Point and boating community if resolution 5 above is preferred.**



Peter Watson
Reserves and Facilities Manager

Approved



Gary Allis
Deputy Chief Executive

1. Background

Following the impact of Cyclones Debbie and Cook in April 2017, a significant slip occurred at Kauri Point Historic Reserve, which has resulted in the loss of vehicle access down to the boat ramp, toilets and historic jetty.

Staff subsequently commissioned Tonkin and Taylor Ltd.'s Geotechnical Engineers to carry out an assessment of concept options and cost estimates for landslip repairs on the roadway that provides access down to the boat ramp and jetty.

The Geotechnical Engineers report identified four options as follows;

1. Rock Buttressed Slope
2. Mechanically stabilised earth (MSE) wall
3. Realignment of roadway to cut back into existing slope
4. No repair

The Operations Committee adopted the following resolution on 14 September 2017.

On 14 Sep 2017 the Operations Committee met and resolved the following:

OP6.3 Kauri Point Reserve Road Slip

The Operations and Monitoring Committee considered a report from the Reserves and Facilities Manager dated 29 August 2017 as circulated with the agenda.

The Reserves and Facilities Manager introduced the report and spoke to a PowerPoint presentation. He introduced Maggie Gething, (Secretary, Te Kauri Village Residents and Ratepayers' Association), and Guy St John and Fern Nielsen, (both Association Members), who were in attendance.

At the Chairperson's invitation, Ms Gething advised that she had been given a mandate to represent the Association. She tabled and spoke to an item, focusing on the "likely significant, adverse effects on the environment, health, safety and recreation of local residents and the wider community" if the jetty road was not rebuilt as quickly as possible.

Ms Gething responded to a question, confirming that currently there was achievable pedestrian access to the jetty.

Staff responded to questions in relation to the reasons why the Emergency Fund could not be used in this case, reserve (not road) assets, the reserves budget, funding sources, applying Council's new Coastal Erosion Policy, potential effects to levels of service and contract variations should the road not be reinstated, and acknowledging the importance of this matter to the community and wider community.

10.19am Councillor Marsh withdraw from the meeting
 10.23am Councillor Marsh re-entered the meeting.

Following a discussion of the report, staff further responded to questions concerning potential realignment of the road; the significance of vehicle access for boat launching; a previous northern harbour boat ramp investigation; potential to relocate the toilet or rebuild; the paper road to Omni Point; coastal erosion framework allowing assessment of each case on its own merit; potentially engaging consultants; tangata whenua interests; resource consents; the need for ongoing stability of the area and the impact of weather events.

Resolved: Mayor Webber / Dally

1. *THAT the Reserve and Facilities Manager's report dated 29 August 2017 and titled 'Kauri Point Reserve - Road Slip' be received.*
2. *THAT the report relates to an issue that is considered to be of low significance in terms of Council's Significance and Engagement Policy.*
3. *THAT this matter lie on the table and staff report back to the Operations and Monitoring Committee with a full proposal (including costs), of realigning of the road at Kauri Point.*

Councillor Murray-Benge requested that her vote against the motion be recorded.

The report considered by the Committee in September 2017, identified three potential options for remediation of the landslip based on the information available at the time. There was no geotechnical data available at that time. Tonkin and Taylor Geotech Engineers have subsequently obtained an Archaeological Authority, undertaken a detailed survey of the site and undertaken three rotary cored machine boreholes and SPT testing within the boreholes.

A copy of the Geotech Engineers' detailed assessment of the road realignment option is included in the report. **Attachment A**

Of particular importance, is section 5 of the attached report, which discusses the slope stability. The overall stability of a slope is expressed as a Factor of Safety (FOS), which is a ratio of resisting forces to driving forces within a cross section of soil mass. A FOS less than 1.0 indicates that the driving forces are greater than the resisting forces which would indicate imminent failure.

In accordance with Council's Development Code 2009, slope stability analysis was carried out using a FOS of greater than 1.5 during long term static conditions with ground water at normal levels (not during heavy rainfall). A 10k per annum surcharge for vehicle loading is also taken into consideration.

Table 5.2: Summary of slope stability analysis results in the attached report, indicate that the road alignment option would achieve a factor of safety of 1.19, therefore this option will not achieve the required factor of safety of 1.5 identified in Council's Development Code.

If the road alignment option was adopted and implemented, the road would be at risk of further instability in the long term or during a heavy rain event. Staff are of the view that a factor of safety below 1.5 is an unacceptable risk to users of the road and to the return on investment, therefore this option is not recommended.

A further report dated 31 August 2018, which contains the rough order of costs based upon the geotechnical information. **Attachment B**

Kauri Point Historic Reserve is a reserve used regularly by Kauri Point residents. In the summertime, it is a popular destination point for fisherman who either use the boat launching area to launch boats and the historic jetty which enables access to the channel.

In recent times, freedom campers have used the lower carpark area, as it is an approved freedom camping site under Council's Freedom Camping Bylaw.

There have been numerous other slips that have occurred along the cliff face of Kauri Point Historic Reserve that has resulted in the walking tracks through the bush area being closed for safety reasons.

Kauri Point Historic Reserve is currently owned by the Department of Conservation with the Control and Management of the reserve vested in Council through a gazette notice. The land is also subject to Treaty Settlement legislation with the Crown looking to transfer ownership of the reserve to Ngai Te Rangī and Ngati Tamatera on a 50/50 share basis, with Council being involved through joint management of the reserve following the transfer of ownership.

There is an expectation, that Council through its powers delegated from the Crown to control and manage the reserve, will be responsible for the costs relating to the management and maintenance of the reserve.

Staff have approached DOC to ascertain if they are in a position to contribute towards the costs of repairing the slip to reopen the roadway. DOC have replied that they are not in a position to contribute any funding towards the reinstatement of the roadway.

Although the reserve is not Council owned land, the proposal to reinstate the road way has been assessed against the recently adopted 'Criteria for assessing coastal erosion responses'.

2. Significance and Engagement

The Local Government Act 2002 requires a formal assessment of the significance of matters and decisions in this report against Council's Significance and Engagement Policy. In making this formal assessment there is no intention to assess the

importance of this item to individuals, groups, or agencies within the community and it is acknowledged that all reports have a high degree of importance to those affected by Council decisions.

The Policy requires Council and its communities to identify the degree of significance attached to particular issues, proposals, assets, decisions, and activities.

In terms of the Significance and Engagement Policy this decision is considered to be of low significance because

3. Engagement, Consultation and Communication

Interested/Affected Parties	Completed/Planned Engagement/Consultation/Communication
Name of interested parties/groups	Kauri Point Ratepayers Association have been provided with updates on progress relating to the reinstatement options for the roadway. The Regional Archaeologist from Heritage NZ. An Archaeological Authority was obtained for the Geotech investigation work..
Tangata Whenua	The site has been viewed with local hapu representatives. Tangata Whenua were also involved in the Archaeological Authority application.
General Public	Signage has been erected on site closing the road to vehicular use. A media release was released not long after the event advising of the closure. Council would need to do an updated media release to reflect the decision is makes.

4. Issues and Options Assessment

Option A	
<p><i>THAT the Operations and Monitoring Committee having considered the updated options based on the Geotechnical Information, directs staff to implement the following option.</i></p>	
<i>Option:</i>	<i>Cost (ex GST):</i> <i>Funding Source</i>
<i>d) Rock Buttress</i>	<i>\$1,528,696.00</i> <i>General Rate Reserve Account</i>
<i>e) MSE Wall</i>	<i>\$2,770,976.00</i> <i>General Rate Reserve Account</i>
<i>f) Realignment of Road</i>	<i>\$863,000.00</i> <i>General Rate Reserve Account</i>
<p><i>Note: THAT if option a, b or c are selected, then this becomes a recommendation to Council.</i></p>	
<p>Assessment of option for advantages and disadvantages taking a sustainable approach.</p>	<p>Advantages;</p> <ul style="list-style-type: none"> • Vehicle access down to the boat ramp and jetty is re-established • The likely hood of further slippage is reduced but still exists • The site is safer for the public to use • Reduces boat launching pressure on other boat ramps in the upper harbour <p>Disadvantages;</p> <ul style="list-style-type: none"> • Significant unbudgeted cost • Modified archaeology
<p>Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses.</p>	<p>Significant unbudgeted cost ranging from \$1,528,696 to \$2,770,976.00 (Estimate)</p>
Option B	
<p><i>THAT the Operations and Monitoring Committee having considered the revised cost estimates, directs staff to make the site safe for the public and close the roadway permanently to vehicular use and that a project budget of \$50,000.00 be established and funded from the District Reserves Erosion Protection Works Account.</i></p>	
<p>Assessment of option for advantages and disadvantages taking a sustainable approach.</p>	<p>Advantages;</p> <ul style="list-style-type: none"> • No significant cost incurred <p>Disadvantages;</p> <ul style="list-style-type: none"> • There will be no vehicle access down to the boat ramp and jetty. • The likelihood of further slippage remains. • A safety risk for the public remains. • Increases boat launching pressure on other boat ramps in the upper harbour.

	<ul style="list-style-type: none"> Dissatisfaction from both local and visiting reserve users who would be unable to access the boat ramp by vehicle. There is no official count of boat ramp users, however, local feedback and site constraints suggests it is mainly used by locals and up to 5 vehicles at peak usage time.
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses.	\$50,000.00 would need to be set aside for permanent barricades, signage etc. in the event the roadway is closed permanently.

5. Statutory Compliance

The recommendation meets:

- Legislative requirements/legal requirements
- Current council plans/policies/bylaws
- Regional/national policies/plans

6. Funding/Budget Implications

Option No.	Option name	Total Cost (excl. GST)
A	Rock Buttress	\$1,528,696.00
B	MSE Wall	\$2,770,976.00
C	Realignment of road	\$863,000.00
D	No repair and close road	\$50,000.00

NOTE: The proposed options have been developed at a conceptual level in order to provide high-level cost estimates and to identify key option risks. The cost estimates include a 30% contingency an allowance for Professional fees for design and contract management and consenting costs.

Engineering calculations have now taken into consideration the geotechnical issues associated with the site and have been based upon current market rates relating to other projects in the region that are being managed by Council's Geotechnical Engineer Consultants.

Budget Funding Information	Relevant Detail
Budget funding options include;	
General Rate Reserve account	Current balance \$4,707,594 – subject to current commitments, which are less than \$1,000,000
District Reserves Erosion Protection Works account – 3420 008	This is funded from the Environmental Protection Rate at \$200,000 pa. In 2018/19 the majority is committed to the Omokoroa Geology Project and 1 Mile Creek.



Job No: 1002975.2000
8 June 2018

Western Bay of Plenty District Council
Private Bag 12803
Tauranga 3143

Attention: Peter Watson

Dear Peter

Kauri Point Road Realignment Option Assessment Stage 1 - Preliminary Concept Design

1 Introduction

Western Bay of Plenty District Council (WBoPDC) has engaged Tonkin & Taylor (T+T) to carry out an assessment of realigning the access road to the Kauri Point boat ramp and wharf. This report is completed in accordance with our scope of works included in our offer of service dated 6 October 2017¹.

2 Background

A landslip occurred on the access road to the Kauri Point boat ramp and wharf following heavy rainfall events in April and May 2017. T+T visited the site following the landslip and in August 2017 provided an options report². The report identified three potential options for remediation of the landslip based on information available at that time. Following receipt of the options report², the WBoPDC Operations and Monitoring Committee identified Option 3 (Realignment of the roadway) as their preferred option. This report provides further assessment of this option.

3 Proposed Remedial Option

The proposed road realignment option (Option 3) would likely involve the following;

- Trim loose material and bench landslip face for temporary access of machinery;
- Install subsoil drainage comprising perforated pipes installed laterally and discharging at the base of the slope;
- Cut in situ soil from upslope of the proposed road realignment to backfill evacuated land and form 1V:3H down slope;
- Form roadway (7 m width) and berms (2 m width) on each side of road along with a 1V:0.5H upslope batter;

¹ Tonkin & Taylor Ltd, Offer of Service, Kauri Point Road Realignment Assessment, Stage 1 – Preliminary Design, dated 6 October 2017

² Tonkin & Taylor Ltd, Kauri Point (Chelmsford Street) Landslip Repair – Concept Options Report, Kauri Point, Tauranga, dated 4 August 2017. For Western Bay of Plenty District Council (WBoPDC)

- Reinstatement road pavement and construct barrier adjacent to slope; and
- Hydroseed slopes to promote vegetation growth and reduce surface erosion.

A site plan and section of the proposed road realignment are shown in Figure 1 and 2 of Appendix A.

4 Ground and Groundwater Conditions

4.1 Published geology

The published geology³ indicates the site to be underlain by Matua Subgroup which comprises fluvial pumiceous and rhyolitic silts, sands and gravel. The Matua Subgroup is likely to be overlain by a sequence of volcanic ashes deposited by air fall. These ashes often comprise the clay-rich Hamilton Ash, pumice sands of the Rotoehu Ash, and post-Rotoehu Ashes. These form a mantling sequence of air fall volcanic ash generally between 2 m and 5 m thick that extends over much of the Tauranga region.

4.2 Project specific investigation (April 2018)

The geotechnical investigations specific to this project were carried out on 18 and 19 April 2018 and comprised:

- One rotary cored machine borehole (MH) to 20 m depth;
- Two rotary cored machine boreholes to 8 m depth; and
- SPT testing within the boreholes at 1.5 m intervals.

Borehole logs are included in Appendix B.

4.3 Ground model and groundwater

A ground model has been developed based on the project specific geotechnical investigations. Table 4.1 below provides a summary of the ground model and a Geological Section is provided within Figure 2 of Appendix A.

Table 4.1: Summary of ground model

Unit	Typical description	Surface level (m RL)	Typical thickness (m)
Younger Ash	Orange to yellow Silt and Clay	24 to 32	5 to 7
Hamilton Ash	Dark brown-orange clayey Silt	22 to 25	1 to 3
Matua Subgroup	Mixtures of Stiff Clays/Silts and Medium dense Sands	20 to 23	>25 ¹

1. Thickness indicated is to the depth of investigation.

2. Reduced level is in terms of Moturiki Datum (1953).

During drilling works on site, in April 2018, ground water levels were measured at 19.8 mRL, 28.7 mRL and 28.5 mRL within MH101, MH102 and MH103 respectively.

³ Brathwaite, R.L.; Christie, A.B. 1996 Geology of the Waihi area: part sheets T13 and U13. Scale 1:50 000 (flat map). Lower Hutt: Institute of Geological & Nuclear Sciences. Institute of Geological & Nuclear Sciences geological map 21 64 p. + 1 fold map

5 Slope Stability

5.1 Landslip mechanism and geomorphology

The landslip occurred during heavy rainfall in early April and May 2017 resulting in a circular to wedge type failure of soil beneath the access road (approximately 10 m in height and 20 m in width). The landslip face exposed younger ash deposits overlying Matua Subgroup. Saturated soils and water seepages were identified to be emanating from the landslip face following the landslip. The landslip has remained relatively stable since this event, with a small amount of regression of the headscarp.

5.2 Slope stability analysis

Slope stability analysis was carried out for a representative cross section (as shown in Figure 2) across the site utilising SlopeW software (Geostudio 2018).

The overall stability of the slope is expressed as a factor of safety (FOS), which is the ratio of resisting forces to driving forces within a cross section of soil mass. A FOS less than 1.0 indicates that the driving forces are greater than the resisting forces which would indicate imminent failure.

In line with the WBoPDC Development Code⁴, slope stability analysis has been carried out adopting a FOS criteria of greater than 1.5 during long term static conditions with groundwater at normal levels (not during heavy rainfall). Conditions for elevated ground water (FOS>1.2) and seismic stability (FOS>1.0) have not been checked in this analysis. However, they will require checking as part of any future detailed design.

The following geotechnical parameters (as shown in Table 5.1) have been adopted based on interpretation of the geotechnical investigation information in Section 4 and experience of similar soils within the Tauranga and Bay of Plenty Region.

Table 5.1: Slope stability analysis parameters

Unit	Description	Unit weight, γ , (kN/m ³)	Effective Cohesion, c' (kPa)	Effective friction angle, ϕ' (deg)
1	Younger Ash	15	2	32
2	Hamilton Ash	16	5	33
3	Matua Subgroup	16	5	32
4	Landslip Debris	15	0	26
5	Engineered Ash Fill	17	5	34

The following cases have been analysed for Section A shown in Figure 2;

- 1 Landslip initiation – Analysis of the slope profile⁵ and groundwater conditions (inferred) immediately prior to landslip initiation to understand the appropriateness of the analysis parameters adopted;
- 2 Existing site conditions – Analysis of the current slope profile⁶ of the site (March 2018) with normal groundwater conditions, to understand the current FOS for the site (following landslip initiation);

⁴ Western Bay of Plenty District Council, DS10 – Natural Hazards and Earthworks, September 2009

⁵ 2015 Lidar Data, Source: Bay of Plenty Regional Council

⁶ Harrison Grierson Consultants, Topographical Survey of Kauri Point, 12 March 2018, HG Ref: 1530-143295-01

- 3 Road realignment (Option 3) – Analysis of the proposed remedial option with normal groundwater conditions and a 10 kPa surcharge for vehicle loading to determine whether the required FOS is achieved.

The SlopeW outputs are presented in Appendix C and the analysis is summarised in Table 5.2 below.

Table 5.2: Summary of slope stability analysis results

Design Case	FOS required	FOS calculated	Comment
1. Landslip initiation – inferred stability at the time of landslip	N/A	0.90	A FOS of 0.9 at the time of landslip initiation indicates that the parameters used for this analysis are in line with what would be expected for the site.
2. Existing site conditions with long term groundwater	1.5	0.96	The required FOS of 1.5 is not met. A FOS slightly less than 1.0 indicates that some slope movement may be occurring at the site and there is potential for some regression in future. This is generally in line with observations on site.
3. Road realignment option with soil cut/fill and long term groundwater conditions	1.5	1.19	This indicates that this solution does improve the FOS. However, because the required FOS of 1.5 is not met, the road would be at risk of further instability in the long term or during a heavy rainfall event.

The analysis indicates that based on the new ground profile and geological information obtained as part of this assessment, the current option of realigning the road will not provide an adequate FOS of 1.5 in line with WBoPDC Development Code⁴. This indicates that other modifications or options should be considered as part of the remediation of the landslip. Preliminary options for consideration are provided below.

6 Consideration of Options

Based on the new information obtained as part of the assessment, the following options could be considered:

Option	Advantages	Disadvantages
A. Large Rock Buttress at Toe of slope	<ul style="list-style-type: none"> The original road location will remain with minimal cutting into the upslope bank. Design will be relatively simple compared to B. and C below. Rock material is readily available. 	<ul style="list-style-type: none"> Cost likely to be significantly higher than options C. and D. Access for placement of rock may be difficult.
B. Mechanically stabilised earth (MSE) wall	<ul style="list-style-type: none"> The current road location will remain with minimal cutting into the upslope bank. 	<ul style="list-style-type: none"> Cost likely to be significantly higher than options C. and D. A large amount of soil will need to be removed from behind the landslip headscarp. The MSE block may be prone to some settlement which will need to be considered as part of design.

Option	Advantages	Disadvantages
C. Divert road further north away from the evacuated landslide and re-vegetate evacuated and inundated area to prevent sediment runoff.	<ul style="list-style-type: none"> The road will be less prone to slope instability. The cost of this option has potential to be less than A. and B. above. 	<ul style="list-style-type: none"> More cutting/removal of soil from the site will be required which may have archaeological and environmental implications. An area for disposal of the cut soil will need to be identified. There may be health and safety risks associated with leaving an exposed slip face. Potential for continued regression of the landslide headscarp.
D. No Repair	<ul style="list-style-type: none"> Lowest cost option 	<ul style="list-style-type: none"> Vehicle access to the wharf and boat ramp will not be able to be implemented. There may be health and safety risks associated with leaving an exposed slip face.

7 Consent Considerations

7.1 Bay of Plenty Regional Plans

Whichever remedial option is selected by WBoPDC it is likely that earthworks will be required within 40 m of Mean High Water Springs (MHWS) to regrade slopes, construct a road carriageway and construct retaining or buttress structures. Therefore part of the works site may be located within the "coastal margin", as defined in the Bay of Plenty Regional Natural Resources Plan (RNRP). The permitted earthworks volume for works undertaken in the coastal margin is minor (200 m³) and so it is possible that an earthworks consent will be required under the RNRP to construct the preferred remedial option. Consent may also be required under the RNRP for clearing indigenous vegetation.

In the event that the preferred remedial option includes a subsoil drainage system with a discharge to the toe of the slope (deemed recently by the BOPRC to be a take of groundwater) above the CMA, then this will require a take and use consent under the RNRP.

New stormwater cesspits and an outfall to the CMA will be required in any new road carriageway. This new discharge would be permitted under the Bay of Plenty Regional Coastal Environment Plan (RCEP) provided the rate of discharge was less than 125 litres per second for 10 minute duration 10 % AEP storm event. The outfall itself would require a coastal permit under the RCEP.

7.2 Western Bay of Plenty District Plan

The works site is a reserve, and located within an Outstanding Landscape Feature (S8a), and the Cultural Heritage Feature.

It is likely that a land use consent will be required from the WBoPDC for earthworks within or near a Cultural Heritage Feature and possibly also for earthworks within an Outstanding Landscape Feature

7.3 Heritage New Zealand Pouhere Taonga Act

An Archaeological Authority from Heritage New Zealand (HNZ) has been obtained for the geotechnical investigation works as the area is culturally and historically important. A new Archaeological Authority may be required to construct the preferred remedial option.

7.4 Affected persons to Resource Consents

If resource consents are required, it is likely there will be affected parties to consider, including at a minimum, tangata whenua. Any resource consent application to the Bay of Plenty Regional Council for activities in the CMA will more than likely involve the tangata whenua of Tauranga Moana, and also the tangata whenua of Hauraki.

8 Conclusions and Recommendations

WBoPDC has engaged T+T to complete an assessment for the road realignment option (Option 3 in the T+T options report²) to re-establish the road access to Kauri Point boat ramp and wharf.

Ground surface profile⁶ information has been obtained and a geotechnical investigation has been completed as part of this assessment. Based on the slope stability analysis completed with this new information, the current option of road realignment (with filling of the slope to the extent indicated in our options report²) does not meet the required FOS for slope stability purposes.

The extent of works is also likely to be higher than those indicated in the initial options report² and therefore the cost estimates are also likely to be higher. A reassessment of options has been completed (in Section 6) for WBoPDC's consideration to make a decision about the most appropriate way forward for the remediation of the Kauri Point landslip.

9 Applicability

This report has been prepared for the exclusive use of our client Western Bay of Plenty District Council, with respect to the particular brief given to us and it may not be relied upon in other contexts or for any other purpose, or by any person other than our client, without our prior written agreement.

Recommendations and opinions in this report are based on data from machine boreholes. The nature and continuity of subsoil away from the boreholes are inferred and it must be appreciated that actual conditions could vary from the assumed model.

Tonkin & Taylor Ltd

Environmental and Engineering Consultants

Report prepared by:

Authorised for Tonkin & Taylor Ltd by:




.....
Guy McDougall

.....
Dave Taylor

Geotechnical Engineer

Project Director

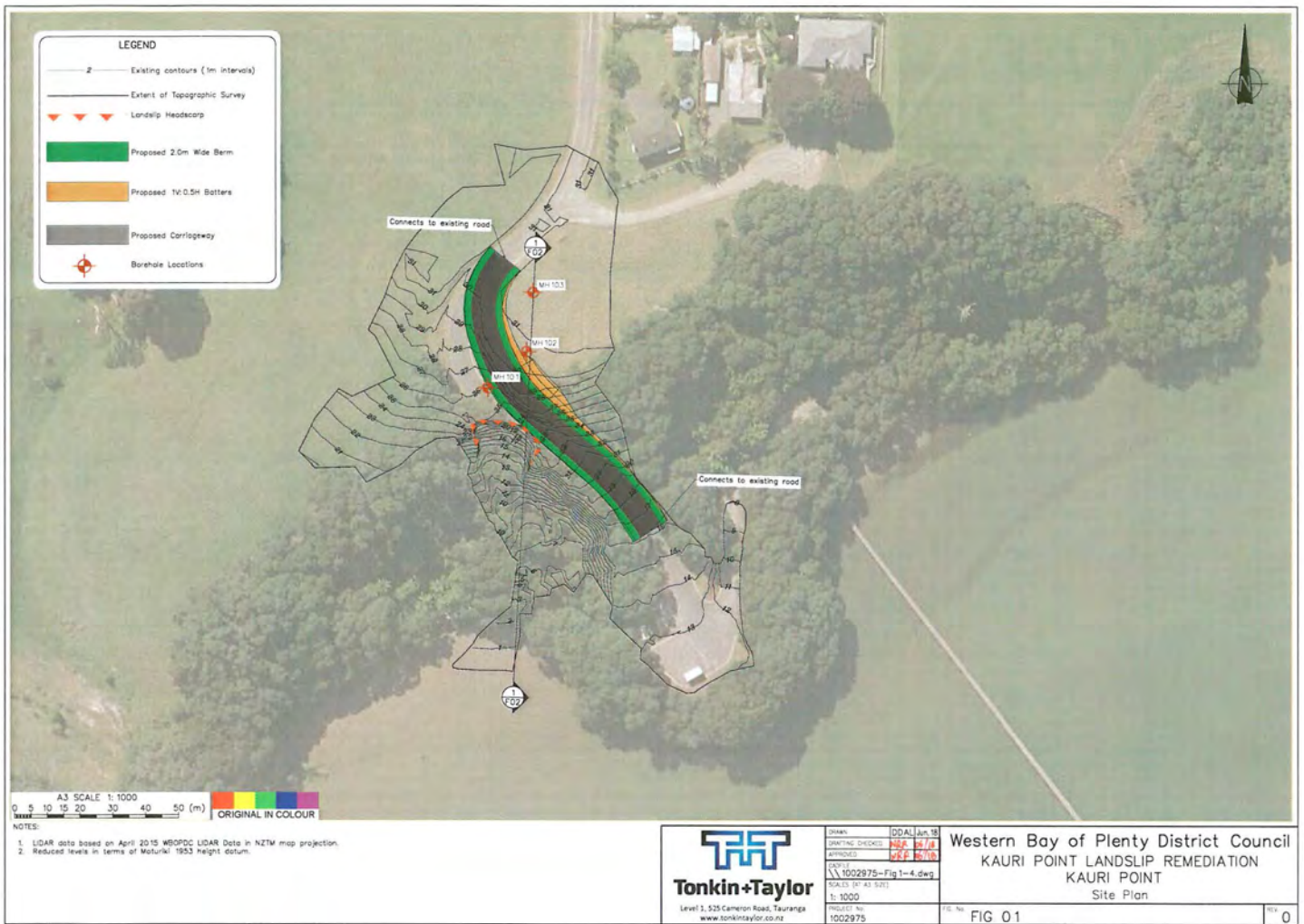
Technical Review by Craig Davanna (Senior Geotechnical Engineer)

GUMC

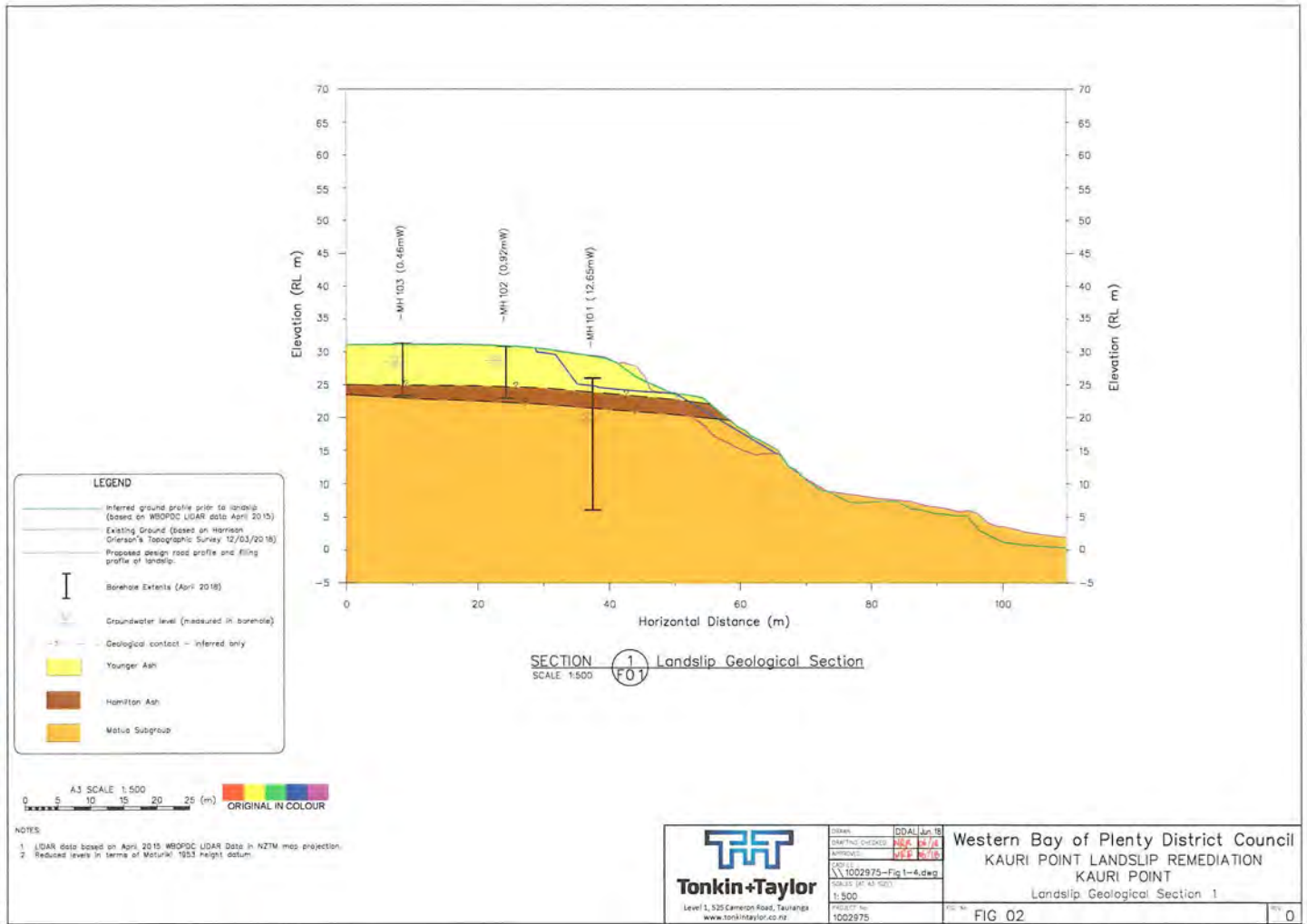
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Appendix A: Figures

- Figure 1: Site Plan
- Figure 2: Geological section



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Appendix B: Geotechnical investigation results

- Borehole Logs (MH101, MH102, MH103)



BOREHOLE LOG

BOREHOLE No.: MH101
Hole Location: Refer to test location plan
SHEET: 1 OF 6

PROJECT: Kauri point Landslip Repair	LOCATION: Chelmsford Street, Kauri Point	JOB No.: 1002975.2000
CO-ORDINATES: 5843753.49 N Local Grid 1862780.93 E	DRILL TYPE: JD2	HOLE STARTED: 18/04/2018
R.L.: 26.02m	DRILL METHOD: RC	HOLE FINISHED: 18/04/2018
DATUM: MOTUHT1953	DRILL FLUID: WATER POLY	DRILLED BY: Perry Geotech Ltd
		LOGGED BY: TASR CHECKED: GUMC

GEOLOGICAL		ENGINEERING DESCRIPTION															
GEOLOGICAL UNIT GENERIC NAME ORIGIN MATERIAL COMPOSITION	FLUID LOSS (%)	WATER	CORE RECOVERY (%)	METHOD	CASING	TESTS	SAMPLES	RL (m)	DEPTH (m)	GRAIN LOG	MOISTURE CONDITION	WEATHERING	STRENGTH/DENSITY CLASSIFICATION	SHEAR STRENGTH (kPa)	COMPRESSION STRENGTH (MPa)	EXERCISE SPACING (mm)	Description and Additional Observations
Fill			100	HQTT					0	0	M	D					Fine to medium GRAVEL, with some sand, minor silt; brownish grey. Dense; moist; well graded; gravel, subangular to subrounded; sand, fine to coarse.
	Younger Ash		100	HQTT		1/1 1/1 1/1 N=4		25	1			VSt					SILT, with some sand and gravel; brown with some dark brown mottling. Medium dense; moist; non-plastic; sand, fine to coarse, gravel, fine to medium. SILT, with minor sand; brown. Very stiff; low plasticity; moist; sand, fine. SILT, with minor sand; dark brown. Hard; low plasticity; moist; sand, fine. <i>0.75m:</i> Changes to dark orange brown <i>0.90m:</i> Changes to orange brown
			100	SPT					24	2		M-W	W	VSt			
Hamilton Ash		100	HQTT			1/0 1/0 2/1 N=4		23	3			M-W					<i>2.65m:</i> Some reddish brown mottling
		100	HQTT														Clayey SILT, with minor sand; orange brown. Very stiff; high plasticity; moist to wet; sand, fine to medium.

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
19.95m

Borelog - 4/05/2018 4:38:34 PM - Produced with Core-GS by GeiRoc

Scale 1:20

Rev: A



BOREHOLE LOG

BOREHOLE No.: MH101
Hole Location: Refer to test location plan
SHEET: 2 OF 6

PROJECT: Kauri point Landslip Repair CO-ORDINATES: 5843753.49 N Local Grid 1862780.93 E R.L.: 26.02m DATUM: MOTUHT1953	LOCATION: Chelmsford Street, Kauri Point DRILL TYPE: JD2 DRILL METHOD: RC DRILL FLUID: WATER POLY	JOB No.: 1002975.2000 HOLE STARTED: 18/04/2018 HOLE FINISHED: 18/04/2018 DRILLED BY: Perry Geotech Ltd LOGGED BY: TASR CHECKED: GUMC
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GEOLOGICAL	ENGINEERING DESCRIPTION																
GEOLOGICAL UNIT GENERIC NAME ORIGIN MATERIAL COMPOSITION	FLUID LOSS (m)	WATER	CORE RECOVERY (%)	METHOD	CASING	TESTS	SAMPLES	RL (m)	DEPTH (m)	CORING LOG	MOISTURE CONDITION	WEATHERING	STRENGTH/STIFFNESS CLASSIFICATION	SHEAR STRENGTH (kPa)	COMPRESSION STIFFNESS (MPa)	DEFLECT SPACING (mm)	Description and Additional Observations
Hamilton Ash			100	HQTT													4.00m: Minor reddish brown mottling.
			100	SPT		2/2 2/2 2/2 N=4						M	H				[CONT] Clayey SILT, with minor sand; orange brown. Very stiff; high plasticity; moist to wet; sand, fine to medium.
			100	SPT		1/0 0/1 0/0 N=1							VD				SILT, with minor clay; dark brownish red, with some light greyish brown mottling. Hard; moist; low plasticity.
			71	HQTT									H				SILT, with some gravel, minor sand; brown with dark brownish red and some black mottling. Very dense; non-plastic; moist; gravel, fine, subangular to subround; sand, fine to medium.
Matua Subgroup			22	SPT		1/0 0/1 0/0 N=1											SILT, with minor clay; dark brownish red, with some light greyish brown mottling. Hard; moist; low plasticity.
			77	SPT		1/0 0/1 0/1 N=2											Clayey SILT; light brownish yellow, with some blackish dark brown mottling. Soft; wet; non-plastic; sand, fine to coarse.
			100	HQTT									W	S			SILT, with trace sand; light brownish yellow, with dark blackish brown mottling. Soft; wet; high plasticity; sand, fine.
			77	SPT													6.90m: Changes to minor fine to coarse sand, light yellowish brown, with some blackish dark brown mottling
		77	SPT														Clayey SILT; light yellowish brown. Hard; moist; low plasticity.
		77	SPT														7.10m: Changes to very stiff.
		77	SPT														Sandy SILT; light brownish yellow, with some

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth: 19.95m

Scale 1:20

BoreLog - 4/05/2018 4:36:34 PM - Produced with Core-GS by GeRec

PROJECT: Kauri point Landslip Repair		LOCATION: Chelmsford Street, Kauri Point		JOB No.: 1002975.2000	
CO-ORDINATES: Local Grid 5843753.49 N 1862780.93 E		DRILL TYPE: JD2		HOLE STARTED: 18/04/2018	
R.L.: 26.02m		DRILL METHOD: RC		HOLE FINISHED: 18/04/2018	
DATUM: MOTUHT1953		DRILL FLUID: WATER POLY		DRILLED BY: Perry Geotech Ltd	
				LOGGED BY: TASR	
				CHECKED: GUMC	

GEOLOGICAL										ENGINEERING DESCRIPTION													
GEOLOGICAL UNIT GENERIC NAME ORIGIN MATERIAL COMPOSITION										Description and Additional Observations													
FLUID LOSS (%)	WATER	CORE RECOVERY (%)	METHOD	CASING	TESTS	SAMPLES	RL (m)	DEPTH (m)	GRAPHIC LOG	MOISTURE CONDITION	WEATHERING	STRENGTH/DENSITY CLASSIFICATION	SHEAR STRENGTH (kPa)	UNSATURATED	SATURATED	COMPRESSION STRENGTH (MPa)	UNSATURATED	SATURATED	DEFECT SPACING (mm)	1-2000	21-2000	2001-20000	
		100	HQTT						[Graphic Log]														blackish dark brown mottling. Soft; saturated; non-plastic; sand, fine to coarse.
		100	SPT		1/0 0/0 0/0 N=0		17	9	[Graphic Log]														Fine to coarse SAND; blackish dark brown. Dense; saturated; well graded; poorly cemented.
		100	HQTT						[Graphic Log]														Clayey SILT; blackish dark brown, with some dark brown and light yellowish brown mottling. Hard; moist; low plasticity.
		100	SPT		0/0 0/0 0/0 N=0				[Graphic Log]														Clayey SILT; light yellowish brown. Stiff; moist; low plasticity.
		100	HQTT						[Graphic Log]														Silty CLAY; light brownish yellow, with some dark brown mottling. Firm; wet; low plasticity.
		100	SPT						[Graphic Log]														10.10m: Changes to light yellowish brown. 10.15m: 70mm lens of fine gravel.
		100	HQTT						[Graphic Log]														10.40m: Changes to light brownish yellow, with some blackish dark brown mottling.
		100	SPT						[Graphic Log]														

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
19.95m



ATTACHMENT A BOREHOLE LOG

BOREHOLE No.: **MH101**
 Hole Location: Refer to test location plan
 SHEET: 4 OF 6

PROJECT: Kauri point Landslip Repair	LOCATION: Chelmsford Street, Kauri Point	JOB No.: 1002975.2000
CO-ORDINATES: 5843753.49 N Local Grid 1862780.93 E	DRILL TYPE: JD2	HOLE STARTED: 18/04/2018
R.L.: 26.02m	DRILL METHOD: RC	HOLE FINISHED: 18/04/2018
DATUM: MOTUHT1953	DRILL FLUID: WATER POLY	DRILLED BY: Perry Geotech Ltd
		LOGGED BY: TASR CHECKED: GUMC

GEOLOGICAL				ENGINEERING DESCRIPTION										
GENERIC NAME	ORIGIN	MATERIAL COMPOSITION	TESTS	SAMPLES	RL (m)	DEPTH (m)	SPRINKLE	MOISTURE CONDITION	WEATHERING	STRENGTH CLASSIFICATION	UNSATURATED SHEAR STRENGTH (kPa)	COMPRESSION STRENGTH (kPa)	DEFECT SPACING (mm)	Description and Additional Observations
Matua Subgroup			0/0 0/0 0/0 N=0											[CONT] Silty CLAY; light brownish yellow, with some dark brown mottling. Firm; wet; low plasticity.
			0/0 0/0 0/0 N=0											12.20m: Changes to light yellowish brown, with some blackish dark brown mottling.
			0/0 0/0 0/0 N=0											13.95m: Trace fine sand.
			0/0 0/0 0/0 N=0											14.70m: Some fine gravel.
			0/0 0/0 0/0 N=0											Clayey SILT, with minor sand; light pinkish yellow, with some pinkish red mottling. Soft; saturated; high plasticity; sand, fine.

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
19.95m

BoreLog - 4/05/2018 4:36:34 PM - Produced with Core-GS by GeRec

Scale 1:20

Rev. A



ATTACHMENT A BOREHOLE LOG

BOREHOLE No.: **MH101**
 Hole Location: Refer to test location plan
 SHEET: 5 OF 6

PROJECT: Kauri point Landslip Repair	LOCATION: Chelmsford Street, Kauri Point	JOB No.: 1002975.2000
CO-ORDINATES: 5843753.49 N Local Grid 1862780.93 E	DRILL TYPE: JD2	HOLE STARTED: 18/04/2018
R.L.: 26.02m	DRILL METHOD: RC	HOLE FINISHED: 18/04/2018
DATUM: MOTUHT1953	DRILL FLUID: WATER POLY	DRILLED BY: Perry Geotech Ltd
		LOGGED BY: TASR CHECKED: GUMC

GEOLOGICAL				ENGINEERING DESCRIPTION												
GEOLOGICAL UNIT GENERIC NAME ORIGIN MATERIAL COMPOSITION	FLUID LOSS (%)	WATER	CORE RECOVERY (%)	METHOD	CASING	TESTS	SAMPLES	RL (m)	DEPTH (m)	GRAPHIC LOG	MOISTURE / WEATHERING CONDITION	STRENGTH/INTENSITY CLASSIFICATION	SHEAR STRENGTH (kPa)	COMPRESSION STRENGTH (kPa)	DEFECT BRACKING (cm)	Description and Additional Observations
Matua Subgroup			100	HQTT		0/0 1/1 1/1 N=4			1	SAND	S	L				Silty, fine to coarse SAND; light orange brown, with blackish dark brown mottling. Loose; saturated; well graded.
			100	SPT					9	SAND	W	SI				Clayey SILT, with minor sand; light pinkish yellow, with some dark brown and blackish dark brown mottling. Stiff; wet; low plasticity; sand, fine to coarse.
			95	HQTT					17	SAND						Clayey SILT, with trace sand; light brownish grey, with some pinkish red and blackish dark brown mottling. Stiff; wet; high plasticity; sand, fine (Ignimbrite).
			100	SPT			0/1 0/0 0/1 N=1		8	SAND						
			20	SPT		0/0 0/0 0/0 N=0			7	SAND		VSI				18.45m: Changes to very stiff.
										SAND						End of borehole at 19.95 mbl.

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
19.95m

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Scale 1:20

Rev. A



BOREHOLE LOG

BOREHOLE No.: **MH102**
 Hole Location: Refer to test location plan
 SHEET: 1 OF 3

PROJECT: Kauri point Landslip Repair				LOCATION: Chelmsford Street, Kauri Point				JOB No.: 1002975.2000						
CO-ORDINATES: 5843763.59 N Local Grid 1862793.20 E				DRILL TYPE: JD2				HOLE STARTED: 19/04/2018						
R.L.: 30.86m				DRILL METHOD: RC				HOLE FINISHED: 19/04/2018						
DATUM: MOTUHT1953				DRILL FLUID: WATER POLY				DRILLED BY: Perry Geotech Ltd						
				LOGGED BY: TASR				CHECKED: GUMC						
GEOLOGICAL				ENGINEERING DESCRIPTION										
GEOLOGICAL UNIT GENERIC NAME ORIGIN MATERIAL COMPOSITION	FLUID LOSS (%)	CORE RECOVERY (%)	TESTS	SAMPLES	RL (m)	DEPTH (m)	QUANTITY	MOISTURE CONDITION	WEATHERING	STRENGTH CLASSIFICATION	SHEAR STRENGTH (kPa)	COMPRESSION STRENGTH (MPa)	DEFECT SPACING (mm)	Description and Additional Observations
Fill	WATER	100	HQTT					M	T					SILT, with some rootlets; blackish dark brown, with white specks. Firm; moist; low plasticity; glassy specks.
								D-M	SI					SILT, with minor sand; light yellowish brown. Stiff, dry to moist; non-plastic, friable; sand; fine; glassy specks.
Younger Ash	19/04/2018	100	SPT	0/1 0/1 1/0 N=2		29								Silty CLAY; light orange brown. Hard; moist; high plasticity; glassy specks.
														2.40m. Changes to very stiff.
		100	HQTT			28				VSt				
		100	SPT	1/0 0/0 1/0 N=1		27				W	S			Silty CLAY, with trace sand; yellowish brown, with some dark brown streaking and orange brown mottling. Soft; wet; high plasticity; sand, fine.
		90	HQTT			27								

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
7.95m

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BOREHOLE LOG

BOREHOLE No.: MH102
Hole Location: Refer to test location plan
SHEET: 2 OF 3

PROJECT: Kauri point Landslip Repair		LOCATION: Chelmsford Street, Kauri Point		JOB No.: 1002975.2000	
CO-ORDINATES: Local Grid 5843763.59 N 1862793.20 E		DRILL TYPE: JD2		HOLE STARTED: 19/04/2018	
R.L.: 30.86m		DRILL METHOD: RC		HOLE FINISHED: 19/04/2018	
DATUM: MOTUHT1953		DRILL FLUID: WATER POLY		DRILLED BY: Perry Geotech Ltd	
				LOGGED BY: TASR	
				CHECKED: GUMC	

GEOLOGICAL		ENGINEERING DESCRIPTION														
GEOLOGICAL UNIT GENERIC NAME DRIFTS MATERIAL COMPOSITION	FLUID LOSS (N)	WATER	CORE RECOVERY (N)	METHOD	CASING	TESTS	SAMPLES	RL (m)	DEPTH (m)	GRANIC LOG	MOISTURE / WEATHERING CONDITION	STRENGTH / DENSITY CLASSIFICATION	SHEAR STRENGTH (kPa)	COMPRESSION STRENGTH (kPa)	DEFECT SPACING (mm)	Description and Additional Observations
Younger Ash			100	HQTT		1/0 0/1 0/0 N=1	[Sample]	26	5	[Log]						[CONT] Silty CLAY, with trace sand; yellowish brown, with some dark brown streaking and orange brown mottling. Soft; wet; high plasticity; sand, fine.
			100	HQTT		1/1 1/2 1/1 N=5	[Sample]	25	6	[Log]	M	H				5.20m: Changes to light yellowish brown.
Hamilton Ash			100	SPT		1/1 0/0 0/0 N=0	[Sample]	24	7	[Log]	W	F				Silty CLAY, with trace gravel; greyish brown, with some reddish brown mottling. Hard; moist; high plasticity; gravel, fine; rounded; completely weathered. (reddish brown/ brownish red inclusions are completely weathered gravel fragments).
			100	SPT		1/0 0/0 0/0 N=0	[Sample]	23		[Log]	W	F				6.35m: 100mm lens of Silty, fine to medium SAND; light pinkish brown. Very loose; wet; poorly graded; pumice sand 6.74m: 100mm thick layer of blackish dark brown gravel; angular; completely weathered.
																Silty CLAY; light grey, with brownish red layers. Hard; moist; high plasticity.
																Clayey SILT, with trace sand; light brownish yellow. Firm; wet; low plasticity;
															End of borehole at 7.95 mbgl.	

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
7.95m
Scale 1:20

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BOREHOLE LOG

BOREHOLE No.: **MH103**
 Hole Location: Refer to test location plan
 SHEET: 2 OF 3

PROJECT: Kauri point Landslip Repair	LOCATION: Chelmsford Street, Kauri Point	JOB No.: 1002975.2000
CO-ORDINATES: 5843782.37 N Local Grid 1862794.65 E	DRILL TYPE: JD2	HOLE STARTED: 19/04/2018
R.L.: 31.29m	DRILL METHOD: RC	HOLE FINISHED: 19/04/2018
DATUM: MOTUHT1953	DRILL FLUID: WATER POLY	DRILLED BY: Perry Geotech Ltd
		LOGGED BY: TASR CHECKED: GUMC

GEOLOGICAL				ENGINEERING DESCRIPTION														
GEOLOGICAL UNIT GENERIC NAME ORIGIN MATERIAL COMPOSITION	FLUID LOSS (%)	WATER	CORE RECOVERY (%)	METHOD	CASING	TESTS	SAMPLES	DEPTH (m)	DEPTH (ft)	GRANULE LOG	MOISTURE CONDITION	WEATHERING	STRENGTHENMENT CLASSIFICATION	SHELL STRENGTH (kPa)	COMPRESSION STRENGTH (kPa)	DEFECT SPACING (mm)	Description and Additional Observations	
Matua Subgroup			100	HQTT		1/0 1/0 1/0 N=2		27		x							[CONT] Silty CLAY; light brownish yellow, with some dark brown mottling. Very stiff; moist; high plasticity.	
			100	SPT						x		W	St				Silty CLAY, with trace sand; light yellowish brown. Stiff; wet; high plasticity; sand, fine.	
			100	HQTT				5		x								
			100	SPT			0/0 0/0 0/0 N=0		26		x							
		100	HQTT					25		x								
		100	SPT					24		x								Silty CLAY, with trace sand; light yellowish grey. Very stiff; moist; high plasticity; sand, fine.
		100	HQTT					7		x		M	VSt				Clayey SILT, with some sand; light grey, with some dark brown mottling. Very stiff; moist; high plasticity; sand, fine to medium.	
		100	SPT			0/1 0/0 0/0 N=0				x							Silty CLAY; light purplish grey, with some dark brown mottling. Very stiff; moist; high plasticity.	
										x							End of borehole at 7.95 mbgl.	

COMMENTS: Groundwater level measured by driller immediately after drilling.

Hole Depth
7.95m

BoreLog - 4/05/2018 4:38:35 PM - Produced with Core-GS by GeiRac




Scale 1:20

Rev A

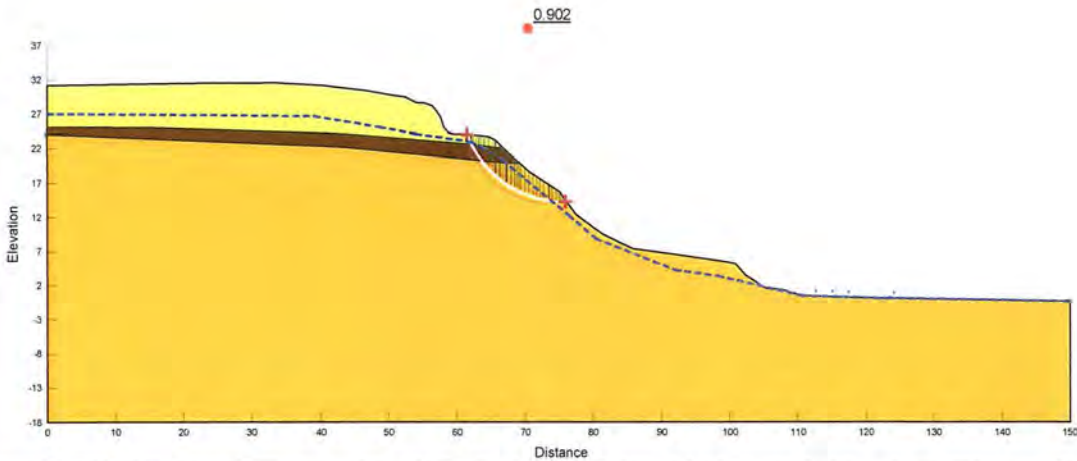
Appendix C: Slope stability analysis results


Analysis Notes:

1. Name: 1.Section 2 - Back Analysis - Single Entry Exit
2. Method: Morgenstern-Price
3. Direction of movement: Left to Right
4. Slip Surface Option: Entry and Exit
5. PWP Conditions Source: Piezometric Line
6. Optimization: No
7. Tension Crack Option: None
8. F of S Calculation Option: Constant
9. Horz Seismic Load:

Color	Name	Model	Unit Weight (kN/m ³)	Cohesion (kPa)	Phi (°)	Phi-B (°)	Piezometric Line
	Hamilton Ash	Mohr-Coulomb	16	5	33	0	1
	Matua Subgroup	Mohr-Coulomb	16	5	32	0	1
	Younger Ash	Mohr-Coulomb	15	2	32	0	1

Factor of Safety
 ≤ 0.500 - 1.000
 1.000 - 1.500
 ≥ 1.500







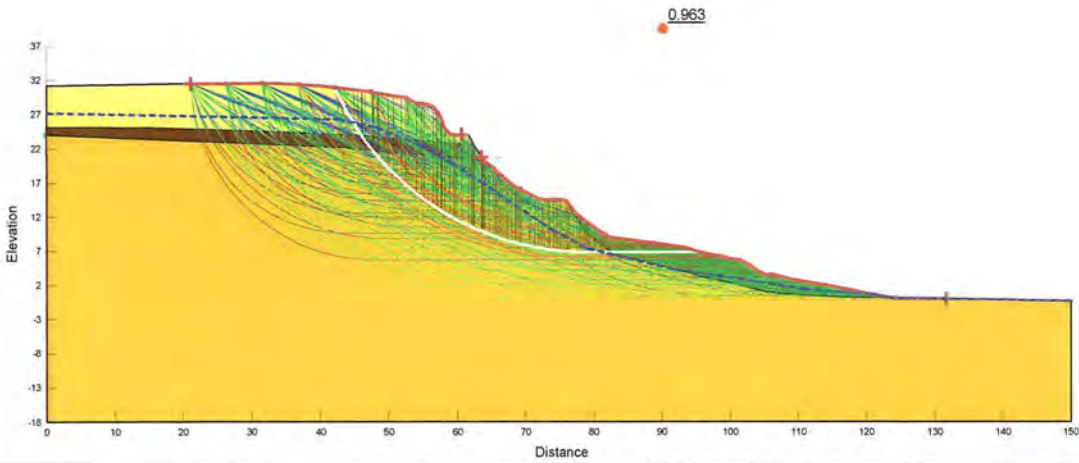
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	Analysis: 1.Section 2 - Back Analysis - Single Entry Exit		Analysed by: GUMC
	Comments:	Scale: 1:750 @ A4	Checked by: CDAV


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Analysis Notes:

1. Name: 2.Section 2 - Existing
2. Method: Morgenstem-Price
3. Direction of movement: Left to Right
4. Slip Surface Option: Entry and Exit
5. PWP Conditions Source: Piezometric Line
6. Optimization: No
7. Tension Crack Option: None
8. F of S Calculation Option: Constant
9. Horz Seismic Load:

Color	Name	Model	Unit Weight (kN/m ³)	Cohesion (kPa)	Phi (°)	Phi-B (°)	Piezometric Line
	Hamilton Ash	Mohr-Coulomb	16	5	33	0	1
	Landslip Debris	Mohr-Coulomb	15	0	26	0	1
	Matua Subgroup	Mohr-Coulomb	16	5	32	0	1
	Younger Ash	Mohr-Coulomb	15	2	32	0	1

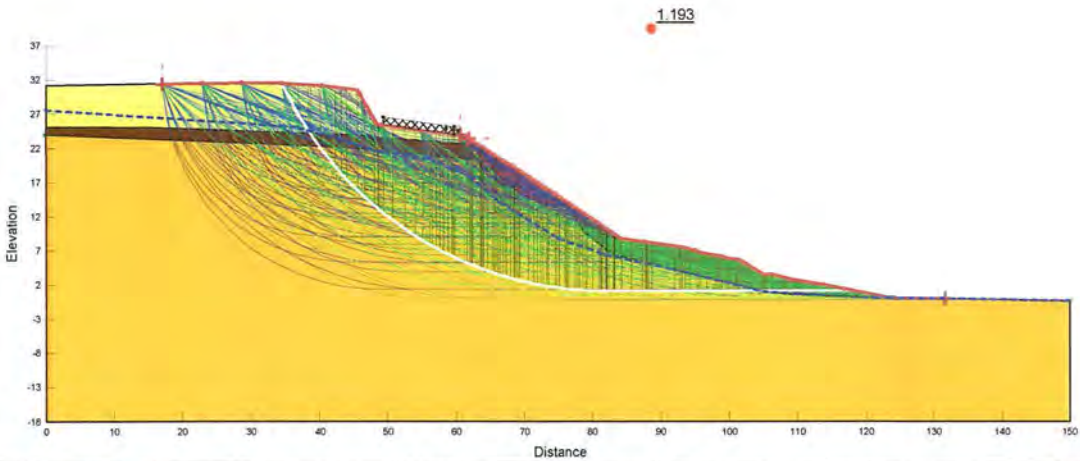



	Title: Section_A_Surveyed_v2.gsz		Project: Kauri Point
	Analysis: 2.Section 2 - Existing		Analysed by: GUMC
	Comments:	Scale: 1:750 @ A4	Checked by: CDAV

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- Analysis Notes:
1. Name: 3.Section 2 - Cut/Fill Soil - Long Term
 2. Method: Morgenstem-Price
 3. Direction of movement: Left to Right
 4. Slip Surface Option: Entry and Exit
 5. PWP Conditions Source: Piezometric Line
 6. Optimization: No
 7. Tension Crack Option: None
 8. F of S Calculation Option: Constant
 9. Horz Seismic Load:

Color	Name	Model	Unit Weight (kN/m ³)	Cohesion (kPa)	Phi (°)	Phi-B (°)	Piezometric Line
	Engineered Ash Fill	Mohr-Coulomb	17	5	34	0	1
	Hamilton Ash	Mohr-Coulomb	16	5	33	0	1
	Landslip Debris	Mohr-Coulomb	15	0	26	0	1
	Matua Subgroup	Mohr-Coulomb	16	5	32	0	1
	Younger Ash	Mohr-Coulomb	15	2	32	0	1



	Title: Section A_Surveyed_v2.gsz		Project: Kauri Point
	Analysis: 3.Section 2 - Cut/Fill Soil - Long Term		Analysed by: GUMC
	Comments:	Scale: 1:750 @ A4	Checked by: CDAV

Directory: T:\Tauranga\Projects\1002975\1002975.2000\WorkingMaterial\3_Geotechnical\2_Design and Analysis\2_Slope Stability\20180426\



Job No: 1002975.2000
31 August 2018

Western Bay of Plenty District Council
Private Bag 12803
Tauranga 3143

Attention: Peter Watson

Dear Peter

Kauri Point Road Updated Rough Order Cost Estimate

1 Introduction

Western Bay of Plenty District Council (WBOPDC) has engaged Tonkin & Taylor (T+T) to carry out an assessment of options to reinstate the access road to the Kauri Point boat ramp and wharf. T+T has previously issued two reports for this project, the first dated 4 August 2017 presented concept options for the repair based on site observation and limited measurements. Following this report WBOPDC selected the option of realigning the road to the north of the slip scarp (Option 3 of the report) to progress to further assessment including site investigation, topographical survey and slope stability analysis.

We issued our second report dated 8 June 2018 detailing this further assessment. The report concluded that WBOPDC's preferred remedial option does not meet the WBOPDC Development Code requirement for slope stability factor of safety. The report suggested WBOPDC may wish to consider the following two options for repair of the road:

- 1 Construct a rock buttress at the toe of the slope
- 2 Construct a mechanically stabilised earth wall below the road

We have undertaken high level designs for these two options which meet the WBOPDC Development Code requirement for slope stability factor of safety.

As per your request, attached are rough order cost estimates for these two options and the road realignment option.

For the reasons stated above we do not recommend construction of the road realignment option. Additionally, this design has significant archaeological and ecological challenges.

2 Development of Rough Order Cost Estimates

2.1 Sizing of remedial measures

High level designs for each option have been produced in order to assess quantities to be used in the rough order cost estimate.

2.2 Assessment of construction costs

Estimated rates for each component of the designs have been developed using rates submitted by contractors tendering for construction projects administered by T+T in the last 2 years.

Rough order cost estimates for each option were produced by combining the cost of each construction component.

2.3 Preliminary and General Costs

Construction preliminary and general costs are associated with contractor's establishment on site, health and safety obligations and administration costs. Based on our previous experience with construction projects an allowance of 20% of the construction cost estimate has been added to the replacement cost estimate of each asset to allow for preliminary and general costs.

An additional \$50,000 has been added to the Preliminary and General costs for the rock buttress option to allow for mobilisation of a large excavator to the base of the slip. We have assumed the excavator will be mobilised by barge and tracked across the debris at the base of the slip. We have not allowed for an excavator to be mobilised to the base of the slip for the MSE wall and road realignment options as we have assumed this work will be undertaken by a smaller excavator lowered from above the slip.

2.4 Contingency

A contingency of 30% has been added to the rough order cost estimate for each option as these are high level concept designs which may be subject to changes and additions during the detailed design process.

2.5 Rough Order Cost Estimates

A summary of the attached rough order cost estimate is as follows:

Option	Rough Order Cost Estimate (rounded)
Rock Buttress	\$1,529,000
MSE Wall	\$2,771,000
Road Realignment	\$863,000

3 Increases to Rough Order Cost Estimates

The attached rough order cost estimates are higher than those provided for these options in our report dated 4 August 2017. This is due to the following reasons:

- The quantities used in our 4 August 2017 cost estimates were based on quantities estimated from a site walkover and limited site measurements. The current cost estimates are based on a topographical survey of the site. A number of the quantities have increased significantly as a result.
- Following our site geotechnical investigation we now have a better understanding of the site soil properties. This has led to an increase in the size and extent of the rock buttress and MSE wall options. Additionally, for the road realignment option, our assessment of the quantity of material from the road excavation suitable for reuse has decreased. This has both increased the quantity of material to be disposed offsite and to be imported.

4 Applicability

This report has been prepared for the exclusive use of our client Western Bay of Plenty District Council, with respect to the particular brief given to us and it may not be relied upon in other contexts or for any other purpose, or by any person other than our client, without our prior written agreement.

Tonkin & Taylor Ltd

Environmental and Engineering Consultants

Report prepared by:

Authorised for Tonkin & Taylor Ltd by:



Nick Russ

Civil Engineer



Dave Taylor

Project Director

NRR

p:\1002975\1002975.2000\workingmaterial\2_civil and roading\updated roc\20180830.nrr.updated roc letter.docx

Appendix A: Updated Rough Order Cost Estimates

Rock Buttress

High Level Construction Cost Estimate

Item	Description	Quantity	Unit	Rate	Amount
1.0	Preliminary and General (20% + \$50,000 machinery mobilisation to base of slip)				
	Subtotal for Preliminary and General (20% + \$50,000 machinery mobilisation to base of slip)				\$ 229,320.00
2.0	Rock Buttress				
2.1	Supply and place rock fill to form buttress	7800	cu.m	\$ 100.00	\$ 780,000.00
	Subtotal for Rock Buttress				\$ 780,000.00
3.0	Road Realignment				
3.1	Cut to waste to realign road	2000	cu.m	\$ 25.00	\$ 50,000.00
3.2	Road subbase (150mm GAP 65)	800	sq.m	\$ 20.00	\$ 16,000.00
3.3	Road Basecourse (150mm AP40)	800	sq.m	\$ 22.00	\$ 17,600.00
3.4	Road chip seal (2 coat Grade 4 and 6)	800	sq.m	\$ 10.00	\$ 8,000.00
3.5	Drainage, guardrail and other miscellaneous items (Provisional)	1	LS	\$ 25,000.00	\$ 25,000.00
	Subtotal for Road Realignment				\$ 116,600.00
	Construction Total				\$ 1,125,920.00
4.0	Professional Fees				\$ 50,000.00
	Contingency (30%)				\$ 352,776.00
	Total				\$ 1,528,696.00

MSE Wall

High Level Construction Cost Estimate

Item	Description	Quantity	Unit	Rate	Amount
1.0	Preliminary and General (20%)				
	Subtotal for Preliminary and General (20%)				\$ 346,920.00
2.0	MSE Wall				
2.1	Cut to bench slope and place at toe	8500	cu.m	\$ 20.00	\$ 170,000.00
2.2	Supply and place geotextile over bench	2600	sq.m	\$ 10.00	\$ 26,000.00
2.3	Supply and place granular fill to form MSE wall	13000	cu.m	\$ 100.00	\$ 1,300,000.00
2.4	Supply and place RE510 Geogrid	10000	sq.m	\$ 10.00	\$ 100,000.00
2.5	MSE wall facing - Topsoil filled hesian bags	1200	sq.m	\$ 60.00	\$ 72,000.00
	Subtotal for MSE Wall				\$ 1,668,000.00
3.0	Road Reinstatement				
3.1	Road subbase (150mm GAP 65)	800	sq.m	\$ 20.00	\$ 16,000.00
3.2	Road Basecourse (150mm AP40)	800	sq.m	\$ 22.00	\$ 17,600.00
3.3	Road chip seal (2 coat Grade 4 and 6)	800	sq.m	\$ 10.00	\$ 8,000.00
3.4	Drainage, guardrail and other miscellaneous items (Provisional)	1	LS	\$ 25,000.00	\$ 25,000.00
	Subtotal for Road Reinstatement				\$ 66,600.00
	Construction Total				\$ 2,081,520.00
4.0	Professional Fees				\$ 50,000.00
	Contingency (30%)				\$ 639,456.00
	Total				\$ 2,770,976.00

Road Realignment

High Level Construction Cost Estimate

Item	Description	Quantity	Unit	Rate	Amount
1.0	Preliminary and General (20%)				
	Subtotal for Preliminary and General (20%)				\$ 102,320.00
2.0	Road Realignment				
2.1	Cut to waste to realign road	1000	cu.m	\$ 25.00	\$ 25,000.00
2.2	Cut to fill to realign road	1000	cu.m	\$ 35.00	\$ 35,000.00
2.3	Import fill to form fill buttress	5500	cu.m	\$ 70.00	\$ 385,000.00
2.2	Road subbase (150mm GAP 65)	800	sq.m	\$ 20.00	\$ 16,000.00
2.3	Road Basecourse (150mm AP40)	800	sq.m	\$ 22.00	\$ 17,600.00
2.4	Road chip seal (2 coat Grade 4 and 6)	800	sq.m	\$ 10.00	\$ 8,000.00
2.5	Drainage, guardrail and other miscellaneous items (Provisional)	1	LS	\$ 25,000.00	\$ 25,000.00
	Subtotal for Road Realignment				\$ 511,600.00
	Construction Total				\$ 613,920.00
4.0	Professional Fees				\$ 50,000.00
	Contingency (30%)				\$ 199,176.00
	Total				\$ 863,096.00

Western Bay of Plenty District Council

Operations and Monitoring Committee

Wilson Park - Community Garden Lease Renewal

Purpose

The purpose of this report is to consider a request from the Waihi Beach Community Garden Group to implement a number of initiatives relating to the existing community garden in Wilson Park, and to seek direction from the Committee as to its support or otherwise to the proposed initiatives.

The report also requires consideration of a petition that Council received earlier this year that relates to the Community Garden.

The Community Garden lease is currently up for renewal, therefore given the intent of the Community Garden Group and the opposing intent of the petition, the Committee is asked to make a determination as to whether or not it wishes to renew the Community Garden lease.

Recommendation


- 1. THAT the Reserves and Facilities Manager's report dated 29 August 2018 and titled Wilson Park- Community Garden Lease Renewal be received.**
- 2. THAT the report relates to an issue that is considered to be of low significance in terms of Council's Significance and Engagement Policy.**
- 3. THAT the Committee AGREES/DOES NOT AGREE to renew the existing lease for a further five years.**
- 4. THAT subject to item 3 above, if the Committee agrees to renew the existing lease, then approval be granted to proceed with the proposed garden initiatives suggested by the Community Garden Group (Attachment A) or;**
- 5. THAT subject to item 3 above, if the lease is not renewed that the Lessee be terminated and the Lessee is required to reinstate the lease area in accordance with clause 21.4 of the lease dated 3 August 2015.**
- 6. THAT the petition organiser be provided a copy of the Committee's adopted resolution.**

Date: 29 August 2018
Subject: Wilson Park – Community Garden Lease Renewal

Open Session



Peter Watson
Reserves and Facilities Manager



Approved

Gary Allis
Deputy Chief Executive Officer

1. Background

Council has received a request from the Waihi Beach Community Garden Group to implement a number of initiatives relating to the existing community garden in Wilson Park. **Attachment A**

Council has also received a petition about the community gardens in Wilson Park. **Attachment B**

By way of background, in December 2014 the Operations & Monitoring Committee considered a report for the establishment of a community garden in Wilson Park, Waihi Beach. The initial area identified for the Community Garden was approximately 850sqm to be developed in stages. **Attachment C**

Public consultation was undertaken over the busy holiday period. The three submissions received supported the concept of community gardens, but opposed the location of the gardens, in particular the proposed stage two area.

The Reserves and Facilities Manager met with the two of the submitters and representatives of the Community Garden Group to discuss the issues they had raised.

Following discussion with the submitters, it was agreed to abandon the proposed stage two area, primarily due to it being in a floodable area, and to extend stage one area along the toe of the slope. **Attachment D**

The Community Gardens representatives agreed to extend the stage one area and delete the original proposed stage two area. This resulted in a reduction of area of approximately 200sqm in area.

At it's meeting on 26 February 2015, Council considered the submissions received and the changed area to be leased and resolved to grant a lease for the community garden to be established. **Attachment E**

The community garden is established in accordance with Council's resolution and it's Policy for Community Gardens. **Attachment F**

The policy contains provision for Council to terminate the lease with sufficient notice, if the land is required for another purpose or not maintained to an acceptable standard. At this point in time the land is not required by Council for another use.

The petition requests that Council does not make any more changes to Wilson Park without carrying out proper consultation with residents and ratepayers, and to consider not renewing the orchard lease, which is currently up for renewal.

Council has followed due process under the Reserves Act 1977 and its Community Garden Policy when allowing the community to establish the garden, which includes fruit and nut tree planting.

The Reserves and Facilities Manager has recently meet on site with representatives of the Community Garden Group to discuss the concerns raised by the petition organiser. The site inspection revealed that some of the old kiwifruit boxes had fallen into a state of despair. As per the policy, the Community Garden group must be given a reasonable time within which to meet any conditions relating to tidying the lease area up. It was agreed at the meeting that the kiwifruit boxes would be removed and the soil spread out within the lease area. The group has subsequently arranged for this to occur.

The petition suggests that the fruit trees that have been planted in the lease area in accordance with the Community Gardens Policy, are effectively a 'private orchard'. The trees are planted on public reserve land as part of a community garden, therefore the fruit is available as intended by the Community Gardens policy. Similar community gardens and fruit trees have been established and operated successfully in Katikati and Te Puke.

There was one submission (no.174) to the Draft Katikati / Waihi Beach Ward Reserve Management Plan that was recently put out for public consultation. The submission received was from The Western Ward Residents and Ratepayers Association who state the following:

3 The Private Orchard

*On 8 January 2015, Council advertised that they proposed to lease two areas totalling 650sqm in Wilson Park for a "Community Garden". There were objections to the location of one of these areas and subsequently a lease was granted over an area of 630sqm, only about 10sqm of which was coincident with the advertised area. The change in location was never advertised. Almost all of the reasons given why a community garden would be good for ratepayers have not been fulfilled. It now appears to be more a private orchard than a community garden. It has overflowed the boundaries of the lease, it is blocking a swale designed to provide drainage in the park and it extends out into the open space making it an eyesore. The twenty five kiwifruit bins are rotting and spilling their contents into the park and bark has been dumped in the vicinity. **If the lease is terminated now the trees could be relocated to a more suitable venue such as adjacent to the Community Centre or in Plunket Park.***

Staff are of the view that due process was followed at the time the lease was established. The intent of the advertising was to seek public feedback on the principle of a community garden being established in Wilson Park. The actual area advertised being 850sqm was reduced during the process by 220sqm down to 630sqm following agreement with the submitters to the process at the time. The relocation of the proposed lease area to that shown on attachment D, was approved by Council as the administrating body for the reserve.

The issue raised in the above submission about the kiwifruit bins has effectively been resolved, with the Community Garden Group agreeing to remove the bins.

The planting of the fruit trees is in accordance with section 4 of the Community Gardens Policy.

Attachment F

2. Significance and Engagement

The Local Government Act 2002 requires a formal assessment of the significance of matters and decisions in this report against Council's Significance and Engagement Policy. In making this formal assessment there is no intention to assess the importance of this item to individuals, groups, or agencies within the community.

3. Engagement, Consultation and Communication

Interested/Affected Parties	Completed/Planned Engagement/Consultation/Communication
Name of interested parties/groups	The Community Garden group representative will need to be advised of the outcome of the Committee's decision.
Tangata Whenua	NA
General Public	The organiser of the petition will need to be advised of the outcome of the Committee's decision.

4. Issues and Options Assessment

The two options are either Council renews the lease or it declines to renew the lease.

Option A	
<i>THAT the Committee DOES agree to renew the existing lease for a further five years.</i>	
Assessment of option for advantages and disadvantages taking a sustainable approach	A community garden is established in Waihi Beach. Social networking, teaching and learning about gardening, waste minimisation, organics and nutrition is achieved. Produce will go to members and their families and donated
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	Waihi Beach Community Events and Promotions Association Incorporated will be covering the costs of establishing and maintaining the gardens, as per the Community Gardens Policy. The gardens will be available for community use and will also demonstrate sustainability eg. Composting and waste minimisation.
Other implications	

Option B	
<i>THAT the Committee DOES NOT agree to renew the existing lease for a further five years.</i>	
Assessment of option for advantages and disadvantages taking a sustainable approach	<ul style="list-style-type: none"> • The Community would miss out on an opportunity to work together. The land would remain unutilised. • The objectives of Council’s Community Gardens Policy would not be met. • The intention of the petition would be realised.
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	The volunteer group would be required to remove the gardens and reinstate the area in grass at their cost.
Other implications	

5. Statutory Compliance

The lease is subject to the Reserves Act 1977. Council met it’s statutory obligations when it followed the required process, prior to entering into a lease.

The lease contains the following renewal clause:

24. Renewal

24.1 *Provided:*

24.1.1 *The Lessee is not in breach of the lease and has faithfully observed and performed all the covenants conditions and agreements on the Lessee’s part contained and implied herein; and*

24.1.2 *The Lessee has given written notice to the Lessor to renew the Lease at least 3 calendar months before the end of the term; and*

24.1.3 *There is a sufficient need for the permitted use; and*

24.1.4 *It is in the public interest no other recreation use should have priority the lessee shall be entitled to a renewal of this lease for the next further term at a rental to be determined by the Lessor as on a review under clause 2 but otherwise on the same terms ad conditions herein.*

The Lessee wishes to continue with the lease, thereby demonstrating sufficient demand for the Community Garden.

There appears to be no specific demand of the lease area for other recreation purposes.

If renewed, the new term would be for a five year period and reviewed again in June 2023.

6. Funding/Budget Implications

Budget Funding Information	Relevant Detail
	There are no direct costs associated with the proposed resolutions as all costs are to be met by the Lessee whether or not the Lease is renewed.

Plan for Community Orchard/Garden in Wilson Park

On renewal of the lease the committee will follow the previously provided plan which will guide the development of the garden over the next 3 years.

The vision for the leased area and our aspirations for the orchard/garden are as follows.

1. To encourage children and people of all ages to become actively involved in the garden for the health and well being of our community.
2. Use organic and permaculture principles to encourage biodiversity and sustainable gardening practices whilst providing fruit and vegetables for the community.
3. Continue to facilitate education for the wider community and school and preschools through practical work shops on sustainable gardening practises such as composting, mulching, worm farming, pruning, planting, propagating, grafting and bee-keeping.
4. Making a community space to encourage social interaction and community well being with a playground, seating, shelter and pizza oven where community can develop healthy and strong social networks.

In consultation with Parks and Reserves manger Peter Watson the committee of Waihi Beach Community Orchard/Garden have developed the following action plan:

1. Empty garden boxes remove the plastic and the boxing with assistance from Corrections – completed within 6 months (probably sooner)
2. Redevelop the garden beds with the emphasis on sustainable watering and mulching practises.
3. Promote safety in the garden by advising the public of the presence of beehives. The beehives will be taped off with a notice attached.
4. Approach local service groups to fund a playground
5. Continue to plant within the agreed leased area.
6. Continue to liaise with Council in regards to Council supporting with funding for seating, shelter, pizza oven and further development of the area

Jane Broughton
Chairperson
Waihi Beach Community Garden
06/08/2018
(021 2553447)

The "Community Garden" lease advertised in January 2015 was to be along the southern and/or eastern boundary of Wilson Park. Now, without any further consultation we have an apparently private orchard extending more than 50 metres out into the reserve.

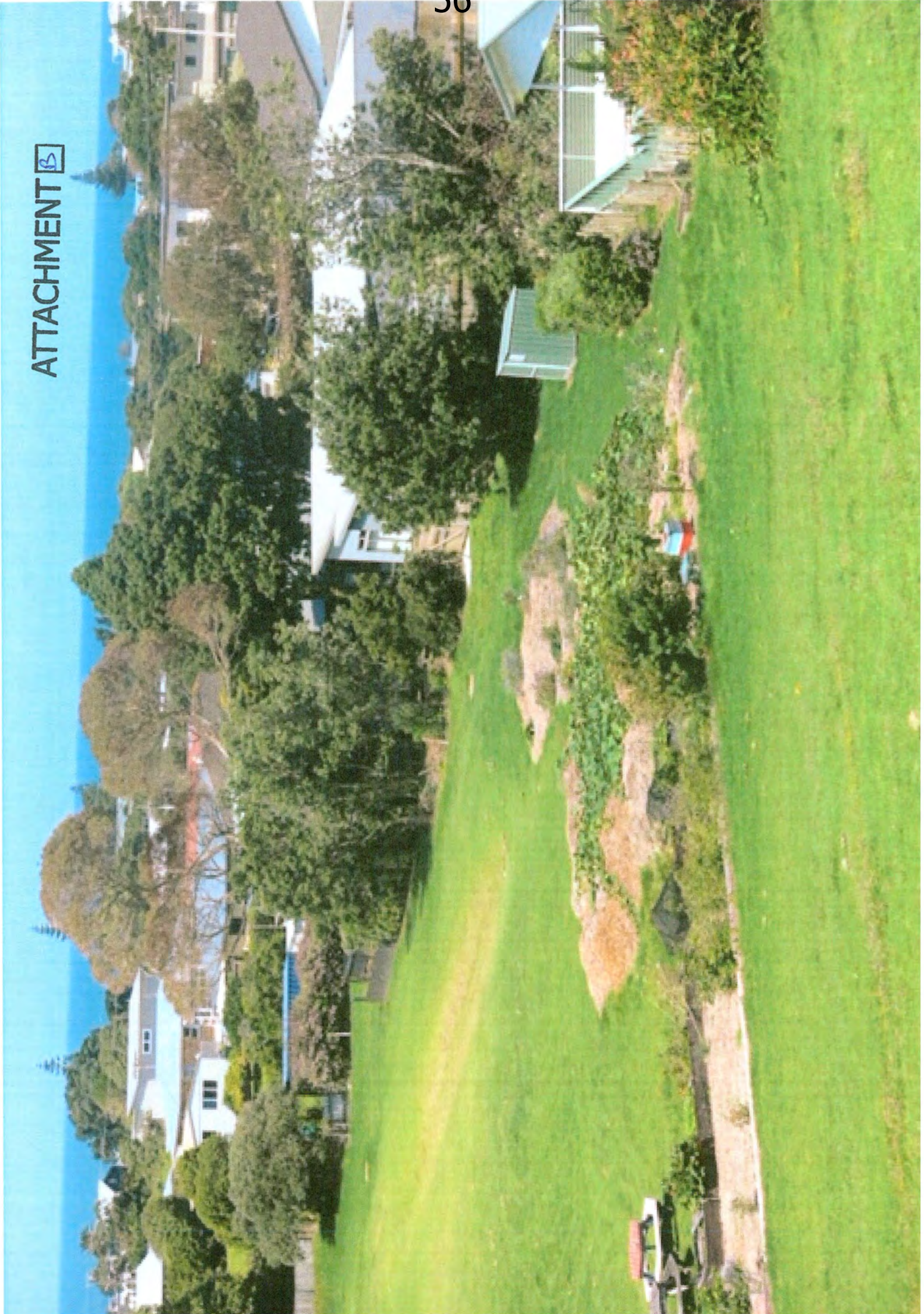
Only about one tenth of the lease is on the land that was advertised by Council in 2015

Most of the trees are small enough that they could be successfully relocated to a more suitable area

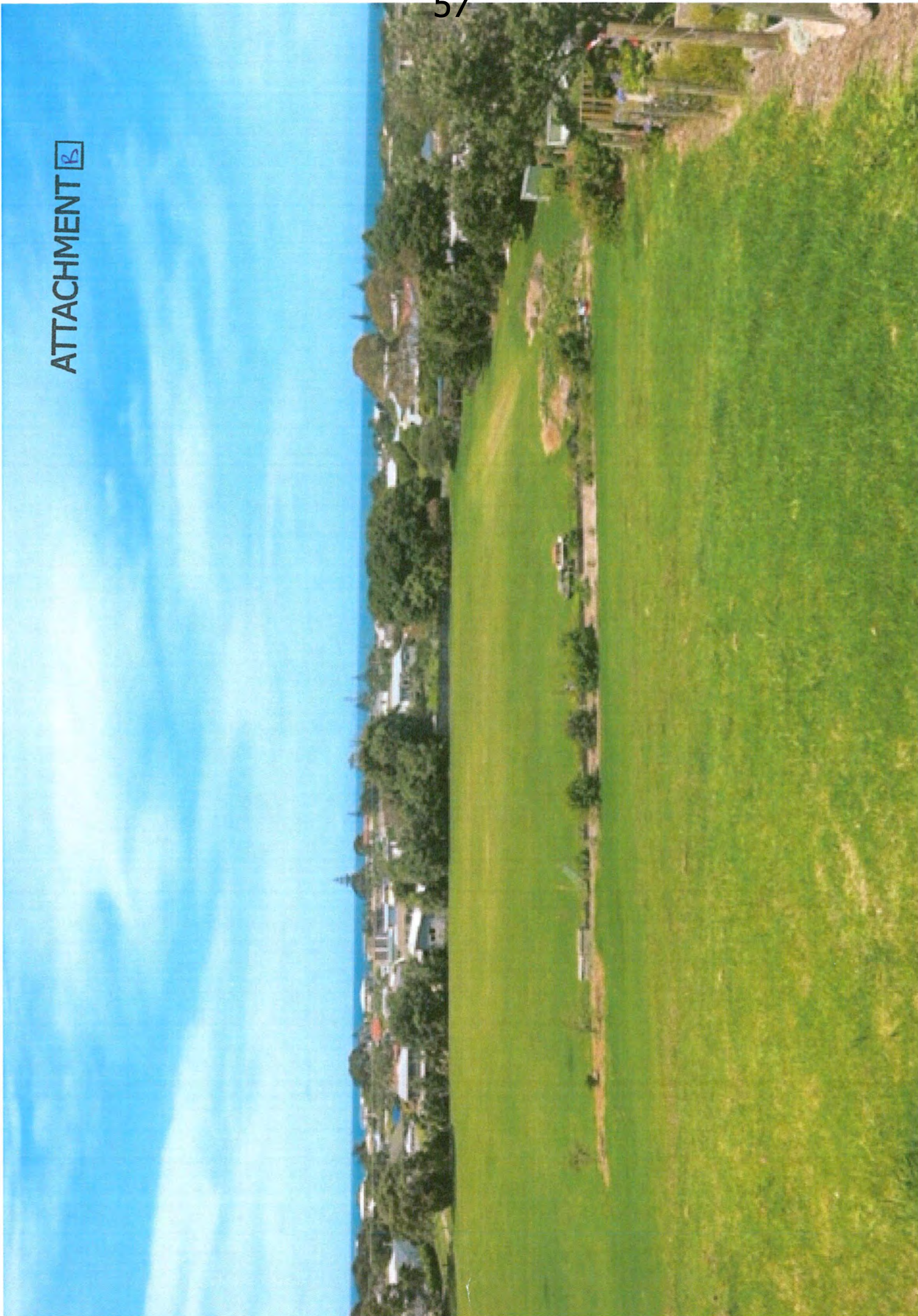
We, the undersigned ask Council to not make any more changes to Wilson Park without carrying out proper consultation with residents and ratepayers, and to consider not renewing the orchard lease when it comes up for renewal in June 2018

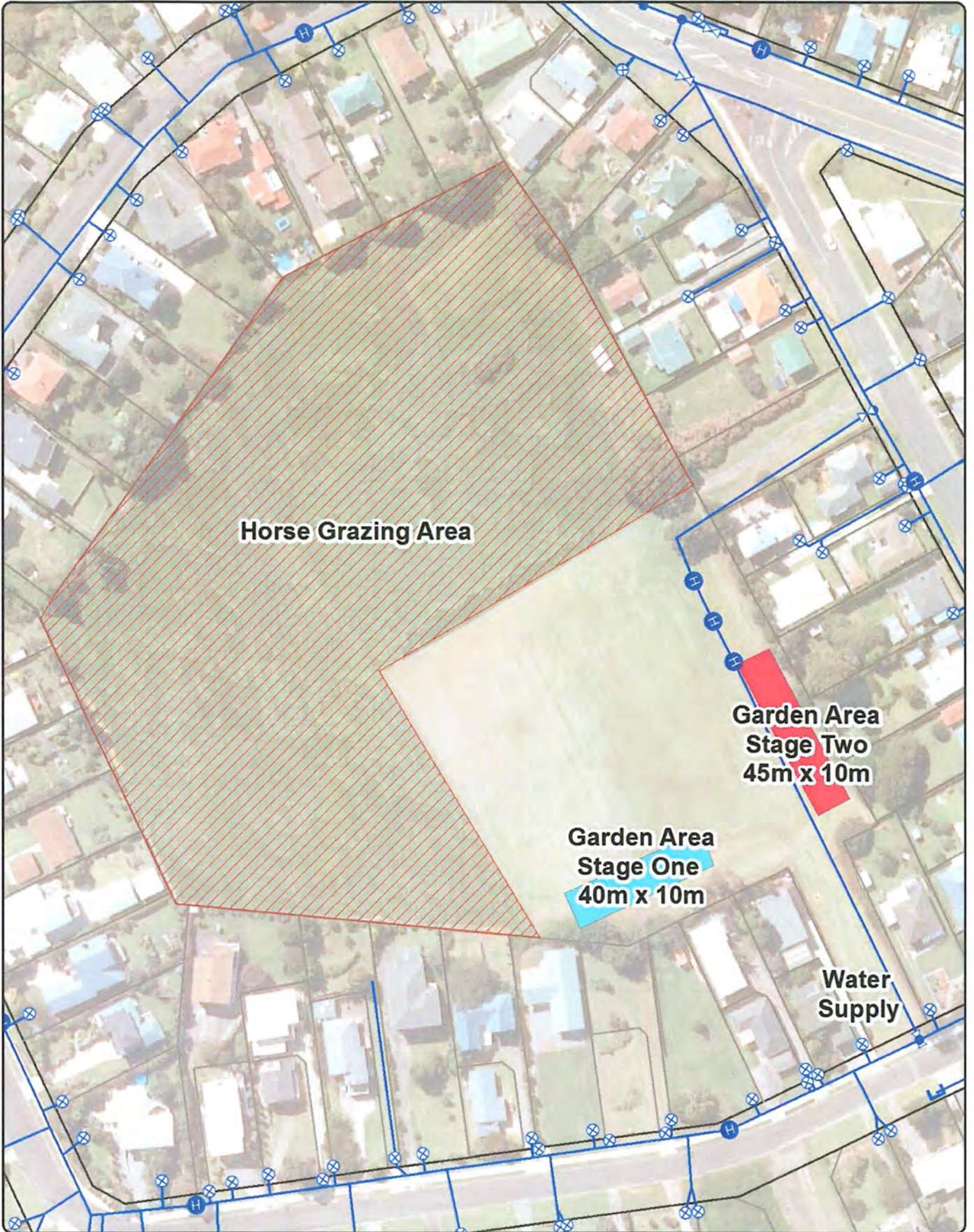
NAME	ADDRESS	SIGNATURE
New Willoughby Cape Smith	31 The Crescent Wahi Beach 33 The Crescent Wahi Beach	[Signature]
W. Venard	46 The Crescent Wahi Beach	[Signature]
G. Franklin	27 The Crescent Wahi Beach	[Signature]
Newton-Spargo - 17 Hwy	29 The Crescent Wahi Beach 19 The Crescent Wahi Beach	[Signature]
Peta Linda Willoughby	31 The Crescent Wahi Beach	[Signature]
Mike Rose	28A The Crescent Wahi Beach	[Signature]

ATTACHMENT 



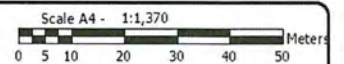
ATTACHMENT B





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 Location of services is indicative only. Council accepts no liability for any error.
 Archaeological data supplied by NZ Archaeological Assoc/Dept. of Conservation.

Email: gis@westernbay.govt.nz
 Date: 10/11/2014
 Operator: kjv
 Map: E:\Shape\KJW\MXD\Data Editing.mxd



2108 - Waihi Beach Community Garden



SCHEDULE C



Produced using ArcMap by the Western Bay of Plenty District Council GIS Team.
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 Location of services is indicative only. Council accepts no liability for any error.
 Archaeological data supplied by NZ Archaeological Assoc/Dept. of Conservation.

Email: gis@westernbay.govt.nz
 Date: 13/04/2015
 Operator: kjw
 Map: 2191 - Location of proposed community gardens wilson park.



Wilson Park Community Garden Lease Area



[Handwritten signatures and scribbles]



Western Bay of Plenty District Council

Council

Wilson Park Community Garden Lease

Purpose

To consider any public submissions, or objections, received in response to Council's resolution (OP.9.11) dated 11 December 2014, of its intention to grant a lease over part of Wilson Park, Waihi Beach, for use as a community garden.

This report seeks the required resolution of Council, and if approved utilise the delegation given to Council by the Minister of Conservation to the granting of a lease over part of Wilson Park, Waihi Beach.

Recommendation to Council

1. THAT the Legal Officer Reserves and Facilities report dated 12 February 2015 and titled Wilson Park Community Garden Lease be received.

2. THAT Council having considered public submissions recommends to Council the following:

Three submissions were received and considered and accepted / declined for the following reasons:

Submitter	Issue	Accept / Decline	Reason
<i>Gillian Saunders</i>	<i>Supports the concept but queries location for Stage 2 garden</i>		
<i>Rex and Pamela Smith</i>	<i>Supports the concept but opposes location for Stage 1 and Stage 2 gardens</i>		
<i>Marie Frendrup</i>	<i>Supports the concept but opposes location for Stage 2 garden</i>		

3. THAT Council, in exercise of the powers conferred on it by delegation from the Minister of Conservation under the Reserves Act 1977, as administrating body, grants Waihi Beach Community Events and Promotions Association Incorporated a lease for the land to lease areas totalling approximately 600m² for up to 33 years over part of Wilson Park, Waihi Beach pursuant to Section 73 of the Reserves Act 1977.

4. THAT the report relates to an issue that is not considered significant in terms of Council's policy on Significance.



Joanne Hin
**Legal Property Officer
Reserves and Facilities**



Peter Watson
Reserve and Facilities Manager



Approved

Gary Allis
Deputy Chief Executive

Date 12 February 2015
Subject Wilson Park Community Garden Lease

1. Background

The Operations Committee met on 11 December 2014 (OP9.11), and considered an item relating to granting a lease over part of Wilson Park for use as a community garden.

Under the Reserves Act 1977, and Council's Community Gardens Policy, a lease is required to be granted in order to utilise the land for an activity that is a community garden (section 73).

Prior to a lease being granted, Council are required to consult with the public as per Section 119 and 120 of the Reserves Act 1977.

The Operations Committee resolved the following at its meeting on 11 December 2014:

OP9.11 Wilson Park Community Garden Lease, Waihi Beach

The Operations Committee considered a report from the Reserves and Facilities Manager dated 10 November 2014 as circulated with the agenda. The Reserves and Facilities Manager introduced the report and noted that staff would like to proceed with public consultation over the holiday period should the Committee resolve to proceed.

Resolved: Goudie / Mackay

1. *THAT the Reserves and Facilities Manager's report dated 10 November 2014 and titled "Wilson Park Community Garden Lease, Waihi Beach" be received.*
2. *THAT the report relates to an issue that is not considered significant in terms of Council's Policy on Significance.*
3. *THAT the Operations Committee approves in principle the Waihi Beach Community Events and Promotions Association Incorporated's proposal to lease areas totalling approximately 850m² being part of Lot 135 DP 37325.*
4. *THAT staff be directed to publicly notify the proposal in accordance with Section 119 and 120 of the Reserves Act 1977 and that any submissions or objections following the submission period be reported back to the Operations Committee, and*
5. *THAT such approval must not be construed by the applicant, as a guarantee that all other consents required by policy, bylaw, regulation or statute, will be forthcoming.*

Waihi Beach Community Events and Promotions Association Incorporated has volunteered to be the legal entity that will be responsible for the lease. Waihi Beach Community Events and Promotions Association Incorporated has been in

Date 12 February 2015
Subject Wilson Park Community Garden Lease

operation since 2006. One of association's objects is to foster community projects within the Waihi Beach ward.

A public notice was placed in Waihi Leader newspaper on Thursday 8 January 2015 (**Attachment A**). The one month long period of public consultation was required under Section 119 of the Reserves Act 1977, and this closed on 11 February 2015.

Te Whanau A Tauwhao, Ngati Te Wai, Hauraki Maori Trust Board, Te Runanga o Ngati Te Rangi Iwi Trust, Te Runanga a Iwi o Ngati Tamatera, Te Kupenga o Ngati Hako Inc., Ngati Tara Tokanui Trust and Ngati Maru Runanga groups were also written to requesting comment on the proposal. No response has been received from any of the groups at the date of this report.

Neighbours on Citrus Avenue and The Crescent located near the proposed gardens were contacted by letter.

There were three submissions received in opposition to the location of stage 2 of the gardens.

- a) Gillian Saunders – 14 Citrus Avenue (**Attachment B**).
- b) Rex and Pamela Smith – 16 Citrus Avenue (**Attachment C**).
- c) Marie Frendrup – 12 Citrus Avenue (**Attachment D**).

Submission No. 1: Gillian Saunders – 14 Citrus Avenue

Reason:

- Supports the use of the land for community garden.
- Has raised some concern about placing the Stage 2 garden as it is low lying and designated as a floodable zone.

Staff Comments:

The Reserves and Facilities Manager met with the two of the submitters and representatives of the Community Gardens Group on 5 February 2015 to discuss the issues raised by the submitters.

Following discussion with the submitters it was agreed to abandon the proposed stage two area, primarily due to it being in a floodable area, and to extend stage one area along the toe of the slope. (**Attachment E**)

The Community Gardens representatives have agreed to extend the stage one area.

Submission No. 2: Rex and Pamela Smith – 16 Citrus Avenue

Reason:

- Supports the use of the land for community garden.

Date
Subject

12 February 2015
Wilson Park Community Garden Lease

- Objects to the position of the both Stage 1 and Stage 2 gardens asking if they would be better placed at the foot of the raised (hilly) land within the reserve. Advises that the proposed Stage 2 location is over a flood drain and manhole line and would restrict neighbours access to the park.

Staff Comments:

The Reserves and Facilities Manager met with the two of the submitters and representatives of the Community Gardens Group on 5 February 2015 to discuss the issues raised by the submitters.

Following discussion with the submitters it was agreed to abandon the proposed stage two area, primarily due to it being in a floodable area, and to extend stage one area along the toe of the slope.

The Community Gardens representatives have agreed to extend the stage one area.

Submission No. 3: Marie Frendup – 12 Citrus Avenue

Reason:

- Supports the use of the land for community garden.
- Objects to the position of Stage 2 gardens due to being within a floodable area, that a sewerage line runs through the site and concerns with privacy and security at the rear of her property.

Staff Comments:

The Reserves and Facilities Manager met with the two of the submitters and representatives of the Community Gardens Group on 5 February 2015 to discuss the issues raised by the submitters.

Following discussion with the submitters it was agreed to abandon the proposed stage two area, primarily due to it being in a floodable area, and to extend stage one area along the toe of the slope.

The Community Gardens representatives have agreed to extend the stage one area.

Following the consideration of any public submissions, Council is required to pass a resolution on whether they will or will not grant Waihi Beach Community Events and Promotions Association Incorporated a lease for the land for up to 33 years over part of Wilson Park, Waihi Beach, pursuant to Section 73(3) of the Reserves Act 1977.

Date 12 February 2015
Subject Wilson Park Community Garden Lease

2. Issues and Options Assessment

Option A			
Resolution 2 and 3			
<p>2. THAT Council having considered public submissions resolves the following:</p> <p><i>Four submissions were received and considered and accepted / declined for the following reasons:</i></p>			
<i>Submitter</i>	<i>Issue</i>	<i>Accept / Decline</i>	<i>Reason</i>
<i>Gillian Saunders</i>	<i>Supports the concept but queries location for Stage 2 garden</i>		
<i>Rex and Pamela Smith</i>	<i>Supports the concept but opposes location for Stage 1 and Stage 2 gardens</i>		
<i>Marie Frendrup</i>	<i>Supports the concept but opposes location for Stage 2 garden</i>		
<p>3. THAT Council, in exercise of the powers conferred on it by delegation from the Minister of Conservation under the Reserves Act 1977, as administering body, grants Waihi Beach Community Events and Promotions Association Incorporated a lease for the land (600m²) for up to 33 years over part of Wilson Park, Waihi Beach pursuant to Section 73 of the Reserves Act 1977.</p>			
Benefits in terms of the present and future interests of the District taking a sustainable development approach	<p>Council is required to pass a resolution following the consideration of any public submissions.</p> <p>A community garden is established in Waihi Beach. Social networking, teaching and learning about gardening, waste minimisation, organics and nutrition is achieved. Produce will go to members and their families and donated to Waihi Beach Primary School Breakfast Club.</p>		
Costs (including present and future costs, direct, indirect and contingent costs)	<p>Waihi Beach Community Events and Promotions Association Incorporated will be covering the costs of establishing and maintaining the gardens, as per the Community Gardens Policy.</p>		
Assessment of cost effectiveness for households and businesses	<p>The gardens will be available for community use and will also demonstrate sustainability eg. Composting and waste minimisation.</p>		
Other implications			

Date 12 February 2015
 Subject Wilson Park Community Garden Lease

Open Session

Option B (Any objections upheld - Does not approve)	
Benefits in terms of the present and future interests of the District taking a sustainable development approach	The Community would miss out on an opportunity to work together. The land would remain unutilised. The objectives of Council's policy would not be met. (It should be noted that the objectors have agreed to the proposed relocation of the original stage two gardens over to the toe of the slope as an extension to the original stage one.
Costs (including present and future costs, direct, indirect and contingent costs)	N/A as the proposal would not proceed.
Assessment of cost effectiveness for households and businesses	N/A
Other implications	N/A

3. Statutory Compliance

Legislation and Legal Issues

Act/Legal Issue	Relevant Detail
Reserves Act 1977 Section 119	Public Consultation will be required under Section 119 of the Reserves Act 1977.
Reserves Act 1977 - Lease under section 54(1)(b)	Leases under Section 73(3) 'Where any recreation reserve or any part of such a reserve is not being used for the purposes of a recreation reserve and in the opinion of the Minister is not likely to be used for that purpose, but it is inadvisable or inexpedient to revoke the reservation, leases of the whole or any part thereof may be granted by the administering body with the prior consent of the Minister in cases where the reserve is vested in such a body, or by the Minister in any other case'.

Relevant Plans and Policy Assessment

Current Council Plan/Policy/Bylaw	Relevant Detail
Reserve Management Plan	Once the lease is finalised detail will be added to the Wilson Park specific reserve policy.

Date 12 February 2015
Subject Wilson Park Community Garden Lease

4. Funding/Budget Implications

Budget Funding Information	Relevant Detail
	Waihi Beach Community Events and Promotions Association Incorporated are responsible for the cost of establishing the community gardens. This will be achieved through community grants and fundraising.

5. Significance Assessment

The Local Government Act 2002 requires a formal assessment of the significance of matters and decisions in this report against Council's Significance Policy. In making this formal assessment there is no intention to assess the importance of this item to individuals, groups, or agencies within the community and it is acknowledged that all reports have a high degree of importance to those affected by Council decisions.

Significant / Not Significant	Reason
Not Significant	This item does not trigger Council's policy on significance.

6. Consultation and Communication

Interested/Affected Parties	Completed/Planned Consultation/Communication
Interested Parties	Neighbours on Citrus Avenue and The Crescent located near the proposed gardens were contacted by letter. 3 submissions came from the owners of 12, 14 and 16 Citrus Avenue.
Tangata Whenua	Ngati Rangitahi, Tapuika and Waitaha Iwi groups were be contacted directly as part of the consultation process under section 119 of the Reserves Act 1977.
General Public	Section 119 of the Reserves Act 1977 provides the public with one month in which to submit an objection or submission. There were no submissions received from the general public.

Community Gardens

Relevant Legislation

Reserves Act 1977

Local Government Act 2002

1. Policy Objective

- 1.1 To provide options for members of the community who lack sufficient private open space to have their own vegetable gardens or fruit and nuts and to assist communities to become more sustainable by growing their own produce.
- 1.2 To make public open space available for community gardens and for the planting of fruit and nut trees as a form of community development and recreation.
- 1.3 To provide an opportunity for social networking, teaching and learning about gardening, waste management approaches and the planting of fruit and nut trees.
- 1.4 To establish opportunities for local pride in public open spaces.
- 1.5 To clarify Council's role as an enabler and supporter of this policy.
- 1.6 To outline the criteria for assessing proposals for community gardens and planting of fruit and nut trees on council-owned or administered land.

2. General Approach

- 2.1 Where a community group can establish a management entity to run a community garden or where individuals wish to plant fruit and nut trees and where a suitable site can be found, the Council will make public land available for community gardens or fruit or nut trees, subject to the criteria and process outlined in this policy.
- 2.2 Each proposal will be addressed on its merits.
- 2.3 Council's role in community gardens and the planting of fruit and nut trees is as an enabler and supporter of the initiatives, rather than a provider or funder.

Community Gardens

- 2.4 Tenure for community gardens will be via a licence under relevant legislation and under the terms and conditions stipulated in the Council's Generic Policies for Council Administered Reserves.
- 2.5 The community gardens licence or lease will be for a fixed term with the Council retaining the right to terminate the licence or lease with sufficient notice, if the land is required for another purpose or not maintained to an acceptable standard.

3. Community Gardens

3.1. Assessment of Proposals

- 3.1.1. Proposals received will be assessed by an assessment panel to ensure consistency with the policy.
- 3.1.2. A proposal must be submitted by an organisation or entity who will assume responsibility for the on-going management of the garden.
- 3.1.3. Proposals will be assessed as soon as possible upon receiving the request.
- 3.1.4. It is expected that a management group will submit a proposal based on the requirements outlined below.

3.2. Criteria for Community Gardens

- 3.2.1. A proposal to establish a community garden on Council-owned or administered land will be assessed based on the provision of the following information:
- Purpose of proposal including how local community members will benefit.
 - Evidence that there is a community need for a garden e.g. community meetings, support from local community organisations and groups.
 - Identification of links and synergies with other community organisations such as schools, church groups or volunteers.
 - Benefit to the local area and community, including who benefits from the produce i.e. identify participants who will be involved.
 - Once a site is identified, consider how the community garden will complement the values of the surrounding public open space.
 - A map or aerial photograph showing the proposed extent of the garden and any proposed locations for structures, storage and vehicle access requirements.

Community Gardens

- Establish effects on reserve users and neighbours and how adverse affects will be mitigated.
- Proximity of the proposed community garden to significant natural, cultural or heritage sites.
- Water supply requirements and in particular whether the CGMG proposes to be self-sufficient in providing or collecting water on site to sustain the garden.
- In the event the CGMG requests Council to provide a water supply, the proposal will be assessed on the basis of:
 - The proximity of the community garden to existing water mains
 - Whether other reserve facilities would benefit from a water supply
 - The availability of vehicle access
 - The ability of the CGMG to contribute financially
 - The use of bark mulch and other moisture retention measures

3.3. Community Garden Management Group (CGMG)

3.3.1. A CGMG shall be established with the following requirements;

- The Group will be a legal entity (or formally affiliated with a legal entity) with approved objectives and organisational structure.
- Evidence that the Group can be sustainable including processes for decision making, problem solving, conflict resolution, ability to raise funds, recruitment, training, delegation of tasks and induction of new members.
- Details of all gardening and associated techniques proposed for the community gardens that demonstrate environmental sustainability i.e. water conservation.
- The proposed methodology for the distribution and disposal of produce.
- Proposed membership and who may participate.
- Provide explanations of how Council's requirements and conditions will be met.

3.4. Role of Community Garden Management Group

3.4.1. A group wishing to establish a garden and/or to plant fruit and nut trees on Council-owned or administered land, will be responsible for the establishment and day to day management of the garden, including the following:

Community Gardens

- Agree the layout and site access with Council.
- Undertake consultation with neighbours to determine how the community garden and the neighbourhood can benefit and support each other.
- Meet the requirements of the licence-to-occupy including financial obligations and compliance with Council regulations including the District Plan, Use of Toxic Agri Chemicals for Vegetation Management Policy, all policies, bylaws and other regulations including Health and Safety and Hazardous Substances legislation. Council will provide policies and regulations and provide advice.
- Manage and operate the garden according to a user agreement with members.
- If a plot style garden is applicable ensure that plots are allocated to members of the local community through a fair and transparent application process.
- Ensure gardens are maintained to a minimum standard and utilised all year round.
- Ensure a comprehensive pest management programme is implemented.
- That the local community should be given priority for produce distribution. While proceeds from the sale of produce may be used to cover gardening expenses, produce cannot otherwise be sold for a profit. Surplus produce or the proceeds from sale of that produce may be donated to a charitable organisation that benefits the western Bay of Plenty.
- Promote education and learning opportunities for plot holders and the wider community.
- Ensure the site is returned to its original condition on disestablishment of the community garden or termination of the lease.
- Explore opportunities to work in partnership with other organisations and stakeholders in the community.
- Budget and timeline for establishment and maintenance, including identified sources of funding.

3.5. Management Plan

3.5.1. A CGMG shall prepare a management plan that covers:

- Gardening techniques proposed including any proposal for self-sufficiency in terms of water supply to sustain the community garden.
- Hours of operation.

Council Policy



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Community Gardens

- Identify the dedicated liaison person.
- Mowing and maintenance details.
- Weed and pest control principles.
- Management of vandalism, security and safety.
- Methods of sustainable rubbish disposal and composting.
- Health and safety, and public liability.
- Details of signage in accordance with Council requirements.
- How noise and odour issues will be managed and contained.
- Storage provisions

3.6. Terms of Licence-to-Occupy

3.6.1. A Licence-to occupy (LTO) will be developed and agreed between Council and the CGMG. The LTO will outline all conditions of use of the area including:

- Term of the LTO (usually 3 years);
- Opportunities for renewing the LTO and how many renewals may be granted;
- Public access through community gardens;
- If there is a maximum tenure;
- An obligation on the Management Group to return the land to its original state at the termination of the LTO.

3.6.2. The CGMG shall be liable for the payment of a lease or licence fee for a community garden site, where applicable. Lease fees will be subject to Council's concessional lease policy.

3.7. Termination of Licence-to-Occupy

3.7.1. A Licence-to-occupy may be terminated where any of the conditions of the licence are not met, provided however that the Council must first give the CGMG a reasonable period of time within which to meet any such conditions.

3.7.2. A Licence-to-Occupy may be terminated after reasonable notice has been given by the Council to the CGMG if the land on which the garden is situated is required for a strategic or operational purpose identified by Council.

3.7.3. Where a Licence-to-Occupy is terminated in accordance with section 3.7.1 Council will not compensate the CGMG for improvements to the land.

Community Gardens

- 3.7.4. Where a Licence-to-Occupy is terminated in accordance with section 3.7.2, Council will support the CGMG to identify and re-establish its community garden at another suitable site.

4. Planting of Fruit and Nut Trees

4.1. Assessment of Proposals

- 4.1.1. Proposals received will be assessed by the Reserves and Facilities Manager.
- 4.1.2. A proposal must be submitted by groups or individuals who will assume responsibility for the supply, establishment and future health of the trees.
- 4.1.3. Proposals will be assessed as soon as possible upon receiving the request.

4.2. Criteria for Planting of Fruit and Nut Trees

- 4.2.1. A proposal to establish fruit and nut trees on Council-owned or administered land will be assessed based on the provision of the following information;
- Benefit to the local area and community, including who benefits from the produce i.e. identify participants who will be involved;
 - A map or aerial photograph showing the proposed extent of the trees;
 - An assessment of how adverse affects to reserve users and neighbours will be mitigated;
 - The species, numbers of trees to be planted and the proposed planting techniques;
 - The size and proposed placement of trees taking into account the proximity of neighbours and/or proximity to significant natural, cultural or heritage sites.
 - Specific maintenance requirements such as pruning or spraying;
 - Pest control programmes including processes to ensure the removal of ripened and windfall fruit and nuts to mitigate the risk of vermin (particularly rats) being attracted to the site
 - An assessment of public access through fruit and nut trees.

4.3. Termination/Tree Removal

- 4.3.1. Trees may be removed at any time if any of the conditions of the licence are not met or if the land on which the trees are planted is required for a strategic or operational purpose identified by Council.
- 4.3.2. If, in the opinion of staff, the trees are not maintained adequately then Council has the right to remove or manage them accordingly.

Council Policy



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Community Gardens

- 4.3.3. The Proposer must seek approval from Council before any trees (proposed by them) are removed and assumes responsibility for returning the site to its original condition on removal of trees.
- 4.3.4. Council will not pay any compensation for improvements to the land.

5. Council's Role

- 5.1. Council will make Council-owned or administered land available for community gardens and the planting of fruit and nut trees subject to the terms of a licence-to-occupy and subject to meeting requirements of this policy and Council Generic Reserve Management Policies.
- 5.2. Council will act as an enabler and supporter of community gardens and planting fruit and nut trees initiatives, where possible and may also undertake the following roles:
 - Encourage partnerships with other community organisations including schools.
 - Promote and raise the awareness of community gardening and planting of fruit and nut trees.
 - Maintain the public use and open space value of Council-owned or administered land by encouraging continued public access and seeking to maintain the public use and open space values of community gardens and planting of fruit trees.
 - Assess proposals to establish community gardens and fruit and nut trees on Council-owned or administered land according to the criteria and process outlined below.
 - Make available any policies and regulations required to be complied with.
 - Support/advise in the development of the individual proposals.

6. Relevant Delegations

- 6.1. The implementation of this policy is delegated to the Chief Executive or his/her sub-delegate.
- 6.2. The assessment of proposals to establish community gardens will be undertaken by a panel of staff appointed by the Chief Executive, and one elected member.
- 6.3. The assessment of proposals to establish fruit and nut trees will be undertaken by the Reserves and Facilities Manager.

Council Policy



Community Gardens

7. References and Relevant Legislation

- Use of Toxic Agrichemicals for Vegetation Management Policy;
- Reserves Act 1977;
- Reserve Management Plans;
- Western Bay of Plenty District Council District Plan.

Group	Policy and Planning	Contact (3rd Tier Manager)	Policy, Planning and Community Manager
Supersedes			
Creation Date	April 2013	Resolution Reference	Link to minutes
Last Review Date		Resolution Reference	
Review Cycle	Three yearly/legislative revisions, not later than	Date	September 2016
Authorised by	Management Team/Council	Date	

Western Bay of Plenty District Council
Operations & Monitoring Committee
Kiwi Camp Facility

Purpose

The Council has been granted \$200,000 by Ministry of Business Innovation and Employment (MBIE) to implement a Kiwi Camp facility by December 2018.

The timeframe from MBIE is tight (implementation by 1 December).

A financial commitment from Council is required if a decision is made to proceed.

Recommendation

- 1. THAT the Reserves & Facilities Manager's report dated 3 September 2018 and titled Kiwi Camp Facility be received.**
 - 2. THAT the report relates to an issue that is considered to be of low significance in terms of Council's Significance and Engagement Policy.**
 - 3. THAT it be recommended to Council that the implementation of a Kiwi Camp Facility be approved on the following basis:**
 - a. Location**
 - b. Council cost** \$..... from General Rate Reserve Account
 - OR**
 - 4. THAT Council DOES NOT proceed with a Kiwi Camp facility in 2018.**
 - AND**
 - 5. THAT if item 4 above is adopted, staff be directed to approach MBIE to see if the funds for the proposed Kiwi Camp facility can be directed to other initiatives to help manage the impact of freedom camping.**


Peter Watson
Reserves & Facilities Manager

Approved


Gary Allis
Deputy Chief Executive Officer

1. Background

Council was successful in its funding application to MBIE for freedom camping initiatives. \$340,000 was granted as follows:

- \$200,000 – Kiwi Camp Facility
- \$60,000 – Smart Bins
- \$80,000 – Security monitoring

The smart bins and security monitoring can be implemented within MBIE's imposed timeframe. Already, Smart bin quotes have been received for installation at various freedom camping sites throughout the district. Also, negotiations are currently underway with Council's compliance monitoring contractor to extend security monitoring across the wider district – similar to the level of service that occurs at Waihi Beach.

Following the announcement of the funding from Central Government and the identification of a potential site at the Seaforth road carpark between Waihi Beach and Bowentown, there have been mixed reactions to the proposal of establish a Kiwi Camp facility at this site.

This report seeks direction and a decision from the Committee on whether or not to proceed with the Kiwi Camp Facility given a number of constraints to establish a facility in such a short timeframe. An option might be to seek approval from MBIE to redirect the funds to additional smart bins, if the Committee decide not to proceed with the Project.

The concept of the Kiwi Camp Facility seems very positive in terms of helping local communities address freedom camping problems. However, issues/risks for Council to consider in making this decision include:

- Timing. MBIE has stated a deadline of 1 December 2018 for the new facility to be operational and this will be very difficult to achieve.
- Council financial commitment to prepare the selected Kiwi Camp Facility site. This is unbudgeted expenditure of which approximately \$70-\$100k could be funded from Council's Rates Reserve Account.
- MBIE requirements are yet to be formalised with an agreement.
- Location desirability for users.
- Consultation with stakeholders and Tangata whenua about any particular site will be an issue.
- Council's Freedom Camping Bylaw.
- General consultation with the community.

Staff have undertaken a multi-criteria assessment of all Freedom Camping sites, as to their suitability and constraints and the top five sites (maps at Appendix A) in descending order include:

Seaforth Road Carpark: Utility services nearby. Desirable beach access location. Well away from residential areas. But Tangata whenua are objecting; archaeological authority and resource consent (ecological constraints) required.

Waihi Beach Community Centre: Utility services nearby. Very busy location but beach access not far away. But close to residential area, community centre activities, the school and a resource consent is required.

Cooney Reserve Omokoroa: Handy to cycleway and Omokoroa facilities. But expensive utility services connection (pumping uphill). Resource consent required. Competition for car parking as site is identified as cycleway start/finish point.

Wairoa Road Reserve (beside SH2): Handy to cycleway and river. But busy location and expensive utility services connection (assume Waipuna Hospice connection). Note - the existing basic standard toilets may qualify for facility upgrade/replacement funding under the separate Tourism Infrastructure fund.

Te Puna Station Road Reserve (adjacent Puke Whanake Pa): Handy to cycleway and river. But busy location and expensive utility services connection. Culturally significant site nearby – will require Tangata whenua support.

The preferred site remains the Seaforth Road Carpark which as with all sites, has some consenting requirements and nearby recorded archaeological sites to mitigate. The local hapu representative has also expressed objection to this or any site and the concept of the Kiwi Camp Facility.

If Council commits, the unbudgeted funding would need to allow for:

Professional consultancy to undertake site engineering / geotech investigation, prepare site building pad design, prepare consent applications, supervise local contractors	Prices already received range from \$26,000 to \$40,000
Archaeological assessment and lodgement of an archaeological authority application depending on the site	\$5,000
Construct building platform ready for Facility Building	\$10,000
Install/connect local power supply to site	\$10,000 to \$30,000
Install/connect to nearby utility services – water and waste-water	\$20,000 to \$30,000
TOTAL ESTIMATE	\$70,000 to \$100,000+

If the Committee decide not to proceed with the establishment of a Kiwi Camp facility, then it would be recommended that staff be instructed to approach MBIE to see if the funds can be redirected to other initiatives to help manage the impact of freedom camping across the under District or to see if the funds could be held over to the 2019/20 financial year

2. Significance and Engagement

The Local Government Act 2002 requires a formal assessment of the significance of matters and decisions in this report against Council's Significance and Engagement Policy. In making this formal assessment there is no intention to assess the importance of this item to individuals, groups, or agencies within the community and it is acknowledged that all reports have a high degree of importance to those affected by Council decisions.

The Policy requires Council and its communities to identify the degree of significance attached to particular issues, proposals, assets, decisions, and activities.

In terms of the Significance and Engagement Policy this decision is considered to be of medium significance because there will be an impact on residents with the establishment of such a facility.

3. Engagement, Consultation and Communication

Interested/Affected Parties	Completed/Planned Engagement/Consultation/Communication
Name of interested parties/groups	Location specific Community Board
Tangata Whenua	To be undertaken with affected hapu/iwi depending on selected site
General Public	None planned

4. Issues and Options Assessment

Option A	
<i>THAT the implementation of a Kiwi Camp Facility be approved on the following basis:</i>	
<i>a. Location</i>	
<i>b. Council cost \$..... from the General Rate Reserve Account</i>	
Assessment of option for advantages and disadvantages taking a sustainable approach	<p>Advantages:</p> <ul style="list-style-type: none"> • Provides improved facilities at the selected freedom camping site. • Available to all users not just freedom campers • The income derived will offset operational costs. • User fees can be adjusted up or down easily. • Technology / wireless connectivity allows remote control and monitoring of the facility. • The facility could be relocated to another site if necessary. • MBIE is viewing this as a trial – it may only be temporary but it could also result in more such facilities being funded. <p>Disadvantages:</p> <ul style="list-style-type: none"> • Very tight time frame to implement • Internal staff resource to project manage is limited by Council's approved work plan priorities • There is no final agreement with MBIE in place • Opposition from Tangata whenua at preferred site • Opposition from local campground operators • Wider community support is unknown but there could be the perception that such a facility is not actually needed or that it will attract undesirable behaviour

Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	Unbudgeted Council capital commitment could vary widely depending on location constraints. The intention is that the facility self funds operational expenses via a user pays electronic swipe-card facility. Any operational shortfall would need to be absorbed within existing budgets. Depending on the user uptake, long term income could exceed costs.
Option B THAT Council DOES NOT proceed with a Kiwi Camp facility in 2018.	
Assessment of option for advantages and disadvantages taking a sustainable approach	<p>Advantages:</p> <ul style="list-style-type: none"> • No financial commitment required • No urgent consultation required immediately • Enables wider consultation to begin in a controlled way <p>Disadvantages:</p> <ul style="list-style-type: none"> • Opportunity lost (but could be re-applied for next year) • Facility could provide a great level of service not otherwise provided to freedom campers and the wider community
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	Nil
Option C <i>THAT if Option B above is adopted, staff be directed to approach MBIE to see if the funds for the proposed Kiwi Camp facility can be directed to other initiatives to help manage the impact of freedom camping.</i>	
Assessment of option for advantages and disadvantages taking a sustainable approach	<p>Advantages:</p> <ul style="list-style-type: none"> • No financial commitment required • No urgent consultation required immediately • Enables other initiatives e.g. more smart bins, CCTV Cameras to be realised <p>Disadvantages:</p> <ul style="list-style-type: none"> • MBIE may decline the reallocation of funds.
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	Nil

6. Funding/Budget Implications

Budget Funding Information	Relevant Detail
Funded from the General Rate Reserve Account	Council commitment of up to \$100,000 capital funding may be required to complete selected site preparation. On-going operational costs will be offset from user income (electronic swipe card) Operational cost will be absorbed within Reserves & Facilities Operational budget

APPENDIX A – Location Maps

Seaforth Road Carpark:

U13/1292

Seaforth Road

Landscape & Ecological area

Proposed KiwiCamp location

Seaforth Rd Carpark (preferred location)

Services	Yes	Existing Toilets	No
Houses	343	Practical Score	5
RMA Constraints	Ecological	Notes	Preferred site
Arch Authority	Yes	SCORE	4.5

Waihi Beach Community Centre:

Beach Road

Floodable area

Waihi Beach Community Centre

Services	Yes	Existing Toilets	No
Houses	207	Practical Score	4
RMA Constraints	Flooding	Notes	Very busy area
Arch Authority	No	SCORE	3.68

Cooney Reserve Omokoroa:

4/705 Cooney Reserve

Services	Yes	Existing Toilets	No
Houses	97	Practical Score	5
RMA Constraints	None	Notes	Flooding, Instability
Arch Authority	No	SCORE	2.6

Wairoa Road Reserve (beside SH2):

U14/659 Wairoa Road Reserve

Services	Yes	Existing Toilets	Yes
Houses	183	Practical Score	5
RMA Constraints	None	Notes	Expensive-ish WW
Arch Authority	No	SCORE	2.48

Te Puna Station Road Reserve (adjacent Pukehaanake Pa):



Western Bay of Plenty District Council
Operations and Monitoring Committee
Omokoroa to Tauranga Cycle Trail

Purpose

To update the Council on funding and construction progress on the Omokoroa to Tauranga Cycle Trail.

Recommendation

- | |
|--|
| <p><i>1. THAT the Deputy Chief Executive's report dated 30 August 2018 and titled Omokoroa to Tauranga Cycle Trail be received.</i></p> |
|--|



Gary Allis
Deputy Chief Executive Officer

1. Background

1.1 Funding

An application was made to the NZ Transport Agency for a cost scope adjustment from \$7.7m to 13.0m for the project. The application was successful resulting in an additional subsidy of \$2.703m towards the project.

Total committed funding is now \$13.293m.

Approved Funding

Confirmed Funding		
NZTA		
NLTF (walking and cycling activity class)	\$2,400,000.00	original budget at 51%
NLTF cost scope adjustment	\$2,703,000.00	cost scope adjustment at 51%
NLTF (Highways and Network Operations)	\$1,400,000.00	claimed 17/18
Urban Cycleways Fund	\$1,500,000.00	claimed 17/18
WBOPDC		
Rural Communities Budget	\$620,000.00	
Cycleway budget	\$700,000.00	
Omokoroa Structure Plan Walkway	\$200,000.00	
Parks funding for Te Puna Station Road Carpark	\$135,000.00	
TCC 2019/21 LTP	\$400,000.00	2018/19 LTP allocation
TCC 2015-18 LTP	\$600,000.00	claimed 2017/18
On Route Developer Contribution	\$35,000.00	
TECT	\$1,000,000.00	TECT grant confirmed
NZCT	\$1,000,000.00	Claimed 17/18
NZTA SH2 works	\$300,000.00	Safety improvements for 2019 financial year
Power co and Ultra fast infrastructure costs	\$40,000.00	
Omokoroa Community Board Reserve Fund	\$160,000.00	
PowerCo	\$100,000.00	Access contribution
Sub-Total	\$13,293,000.00	

2.1 Programme

The detailed programme and progress report is included in the information pack. Council's website includes a link to the project story map, which is updated on a regular basis.

<https://wbopdc.maps.arcgis.com/apps/MapJournal/index.html?appid=2b9649569fc0442ab41fc13523fad4da>

3.1 Key Items

Wairoa Bridge Clip-on

Procurement 13 underway, expected completion mid-2019. Tender price is a risk item.

SH2 Wairoa Bridge – Carmichael Road.

Design completed. However, potential changes to the agreed speed limits are a cost and timing risk item.

Te Puna Station Road

Design complete for cycle path between the road and river.

Western Bay of Plenty District Council
Operations and Monitoring Committee
Seal Extension Funding & Budget Update

Purpose

To advise Council of the current budget and funding available to apply to seal extension. The analysis is currently underway and subject to the release of the NLTP on 31 August.

A supplementary report will be provided once full analysis has been undertaken, and will also include advice on the 2018/21 NLTP funding.

Recommendation

- 1. THAT the Deputy Chief Executive's report dated 30 August 2018 and titled "Seal Extension Funding & Budget Update" be received.***



Gary Allis
Deputy Chief Executive Officer

Western Bay of Plenty District Council
Operations and Monitoring Committee
Transportation Emergency Works Summary

Purpose

The Operations and Monitoring have requested information concerning the District roading emergency response events and the potential costs to be incurred that are excluded from the Bay of Plenty West One Network Maintenance Contracts annual \$750,000 risk cap provision.

Please find attached a spreadsheet of the current Transportation Emergency Work sites and their associated photos. **Attachment A and B**

Recommendation

- 1. THAT the Transportation Manager's report dated 30 August 2018 and titled "Transportation Emergency Works Summary" be received.**



Jim Paterson
Transportation Manager

1. Background

The attached spreadsheet advises the following:

- Road Name
- Location
- Damage Date
- Repair Estimate
- Works Required
- Construction Programme
- Construction Cost

Emergency works interventions include the initial response during a natural environmental event as well as making the network safe, reinstating the Council's levels of service and replacing or repairing damaged roading assets.

Asset replacements such as road formations, pavements and structures usually require significant design and planning input as well as the physical resourcing of plant and materials.

2. Repair Timing

The timing of the repairs are influenced by site complexity, consenting, the total contract work programme. **Attachment C**

3. Funding

The estimated cost and funding for emergency works are shown in Attachment C.

In summary, to date over the first four contract years \$2,305,443 has been covered by the risk cap. The remaining balance includes client risk sites totalling approximately $\$2,250,514 + \$530,000 = \$2,780,514$.

Council is eligible for an enhanced FAR rate when emergency works in any one year exceeds 10% of the annual maintenance value.

Total emergency works estimate over four years:	\$4,555,957
Less Risk cap:	\$2,305,443
Plus Client risk sites:	<u>\$ 530,000</u>

Total additional funding required:	\$2,780,514
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Balance funded by:

NZTA FAR 51%	\$1,418,062
Council indicative Net:	<u>\$1,362,452</u>
	\$2,780,514

The Council share can be funded from the roading current account or the general rate reserve.

In future, there may need to be an annual budget for emergency works that occur which are not covered by the contract risk cap.

Attachment A

Photo	Road	RP Location (m)	Storm Event Date	Repair Estimate \$	Description and Notes	Construction	Construction Cost \$
1	Wairoa Road	2370	2015	\$ 75,000	Underslip. Awaiting Construction	TBC	
2	Roydon Downs Road	3744	Jul-16		Bridge/Culvert 104 River Scour - Gabion basket and rock repair - Client Risk Site	Completed	\$ 30,000.00
3	Mystery Valley Road	1220	Jul-16		Bridge 174 River Scour - Gabion basket and rock repair - Client Risk Site	Completed	\$ 18,000.00
4	Mystery Valley Road	2168	Jul-16		Underslip - Road realignment, drainage improvement and rock toe.	Completed	\$175,000 TBC
5	Lindemann Road	3330	Jul-16	\$ 200,000	Underslip near end of road. Design update required to recommended option.	TBC	
6	Woodland Road	4200	Apr-17		Underslip - Gabion baskets installed	Completed	\$ 75,000.00
7	Soldiers Road	2090	Apr-17	\$ 60,000	Underslip. At this stage Council has decided to monitor rather than repair.	TBC	
8	Sharp Road	3270	Apr-17		Underslip - Road realignment to avoid vulnerable area.	Completed	\$ 151,698
9	Te Puna Station Road	3150	Apr-17		Underslip - Rock embankment stabilisation	Completed	\$ 236,500
10	Stockton Road	613	Apr-17		Underslip - Gabion baskets installed	Completed	\$ 51,775
11	Reid Road	2185	Apr-17	\$ 300,000	Underslip. Design changed from a road realignment to a anchored retaining wall for greater resilience	18-19	\$ 300,000.00
12	Ford Road	1000-1800	Apr-17		River scour damage at various locations. 50/50 cost share with BOPRC. Client Risk Sites	Completed	\$ 28,020.00
13	Old Coach Road	13475	May-18		Bridge 57 Waterway/Scour - Abutment protection and road reinsatement	Completed	\$50,000 TBC
14	Ohauti Road	12130	Jan-18	\$ 100,000	Underslip. Construction underway August 18	Completed	\$100,000 TBC
15	Brown Road	2250	Jun-18		Underslip. Rock embankment fill plus drainage improvements	Completed	\$ 323,716
16	Rocky Cutting Road	650	Jun-18	\$ 300,000	Underslip. Geotechnical testing completed. Design started. MSE wall to be constructed.	TBC	
17	Schrieber Road	1330	Jun-18	\$ 30,000	Underslip. Design to be agreed with Jim Paterson. Granular aggregate preferred option.	TBC	
18	Wainui South Road	800	Jul-18	\$ 300,000	Underslip. Memo provided to Council with options to consider.	TBC	
19	Waihi Beach Road	200-1000	Jun-18	\$ 100,000	Underslip. Memo to be provided to Council with options to consider.	TBC	
20	Oropi Gorge Road	Various	Various	\$ 500,000	Various underslips - Memo to be provided to Council with options to consider	TBC	
21	Raymond Ave	281	Various	\$ 150,000	Twin Armco Culverts/Bridge 201 Waterway Scour - Client Risk - Proposal in preparation for Council	Principle Risk	
22	Dillon Street	1169	Various	\$ 150,000	Bridge 203 Waterway Scour - Client Risk - Proposal in preparation for Council	Principle Risk	
23	Allport Road	1950	Various	\$ 50,000	Bridge 170 Waterway Scour - Client Risk - Proposal in preparation for Council- Slumping Gabions	Principle Risk	
24	Old Coach	1444	Various	\$ 50,000	Bridge 64 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection	Principle Risk	
25	Old Coach	9783	Various	\$ 50,000	Bridge 60 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection	Principle Risk	
26	Te Puke Highway	4798	Various	\$ 20,000	Bridge 230 Waterway Scour - Client Risk - Proposal in preparation for Council - Silt build up	Principle Risk	
27	Black Road	1327	Various	\$ 20,000	Bridge 65 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection	Principle Risk	
28	Rea Road	1502	Various	\$ 20,000	Bridge 19 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection	Principle Risk	
29	Tuapiro Road	900	Various	\$ 20,000	Bridge 12 Waterway Scour - Client Risk - Proposal in preparation for Council	Principle Risk	

Photo 1 – Wairoa Road



Photo 2 – Mystery Valley Road



Photo 3 – Mystery Valley Road



Photo 4 – Mystery Valley Road



Photo 5 – Lindemann Road



Photo 6 - Woodland Road



Photo 7 - Soldiers Road



Photo 8 - Sharp Road



Photo 9 - Te Puna Station Road



Photo 10 - Stockton Road



Photo 11 - Reid Road



Photo 12 - Ford Road



Photo 13 - Old Coach Road



Photo 14 - Ohauti Road



Photo 15 - Brown Road



Photo 16 - Rocky Cutting Road



Photo 17 - Schrieber Road



Photo 18 - Wainui South Road



Photo 19 - Waihi Beach Road



Photo 20 - Oropi Gorge Road

1469 OROPI GORGE ROAD Inc 4,

Movie Player Graphical Output Inspections Status



Photo 21 - Raymond Avenue



Photo 22 - Dillon Street



Photo 23 - Allport Road



Photo 24 - Old Coach Road



Photo 25 - Old Coach Road



Photo 26 - Te Puke Highway



Photo 27 - Black Road



Photo 28 - Rea Road



Photo 29 - Tuapiro Road



Road Name	RP Location (m)	Storm Event Date	Details/Notes	Remaining Cost Estimate \$	Cost to Date \$	Work Category	Remaining Cost Estimate \$	Cost to date \$	Construction Timeframe	Photos
Contract Year 1 1st November 2014 to 31 October 2015										
Wairoa Road Drop Outs	2370	2015	Underslip. Awaiting Construction	\$ 75,000		WC140			18/19 TBC	Wairoa.jpg
Total Costs to date					\$ -			\$ -		
Total Estimated Contract Year Value					\$ 75,000					
Less Escalated Risk Cap					\$ 750,000					
Claim Amount										
Council Costs Forecast Amount					\$ -		\$ -			

Road Name	RP Location (m)	Storm Event Date	Details/Notes	Remaining Cost Estimate \$	Cost to Date \$	Work Category	Remaining Cost Estimate \$	Cost to date \$	Construction Timeframe	Photos
Contract Year 2 1st November 2015 to 31 October 2016										
Pongakawa Bush and Valley Roads					\$ 350,000	WC141				
Roydon Downs Road	3744	Jul-16	Bridge/Culvert 104 River Scour - Gabion basket and rock repair - Client Risk Site					\$ 30,000	Completed	Roydon Downs Bridge1 After.jpg
Mystery Valley Road	1220	Jul-16	Bridge 174 River Scour - Gabion basket and rock repair - Client Risk Site					\$ 18,000	Completed	Roydon Downs Bridge2 After.jpg
Mystery Valley Road Underslip	2168	Jul-16	Underslip - Road realignment, drainage improvement and rock toe.	\$ 65,000	\$ 110,000	WC141			Completed	Roydon Downs Bridge Before.jpg
Lindenmann Rd Underslip	3330	Jul-16	Underslip near end of road. Design update required to recommended option.	\$ 190,000	\$ 7,500	WC141			TBC	Mystery Valley Bridge After.jpg
Various Other Emergency Works					\$ 156,700	WC141				Mystery Valley Underslip Before.jpg
Total Costs to date					\$ 624,200			\$ 48,000		
Total Estimated Contract Year Value					\$ 879,200					
Less Escalated Risk Cap					\$ 761,687					
Claim Amount										
Council Costs Forecast Amount					\$ 117,513		\$ -			

Road Name	RP Location (m)	Storm Event Date	Details/Notes	Remaining Cost Estimate \$	Cost to Date \$	Work Category	Remaining Cost Estimate \$	Cost to date \$	Construction Timeframe	Photos
Contract Year 3 1st November 2016 to 31 October 2017										
Campbell Road Scour					\$ 28,962	WC140				
Woodland Road dropout	4200	Apr-17	Underslip - Gabion baskets installed		\$ 75,000	WC141			Completed	Woodland Rd Before.jpg
Soldiers Road Underslip	2090	Apr-17	Underslip. At this stage Council has decided to monitor rather than repair.	\$ 60,000					TBC	Woodland Rd After.jpg
Cyclone Debbie and Cook Clean Up		Apr-17		\$ 100,000	\$ 812,745	WC141				Soldiers Road.jpg
Sharp Road Realignment	3270	Apr-17	Underslip - Road realignment to avoid vulnerable area.		\$ 151,698	WC141			Completed	
Te Puna Station Road Underslip Repair	3150	Apr-17	Underslip - Rock embankment stabilisation		\$ 236,500	WC141			Completed	Sharp Road Before.jpg
Stockton Road Underslip Repair	613	Apr-17	Underslip - Gabion baskets installed		\$ 51,775	WC141			Completed	Te Puna Station Road Before.jpg
Reid Road Underslip	2185	Apr-17	Underslip. Design changed from a road realignment to a anchored retaining wall for greater resilience	\$ 300,000		WC141			18-19	Te Puna Station Road After.jpg
Ford Road	1000-1800	Apr-17	River scour damage at various locations. 50/50 cost share with BOPRC. Client Risk Sites					\$ 28,020	Completed	Reid Road.jpg
Total Costs to date					\$ 1,356,681			\$ 28,020		
Total Estimated Contract Year Value					\$ 1,816,681					
Less Escalated Risk Cap					\$ 765,725					
Claim Amount					\$ 590,956					
Council Costs Forecast Amount					\$ 1,050,956		\$ -			

Road Name	RP Location (m)	Storm Event Date	Details/Notes	Remaining Cost Estimate \$	Cost to Date \$	Work Category	Remaining Cost Estimate \$	Cost to date \$	Construction Timeframe	Photos
Contract Year 4 1st November 2017 to 31 October 2018										
January 5 Event Clean Up				\$ -	\$ 30,000	WC141				
April 28 Event Clean Up				\$ -	\$ 10,000	WC141				
Queens Birthday Event Clean Up				\$ 15,000	\$ 150,000	WC141				
Old Coach Road	13475	May-18	Bridge 57 Waterway/Scour - Abutment protection and road reinstatement					\$ 50,000	Completed	Old Coach Road Bridge 57 After.jpg
Ohauti Road Underslip	12130	Jan-18	Underslip. Construction underway August 18	\$ 101,360		WC141			Completed	Ohauti Road Before.jpg
Brown Road Underslip	2250	Jun-18	Underslip. Rock embankment fill plus drainage improvements		\$ 323,716	WC141			Completed	Brown Road Before.jpg
Rocky Cutting Road Underslip	650	Jun-18	Underslip. Geotechnical testing completed. Design started. MSE wall to be constructed	\$ 300,000		WC141			18/19 TBC	Brown Road After.jpg
Schrieber Road Underslip	1330	Jun-18	Underslip. Design to be agreed with Jim Paterson. Granular aggregate preferred option.	\$ 30,000		WC141			18/19 TBC	Rocky Cutting Road.jpg
Wainui South Road Underslip	800	Jun-18	Underslip. Memo provided to Council with options to consider	\$ 300,000		WC141			18/19 TBC	Schrieber Road.jpg
Waihi Beach Road Drainage	200-1000	Jun-18	Underslip. Memo to be provided to Council with options to consider	\$ 100,000		WC141			18/19 TBC	Wainui South Road.ifif
Oropi Gorge Road	Various	Various	Various underslips - Memo to be provided to Council with options to consider	\$ 500,000		WC141			18/19 TBC	Waihi BeachRd Scour.jpg
Raymond Ave	281	Various	Twin Armco Culverts/Bridge 201 Waterway Scour - Client Risk - Proposal in preparation for Council				\$ 150,000		18/19 TBC	Waihi BeachRd Scour1.ifif
Dillon Street	1169	Various	Bridge 203 Waterway Scour - Client Risk - Proposal in preparation for Council				\$ 150,000		18/19 TBC	Waihi BeachRd Scour2.ifif
Allport Road	1950	Various	Bridge 170 Waterway Scour - Client Risk - Proposal in preparation for Council - Slumping Gabions				\$ 50,000		18/19 TBC	Oropi Gorge 1.JPG
Old Coach	1444	Various	Bridge 64 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection				\$ 50,000		18/19 TBC	Oropi Gorge 2.JPG
Old Coach	9783	Various	Bridge 60 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection				\$ 50,000		18/19 TBC	Oropi Gorge 3.JPG
Te Puke Highway	4798	Various	Bridge 230 Waterway Scour - Client Risk - Proposal in preparation for Council - Silt build up				\$ 20,000		18/19 TBC	Raymond Ave.jpg
Black Road	1327	Various	Bridge 65 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection				\$ 20,000		18/19 TBC	Dillon Street.JPG
Rea Road	1502	Various	Bridge 19 Waterway Scour - Client Risk - Proposal in preparation for Council - Abutment protection				\$ 20,000		18/19 TBC	Allport Rd.JPG
Tuapiro Road	900	Various	Bridge 12 Waterway Scour - Client Risk - Proposal in preparation for Council				\$ 20,000		18/19 TBC	Old Coach Br64.JPG
Total Costs to date					\$ 513,716			\$ 50,000		
Total Estimated Contract Year Value					\$ 1,860,076					
Escalated Risk Cap					\$ 778,031					
Claim Amount										
Council Costs Forecast Amount					\$ 1,082,045		\$ 530,000	\$ 126,020		

Total estimated emergency works costs	\$	4,555,957
Total ONMC risk cap for period	\$	2,305,443
	\$	2,250,514
Council Additional Costs over and above LS Risk Cap	\$	2,250,514
Council Client Risk Sites excluded from Contract	\$	530,000
Total funding shortfall	\$	2,780,514
NZTA subsidy assumption	51%	\$ 1,418,062
Net local funding requirement	\$	1,362,452

Photo 1 – Wairoa Road



Photo 2 – Mystery Valley Road



Photo 3 – Mystery Valley Road



Photo 4 – Mystery Valley Road



Photo 5 – Lindemann Road



Photo 6 - Woodland Road



Photo 7 - Soldiers Road



Photo 8 - Sharp Road



Photo 9 - Te Puna Station Road



Photo 10 - Stockton Road



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Photo 15 - Brown Road



Photo 16 - Rocky Cutting Road



Photo 17 - Schrieber Road



Photo 18 - Wainui South Road



Photo 19 - Waihi Beach Road



Photo 20 - Oropi Gorge Road

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Photo 21 - Raymond Avenue



Photo 22 - Dillon Street



Photo 23 - Allport Road



Photo 24 - Old Coach Road



Photo 25 - Old Coach Road



Photo 26 - Te Puke Highway



Photo 27 - Black Road



Photo 28 - Rea Road



Photo 29 - Tuapiro Road



Western Bay of Plenty District Council**Operations and Monitoring Committee****Tahataharoa Reserve – Proposed Ownership Structure**

Purpose

Council approved funding of \$400,000 towards the purchase of the Tahataharoa Area in the Long Term Plan. **Attachment A**

The area is significant for the Pirirakau Incorporated Society and for ecological restoration.

Negotiations have progressed with multi-party funding (Council, Pirirakau Incorporated Society and Bay of Plenty Regional Council) and a purchase agreement is being prepared. This report seeks agreement in principle for an ownership and joint management structure.

Recommendation

- 1. THAT the Deputy Chief Executive's report dated 30 August 2018 and titled "Tahataharoa Reserve – Proposed Ownership Structure" be received.**
- 2. THAT the report relates to an issue that is considered to be of low significance in terms of Council's Significance and Engagement Policy.**
- 3. THAT the following ownership and management structure for the Tahataharoa land purchase be approved in principle:**
 - **Landowner: Pirirakau Incorporated Society or similar Trust or entity**
 - **Covenant/Agreement for public access**
 - **Joint Management Pirirakau and Council**
 - **Reserve Status**



Gary Allis
Deputy Chief Executive Officer

1. Background

The Council approved funding of \$400,000 towards the purchase of the Tahataharoa area, approximately 25ha.

The purchase was to be multi-party funding. A purchase price that is fully funded has been negotiated with the developer (D155) and the agreement is currently being drafted.

The area is culturally significant to Pirirakau Incorporated Society, and accordingly for the Incorporated Society, being the landowner is highly significant.

Council and the Incorporated Society have been working on this proposal for at least 3 years through negotiation with the landowner.

Council has acquired the esplanade through a community benefit lot consent process. The area being purchased is within the esplanade.

In addition, the area up to the cycleway is also being negotiated to purchase.

1.1 Proposed Structure

Ownership – Pirirakau Incorporated Society

Ownership status such that it is retained in perpetuity in a Pirirakau entity.

Public Access

Public access to land guaranteed in perpetuity through a covenant and/or reserve structure. Exact structure to be determined.

Management/Governance

Joint management structure proposed between Pirirakau Incorporated Society and Council. This will be at an operational level.

Joint governance structure is optional. Potentially a Councillor/Kaumatua Governance Group that would:

- consider and approve the development/restoration plan.
- undertake an annual monitoring visit and review.

Development/Restoration Plan

The Plan will be developed through a Pirirakau/Council/Bay of Plenty Regional Council working party.

Restoration and Development

The Plan will be managed by the Management Committee.

It is anticipated that a local care group will be established.

Funding

It is expected that operational and development funding will come from a number of sources:

- Council – Provision of Infrastructure, Cycleway, Restoration.
- Bay of Plenty Regional Council – Planting and Restoration.
- Pirirakau Incorporated Society – Cultural, In Kind.
- External Funders.

The purchase agreement includes \$100,000 towards the first stage of development and restoration.

Transfer Process

The transfer process will be established through the documentation of the purchase agreement. It may be a two stage process D155 – Council – Pirirakau Incorporated Society, or a single stage D155 – Pirirakau Incorporated Society with covenants in place.

2. Significance and Engagement

The Local Government Act 2002 requires a formal assessment of the significance of matters and decisions in this report against Council's Significance and Engagement Policy. In making this formal assessment there is no intention to assess the importance of this item to individuals, groups, or agencies within the community and it is acknowledged that all reports have a high degree of importance to those affected by Council decisions.

The Policy requires Council and its communities to identify the degree of significance attached to particular issues, proposals, assets, decisions, and activities.

In terms of the Significance and Engagement Policy this decision is considered to be of low significance because while the land ownership, governance and management model is new for Council. The model is well established in other areas, both central and local government. The model protects public access and reflects the multi-party funding and contribution.

3. Engagement, Consultation and Communication

Interested/Affected Parties	Completed/Planned Engagement/Consultation/Communication
Name of interested parties/groups	Bay of Plenty Regional Council, Landowner, Te Puna Heartlands
Tangata Whenua	Pirirakau Incorporated Society
General Public	Cycleway users

Council consulted on the purchase funding through the Long Term Plan. There is general support for the proposal from a Tangata Whenua, ecological, and recreational perspective.

4. Issues and Options Assessment

Option A	
THAT the following ownership and management structure for the Tahataharoa land purchase be approved in principle:	
<ul style="list-style-type: none"> • Landowner: Pirirakau Incorporated Society or similar Trust or entity • Covenant/Agreement for public access • Joint Management Pirirakau and Council • Reserve Status 	
Assessment of option for advantages and disadvantages taking a sustainable approach	Partnership and ownership structure supports Pirirakau Incorporated Society as Tangata Whenua. Public access is guaranteed through this arrangement.
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	A partnership approach as described provides multi-party and agency support and enables funding and in-kind support from many sources.
Other implications	Nil
Option B	
Alternative ownership structures where Council retains a percentage or all ownership.	
Assessment of option for advantages and disadvantages taking a sustainable approach	Does not meet Pirirakau Incorporated Society aspirations and cultural connection to the Whenua.
Costs (including present and future costs, direct, indirect and contingent costs) and cost effectiveness for households and businesses	Reduces ability to gain community funders and Iwi support. Potentially a more costly option for Council.
Other implications	Nil

5. Statutory Compliance

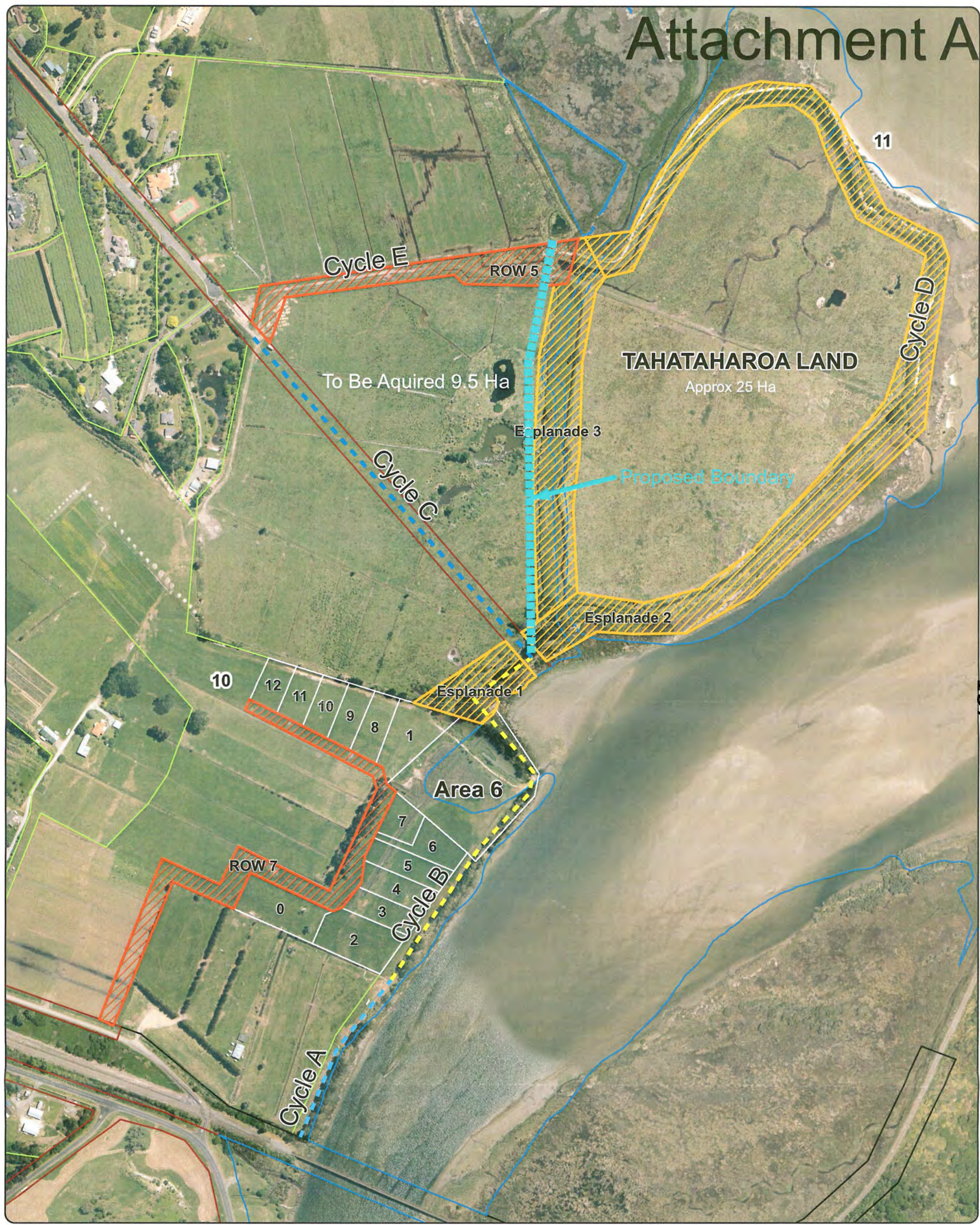
The recommendation meets:

- Legislative requirements/legal requirements
- Current council plans/policies/bylaws
- Regional/national policies/plans.

6. Funding/Budget Implications

Budget Funding Information	Relevant Detail
\$400,000	LTP approved purchase budget – Capex.
\$100,000	Operational costs and funding will be developed over time. Agreed \$100,000 towards first stage of restoration.

Attachment A



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Produced using ArcMap by the Western Bay of Plenty District Council GIS Team.
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 Location of services is indicative only. Council accepts no liability for any error.
 Archaeological data supplied by NZ Archaeological Assoc/Dept. of Conservation.

Email: gis@westernbay.govt.nz
 Date: 4/9/2018
 Operator: sxl
 Map: E:\Shape\Reserves\Map_mxd\lohead_cycle_trial...

Scale A3 - 1:4,000
 0 25 50 100 150 200 Meters



Cycleway End of Lohead Road
 Te Puna

- Legend**
- Cycle A
 - Cycle B
 - Cycle C
 - Cycle C & D
 - Indicative Public/Council Access
 - Indicative Esplanade



Western Bay of Plenty District Council
Operations & Monitoring Committee
Infrastructure Services Briefing September 2018

Purpose

To monitor and provide updates to the Operations & Monitoring Committee on current projects, contracts and works programmes.

Recommendation

- 1. THAT the Deputy Chief Executive's report dated 29 August 2018 and titled Infrastructure Services Briefing September 2018 be received.***
- 2. THAT the Open Section of the Operations & Monitoring Committee Information Pack No. OP14 dated 13 September 2018 be received.***
- 3. THAT the report relates to an issue that is considered to be of low significance in terms of Council's Significance and Engagement Policy.***



Gary Allis
Deputy Chief Executive Officer

1. Utilities

1.1 Te Puke Wastewater Treatment Plant Resource Consent Renewal

The application to renew the Discharge Consent for the Te Puke Wastewater Treatment Plant has been lodged with the Bay of Plenty Regional Council. The application seeks a 35-year term. Timeframes for notification of the Consent application and hearings have not yet been set by Regional Council. Due to large workloads at Regional Council, there may be some delays in the processing of the Consent application. However, because the Consent was lodged 6 months prior to its expiry, Council can continue to operate the treatment plant under the current Consent, until the Consent application process is complete.

The draft Consent conditions submitted with the Consent requires Council to look at alternative options for the long term discharge of the treated wastewater from the Te Puke Wastewater Treatment Plant. A working group has been formed, which includes Tangata Whenua, Councillors and Community Board representatives. The group has identified forestry land that may be suitable for discharge. During the month on June, the working group met and prepared a 18 month program to review all discharge options, with respect to discharge from Te Puke Plant. In July the order of options, ranking each discharge option against a set criteria were discussed, the ranking saw discharge to land options being the most preferable. Over the next few months, the working group will be looking to see where the options maybe viable.

1.2 Muttons Water Treatment Plant

Improvements to treatment plant including pressure sustaining valve to raw water supply pipeline commenced in July 2018 for completion late August - early September.

1.3 Dudley Vercoe Drive, Te Puke

A new pump station is to be constructed to boost water supply to the upper urban area of Te Puke including new developing areas of Boucher Avenue and No 2 Road. Construction commenced in June with completion due late August - early September.

1.4 Maketu Stormwater Catchment Areas

The maintenance inspections have commenced on the storm water open drains.

1.5 Ongare Point Wastewater Scheme Preliminary Investigations

Currently a Septic Tank Effluent Pump (STEP) wastewater system is proposed for the Ongare Point community. Resource Consents have been granted by the Bay of Plenty Regional Council and Western Bay of Plenty District Council for the construction of the treatment plant, reticulation and treatment plant discharge.

Approximately half of the tanks have been installed in private property. The Treatment Plant construction is complete with only finishing work, including fencing and the access track to be completed. Commissioning of the plant will occurred in mid August.

1.6 Katikati Wastewater Treatment Plant Resource Consent Renewal

The Katikati Wastewater Consent renewal was approved on 24 August 2018. In May 2016, Council lodged an application with the Regional Council to renew the Consent for discharge of treated wastewater for a 20-year term. Staff have received the Consent and are finalising the final Consent wording.

The draft Consent conditions submitted with the application requires Council to look at alternative options for the long-term discharge of the treated wastewater from the Katikati Wastewater Treatment Plant.

A working group has been formed that includes Tangata Whenua, Councillors and Community Board representatives. The group has been meeting on a regular basis to assess the various options available. Meetings held to date have discussed beneficial reuse of wastewater and were productive. Potential sites have been narrowed down for the beneficial reuse option and these sites are currently being investigated further by technical consultants. A number of site visits were undertaken on 11 and 12 July. The site visits looked at a number of wastewater treatment plants that use land disposal options for treated discharge.

The working group has selected for potential disposal sites. The engineering staff will now undertake an in-depth study of potential disposal options for each site. This is expected to take three months.

1.7 Comprehensive Stormwater Consents – Central Zone

The Comprehensive Stormwater Consent (CSC) for the Central Zone (including Te Puna and Minden) has been lodged with Regional Council, however, staff are still waiting on feedback from Regional Council. The central CSC excludes Omokoroa as a CSC was obtained for Omokoroa in 2007.

1.8 Two Mile Creek Update - Upstream Dillon Street Bridge

Regional Council Consent was lodged in June 2017. Two parties did not sign in favour of applying for Resource Consent.

Regional Council requested further information be supplied by WBOPDC including modelling of the effects of the new channel on the 100-year flood and environmental and ecological issues with the new concrete channel. These assessments are now complete and final information has been provided to BOPRC. Feedback received from the BOPRC and draft Consent conditions have been finalised.

Due to the creek being located in a floodable zone, a separate Resource Consent is required from WBOPDC. The Consent has been lodged and Council staff have been working with two property owners regarding submissions. One submission has been resolved, the other one is still in negotiation. The Consent is expected to be granted in September 2018.

1.9 Home Worm Composting Workshops

Dates for 2018 are now available on the website at:

<http://www.westernbay.govt.nz/our-services/rubbish-recycling-waste/Pages/Worm-Composting.aspx>

All bookings are now made through www.eventfinda.co.nz

1.10 Katikati Recycling Centre

The Katikati Recycling centre will continue with the extended opening hours on Thursday afternoons for the next three months. Vehicle numbers during the survey period confirmed that the community appreciated the additional time available. Vehicles using the centre between 9am and 12noon averaged 230 and between 12noon and 4pm numbered about 125 vehicles.

Centre staff are also supportive of the extended hours, as it removes the pressure from the morning and results in a safer, less stressful environment for everyone.

The new hours will continue for another three months pending a report to Council on the benefits and cost.

1.11 Minden Road

A new trunk water main is to be installed between Minden Reservoir and Florence Lane. Work commenced in late July with completion expected during September to mid October 2018.

1.12 Licensing Waste Collectors - Waste Management and Minimisation Bylaw 2013

Letters have been sent to known waste collectors to apply and pay to operate as a licenced waste collector in the District as per the requirements of the Waste Management and Minimisation Bylaw 2013.

A Public Notice to Licence appeared in the District newspapers during May 2018. Information to this effect was also placed on Council's website on 16 May 2018.

Applications are being processed and where required further information is sought. JJ Richards & Sons, Kleana Bins and Katikati Bin Hire have been approved for a licence and are in the process of being issued.

1.13 Omokoroa Water Main Improvements

Installation of new water mains, rider mains hydrants, valves and service lines in Hamurana Road, Vivian Street, Myrtle Avenue and Walnut Grove. Also in Munro Raod and a short section of Crawford Road. Work has started, due for completion in November.

1.14 Waste Free Living Workshop by Kate Meads

Waste Free Living workshop at Waihi Beach on 9 August 2018 and at Te Puke on 12 December 2018.

All bookings are now made through www.eventfinda.co.nz

1.15 Te Puke Recycling Centre Extended Opening Hour Trial

Trial Te Puke Recycling Centre is extending opening hours in September for a three-month trial.

The centre will open from 8am to 5pm on Tuesdays and Thursdays with Saturday hours remaining the same from 8am until 4pm. Western Bay of Plenty District Council has been granted resource consent to extend the hours in response to community demand.

The extended hours on Tuesdays and Thursdays will enable people to drop off their recyclables on their way to or from work. The three-month trial starts on Tuesday, 4 September 2018 and ends on 29 November 2018.

2. Reserves

2.1 Kauri Point Jetty – Walkway Re-Decking

Pricing is now being sought to complete the jetty walkway re-decking. It is expected that the cost will increase significantly due to material and equipment access is only available via the water (or air, barge, or helicopter required). Timing will depend on contractor methodology, any special requirements and resourcing – this may not be resolved until next year. Monitoring will continue to ensure that the walkway remains safe.

2.2 Omokoroa Sportsground Playground

Playground equipment and an installation contractor has been selected. Subject to equipment delivery lead times, Stage 1 of the playground will be installed prior to Christmas. Stage 2 timing subject to external funding, orders will be placed and installation will be underway subject to delivery timing.

2.3 Omokoroa to Tauranga Cycleway

Section 1: This section has now been completed (new boardwalk).

Omokoroa Walkway / Cycleway User Statistics as follows:

	Total Traffic for the Analysed Period	Daily Average	Busiest Day of the Week	Busiest Month of the Year	Distribution	
					IN	OUT
Pedestrians	44,526	108	Sunday	December 17: 5,748	57	43
Cyclists	14,922	36	Sunday	January 18: 1,691	48	52

Section 3: Lynley Park to railway - The archaeological authority application is on hold pending further information required by Heritage New Zealand. This will be resubmitted soon.

Section 4: Tamihana Park to Kiwirail Bridge – Recent activity has included Powerco and Ultra Fast Fibre installing buried ducting along this section to provide services for future Omokoroa growth. The completion of this section will be coordinated with the Plummers Point section to Huharua Park so that a route destination is enabled.

Section 5: Bridge across Mangawhai inlet – completed but the track will remain closed until the cycleway connection with Huharua Park is in place.

Section 6: Plummers Point trail from bridge to Huharua Park. Detailed design has been completed. Archaeological Authority has been obtained and we are now waiting for resource consent approval before earthworks can begin (also subject to weather). A bridge to cross the gap between the esplanade and Huharua Park has been procured – installation will be installed within the next 2 months subject to weather and contractor resource timing.

NOTE: The commuter route section proposed to connect between Bridge1 and Plummers Point Road is not being constructed until funding is confirmed and public access enabled (legalisation process also required).

2.4 Omokoroa Ferry to Opureora/Matakana Island – Facilities Upgrade

An information/location map and bulletin board cabinet for community notices is being procured and will be installed once final feedback is received from the Community.

OPUREORA JETTY RENEWAL: Detailed design is underway. Subject to tender process & pricing, the jetty construction will be undertaken this financial year.

OPUEREORA MARAE PUBLIC TOILET: Repairs are being scheduled with the Reserves & facilities maintenance contractor to bring the facility up to a serviceable standard.

2.5 Waihi Beach Cycleways

Reserves Management Plan consultation has been completed and is being prepared for a Policy Committee workshop scheduled 4 September and Council Adoption 18 October. The resulting Council resolution will inform the Plom Road through to Anzac Bay cycleway connections.

Physical works have been completed at some of the sections. Other sections will begin as soon as contractor resources are in place.

Trig Trail statistics as follows:

- Total user count since track open – 58,300
- Average day count – 156
- Busiest day count – 813

2.6 Haiku Park to Henry Road Cycleway/Walkway

Staff review has now been completed on a draft information sign-board and been sent back to the artist for reformatting into a revised design. The revised design will be submitted to the Katikati Community Board for feedback as soon as it is available.

2.7 Dotterel Point Reserve – Public Toilet Septic Tank Upgrade

The septic tank effluent discharge beyond consented limits continues, but usually only during the weekends. Some minor system improvements are being implemented to ascertain if enough of a difference can be made for compliance. This includes; the replacement of one of the toilet cisterns, adjusting or replacing push-button taps, reducing cistern volume down from a flush of 9 litres, replacing the urinal sensor solenoid & battery.

Monitoring of the system will remain ongoing and likely to remain this way until the Surf Club begin construction of their new facilities, the timing of which is subject to their funding being secured.

2.8 Damaged Walkway Reserve Land - Ruamoana Place to Bramley Drive

As at 13 August 2018: Remediation works are progressing slowly.

Five drainage pipe systems (chimney drain intersected by a directional drain) have now been completed using three coordinated separate contractors. Consultants Tonkin and Taylor are supervising on site, successfully addressing issues as they arise. The number of drainage pipe has been reduced significantly due to 1) difficulties with installation, 2) the observed area of influence each pipe has produced. The area of influence is

observable in monitoring bore holes where the water table has reduced significantly (300mm in four days approximately 20m from the drain). Completion is still estimated by the end of August (subject to weather).

Owners along the reserve frontage are being kept informed.

2.9 Omokoroa Slips

Complex and frustrating issues remain for affected homeowners and may not be resolved unless there is a change of view from the insurance companies.

Lawyers for the homeowners are now involved has the local Member of Parliament.

The owner of No. 69 Omokoroa Road is reassessing options for repair of a slip on the property.

2.10 Omokoroa Reserves Development Project Funding: \$350,000

The funding in 2018/19 is for reserve development. Indicatively it is planned to allocate:

- Precious Reserve \$50k of earthworks / site filling / landscaping development
- Cooney Reserve - \$100k new toilet (might actually be more than this depending on size)
- Sports Ground reserve - \$50k new path between playground and linking to new facility building
- Sports Ground reserve - \$100k added to playground project
- Omokoroa Domain Playground - \$50k input into upgrade (remainder of funding for this project will come from outcome of Domain development expenditure, asset renewal funds, Community Board, reserves and community roading).

Staff will attend a Board Workshop to firm up on direction.

2.11 Rotoiti to Paengaroa Cycle Trail

A working bee, organised by the Trails Trust is being held on 5 September to clear vegetation from the trail through the DoC area.

This activity will support the funding application to NZTA.

3. Strategic Property

3.1 Katikati Library

Practical completion of the Library has occurred and staff and the contractor are finalising the minor issues still outstanding and some additional work required to meet the building consent requirements for the two buildings.

3.2 Te Puna Hall

Options for the relocation of the Hall on to the McIntyre land are being pursued by the NZTA agents in consultation with the Hall Committee and Council staff.

It is understood a site on the McIntyre land has been confirmed and negotiations are underway for the purchase of that site.

3.3 Kaimai Views – Sales Update

Work on the construction of houses is continuing.

The developer is still unable to gain access off Omokoroa Road, which is causing delays in their ability to complete the supply of services to the houses. Fourteen houses are in process of construction at this time.

3.4 Omokoroa Cell Phone Tower

The tower is now operational.

3.5 Te Puke War Memorial Hall

The work on the earthquake strengthening of the Hall is complete. However, the final account for this work still remains in dispute and being worked through.

3.6 Omokoroa Library & Service Centre

The architect is adding the proposed floor area for the Library & Service Centre to the concept design of the sports pavilion. A draft will be circulated to the Community Board for any comment. Given that the exterior design will match that of the sports pavilion the draft will be an opportunity for comment at a high level.

4. Development Engineering and Projects

4.1 Te Puke Highways - Pah Road Slip Reinstatement

Opus is currently preparing documentation for the procurement of suitable contractors to commence with the construction of this project. It is expected that this project will be completed by the end of this year.

4.2 Omokoroa Industrial Road - Stormwater Detention Pond – Investigation, Design & Construction

The Contract to investigate, design and manage the construction of the 420m industrial road and the adjacent stormwater detention pond has been awarded to Harrison Grierson.

It is anticipated that the road and pond investigation and design will be completed towards the end of this year with the expectation that the construction of the industrial road will commence in March 2019 and be completed late December 2019. The timing of the construction of the stormwater pond will be dependent on resource consent and land acquisition.

5. Emergency Management

5.1 Waihi Beach

The Athenree, Community Response Plan has now been completed and Emergency Management Bay of Plenty will ensure adequate numbers of the plan are printed and given to the Community Board. This plan follows on from the development of the Waihi Beach Community Response Plan. The Athenree community should be congratulated for all their hard work in putting this together.

5.2 Te Puke

The Te Puke Community Response team are in the process of developing their draft Community Response Plan. On Thursday 2 August Emergency Management Bay of Plenty staff attended a meeting with the Community Response Team and received a presentation on the final draft Community Response Plan. The plan is now with Emergency Management Bay of Plenty for final formatting and minor amendments.

5.3 Training

CDEM Inductions. Since 1 June 2018, two WBOPDC staff have received CDEM Induction training. One of those staff is now an EOC Volunteer Coordinator in the Operations Team, and the other is in a back-up role for the Intelligence Team.

ITF Intermediate training in Whakatāne on 25-26 July, which included two Intelligence Team (GIS) staff from the Western Zone EOC. The net course is scheduled for 21-22 August in Tauranga.

Exercise Ruapehu II. This was a facilitated desktop discussion centred on the scenario of a volcanic ashfall. The exercise took place in the Western Zone EOC Chambers on 29 June 2018, and involved the Incident Management Team. The key objectives for the exercise were firstly to introduce the newly developed Checklist Compendium (attached) which we have produced over the past year in response to demand for more structured guidance to managing the response to emergencies. Secondly, we discussed key principles of successful function team management; and finally we integrated these two objectives through exercising an Incident Management Team (IMT) meeting and developing an Incident Action Plan.

Checklist Compendium. The Emergency Operations Centre Incident Management Team each have a copy of the Checklist Compendium, and several copies are also located in each of the Team boxes in the CDEM storeroom at WBOPDC. Future exercises will focus on staff familiarity with this key resource.

November 2018 Exercise. Planning is underway for a Tier 1 exercise in November which will involve all of the Bay of Plenty Emergency Operation Centres participating independently on separate days. The focus of the training will be on staff gaining familiarity with the Checklist Compendium, principally their Emergency Operations Centre roles and function team processes.

5.4 New Community Resilience Staff

Over July Nick Barnes and Theo Ursum both started with the Emergency Management Bay of Plenty, Community Resilience team. Theo and Nick are welcome arrivals and fill two long standing vacancies left within the team. Theo will be taking the lead working with the community response teams in the Western Bay of Plenty to continue the great work that has been done in this space to date.

6. Roding

6.1 Omokoroa Road Construction - State Highway to Railway

The Omokoroa Road upgrade has been an exceptionally complex project due to weather delays, shortage of construction crews, roundabout and intersection builds, adjoining developer requests and the construction of multiple underground services with different utility authority ownership.

Most of the new road pavement has now been completed. The \$12.9 million project, with the physical works beginning early in 2017, also hit setbacks with the discovery of multiple archaeological sites and removal of redundant asbestos water main pipes requiring specialist handling and disposal.

Underground services installed during the construction have included new water mains, a new gravity sewer main, a new storm water main, new road culverts, communications and power cables, Ultrafast broadband fibre optic cabling and the relocation of sections of the Omokoroa sewer transfer main.

Development of the park-n-ride near the Prole Road intersection; construction of a cycleway from SH2 to the fire station and installation of an additional sewer main to the wastewater transfer station.

The road construction and underground water main, power and communication services continue to be delayed due to ongoing inclement weather.

Underground services installed during the construction have included new water mains, a new gravity sewer main, a new storm water main, new road culverts, communications and power cables, Ultrafast broadband fibre optic cabling and the relocation of sections of the Omokoroa sewer transfer main.

Works will continue until September 2018 on installing the storm water main connection into the Kaimai Views Special Housing Area; development of the park-n-ride near the Prole Road intersection; construction of a cycleway from SH2 to the fire station and installation of an additional sewer main to the wastewater transfer station.

The new storm water line has been installed.

The road construction and underground water main, power and communication services continue to be delayed due to ongoing inclement weather.

6.2 Maketu Proposed Cycle Trail

Staff and Councillor Marsh met the landowner to discuss options to construct the cycleway partly over private property. This was unsuccessful.

The cycleway alignment will be designed and estimated based on three options:

- a) Wetlands side Maketu to Kaituna Road
- b) Estuary side Maketu to Kaituna Road (previously designed and estimated)
- c) Wetland side from Maketu to a crossing point with good visibility then coastal side to Kaituna Road.

The options and estimate will be reported back to the Board when completed.

6.3 Community Roading Katikati

Fairview Road kerb and channelling construction underway and to be completed by end of August (weather dependent)

Stewart Street design complete and approved by Community Board. Added to WestLink's Programme of Works, however, the start date has yet to be confirmed.

6.4 One Network Maintenance Contract (ONMC)

Refer to OP14 Information Pack.

Attachment A**6.5 Waihi Beach – Omokoroa Cycle Trail and SH2 Safety Works**

The SH2 safety works have potential implications for the future Waihi Beach – Omokoroa cycle trail.

An initial scoping site visit and desk top assessment of the route was undertaken with NZTA and Council staff.

The intention is that where practical at critical points, the Agency will include a cycleway platform on the berm outside wire rope barriers.