

AGENDA



Thursday, 12 February 2026

Time: 10:00 am
Location: Turner Centre
43 Cobham Road
Kerikeri

Membership:

Chairperson Belinda Ward - Chairperson
Deputy Tyler Bamber
Member Jo Alexander
Member Korey Atama
Member Roddy Hapati-Pihema
Member Dane Hawker
Member Jane Hindle
Councillor Arohanui Allen
Councillor Ann Court

The Local Government Act 2002 states the role of a Community Board is to:

- A. Represent, and act as an advocate for, the interests of its community.
- B. Consider and report on all matters referred to it by the territorial authority, or any matter of interest or concern to the community board.
- C. Maintain an overview of services provided by the territorial authority within the community.
- D. Prepare an annual submission to the territorial authority for expenditure within the community.
- E. Communicate with community organisations and special interest groups within the community.
- F. Undertake any other responsibilities that are delegated to it by the territorial authority

Council Delegations to Community Boards - January 2013

The "civic amenities" referred to in these delegations include the following Council activities:

- Amenity lighting
- Cemeteries
- Drainage (does not include reticulated stormwater systems)
- Footpaths/cycle ways and walkways
- Public toilets
- Reserves
- Halls
- Swimming pools
- Town litter
- Town beautification and maintenance
- Street furniture including public information signage
- Street/public Art
- Trees on Council land
- Off road public car parks
- Lindvart Park – a Kaikohe-Hokianga Community Board civic amenity

Exclusions: *From time to time Council may consider some activities and assets as having district wide significance and these will remain the responsibility of Council. These currently include: The roading network, Hundertwasser toilets, District Library Network, Baysport, the Kerikeri, Kaikohe & Kaitia Airports, Hokianga Vehicle Ferry, i-Site network, Far North Community Centre, Kerikeri Domain, Kawakawa Heated Swimming Pool, Kaikohe Cemetery, Kerikeri Sports Complex, The Centre at Kerikeri, the Bay of Islands/Hokianga Cycle Trail.*

Set local priorities for minor capital works in accordance with existing strategies,

1. Recommend local service levels and asset development priorities for civic amenities as part of the Annual Plan and Long Term Plan processes.
2. Reallocate capital budgets within the Annual Plan of up to 5% for any specific civic amenity, provided that the overall activity budgetary targets are met.
3. Make grants from the allocated Community Funds in accordance with policy 3209, and the SPARC/Sport Northland Rural Travel fund in accordance with the criteria set by the respective body, and, for the Bay of Islands-Whangaroa Community Board, the power to allocate the Hundertwasser Donations Account.
4. Provide comment to council staff on resource consent applications having significance within the Community, including the provision of land for reserves or other public purposes.
5. To hold, or participate in hearings, as the Council considers appropriate, in relation to submissions pertinent to their community made to plans and strategies including the Long Term Plan and Annual Plan, and if appropriate recommend decisions to the Council.

6. To hold hearings of submissions received as a result of Special Consultative Procedures carried out in respect of any matter other than an Annual or Long Term Plan and make recommendations to the Council.
7. Where recommended by staff to appoint management committees for local reserves, cemeteries, halls, and community centres.
8. To allocate names for previously unnamed local roads, reserves and other community facilities, and recommend to Council name changes of previously named roads, reserves, and community facilities subject to consultation with the community.
9. To consider the provisions of new and reviewed reserve management plans for recommendation to the Council in accordance with the Reserves Act 1977 and hear or participate in the hearing of submissions thereto, as considered appropriate by the Council.
10. To provide recommendations to the Council in respect of applications for the use and/or lease of reserves not contemplated by an existing reserve management plan.
11. Prohibit the use of skateboards in specified locations within their communities, in accordance with Council's Skating Bylaw 1998.
12. Recommend new bylaws or amendments to existing bylaws.
13. Prepare and review management plans for local cemeteries within budget parameters and in a manner consistent with Council Policy.
14. Exercise the following powers in respect of the Council bylaws within their community:
 - a) Control of Use of Public Spaces – Dispensations on signs
 - b) Mobile Shops and Hawkers – Recommend places where mobile shops and/or hawkers should not be permitted.
 - c) Parking and Traffic Control – Recommend parking restrictions, and areas where complying camping vehicles may park, and consider and grant dispensations in accordance with clause 2007.2
 - d) Public Places Liquor Control – Recommend times and places where the possession or drinking of alcohol should be prohibited.
 - e) Speed Limits – Recommend places and speed limits which should be imposed.
15. To appoint Community Board members to speak on behalf of their community in respect of submissions or petitions.
16. Specific to the Bay of Islands-Whangaroa Community Board – consider any recommendations of the Paihia Heritage Working Group and make appropriate recommendations to Council on the development of a draft Plan Change and a Section 32 analysis on heritage provisions for Paihia.
17. To set schedule of meeting dates, times and venues, subject to the meetings not conflicting with meetings of the Council and satisfying the provisions of the Local Government Official information and Meetings Act 1987.
18. To review all proposed public art projects on a project-by project basis to ensure they comply with policy #5105 Art in Public Places, including approval of the aesthetic appearance, maintenance programme, insurance and appropriate location, and to agree to their installation.
19. In respect of applications from food establishments for permission to establish tables and chairs on a public place, i.e. Alfresco dining in accordance with Policy 3116, to consider and decide on any application which does not meet all criteria of the policy, and any application which staff recommend to be declined.

20. Subject to a report from the appropriate managers and the appropriate budgetary provision, to make decisions in respect of civic amenities including the levels of service, and the provision or removal of an amenity not provided for elsewhere in these delegations.

Terms of Reference

In fulfilling its role and giving effect to its delegations, Community Boards are expected to:

1. Comment on adverse performance to the Chief Executive in respect of service delivery.
2. Assist their communities in the development of structure plans, emergency management community response plans, and community development plans.
3. Assist their communities to set priorities for Pride of Place programmes.
4. Have special regard for the views of Māori.
5. Have special regard for the views of special interest groups, e.g. disabled, youth, aged, etc.
6. Actively participate in community consultation and advocacy and keep Council informed on local issues.
7. Seek and report to Council community feedback on current issues by:
 - a) Holding a Community forum prior to Board meetings
 - b) Varying the venues of Board meetings to enable access by members of the community
8. Monitor and make recommendations to Council to improve effectiveness of policy.
9. Appoint a member to receive Annual Plan\Long Term Council Community Plan submissions pertinent to the Board area, attend hearings within the Board area, and attend Council deliberations prior to the Plan adoption.

Protocols

In supporting Community Boards to fulfil their role, the Council will:

1. Provide appropriate management support for the Boards.
2. Organise and host regular workshops with the Community Boards I to assess the 'State of the Wards & District' to establish spending priorities.
3. Prior to decision-making, seek and include 'Community Board views' in Council reports in relation to:
 - a) the disposal and purchase of land
 - b) proposals to acquire or dispose of reserves
 - c) representation reviews
 - d) development of new maritime facilities
 - e) community development plans and structure plans
 - f) removal and protection of trees
 - g) local economic development initiatives
 - h) changes to the Resource Management Plan
4. Organise and host quarterly meetings between Boards, the CEO and senior management staff.
5. Prepare an induction/familiarisation process targeting new members in particular early in the term.
6. Support Board members to arrange meetings with local agencies and service clubs to place more emphasis on partnerships and raising profile of the Boards as community leaders.
7. Permit Board chairperson (or nominated member) speaking rights at Council meetings.
8. Help Boards to implement local community projects.
9. Arrange for Infrastructure and Asset Management Staff to meet with the Community Boards in September each year to agree the capital works for the forthcoming year for input into the Annual or Long Term Plan.
10. Provide information.

Far North District Council
Bay of Islands-Whangaroa Community Board Meeting
will be held in the Turner Centre, 43 Cobham Road, Kerikeri on:
Thursday 12 February 2026 at 10:00 am

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1 KARAKIA TIMATANGA / OPENING PRAYER

ki te mahi me te ngākau auaha me te whakamahi i ngā pūkenga me te mātauranga i roto i ngā wānanga me ngā whakataunga kia whakatūria ai tētahi Hapori e matatika ana, e tū kotahi ana ka mutu ka whakapiki anō i te oranga o tō tātou rohe, ka whakatau anō i ngā take o te rohe i runga i te tika me te pono.

We ask that through the boards discussions and decisions the representatives elected may advocate on behalf of the Bay of Islands-Whangaroa community with aroha, imagination, skill and wisdom to achieve a fairer and more united community that enhances the wellbeing of the community and solves the community's problems efficiently and effectively.

2 NGĀ WHAKAPĀHA ME NGĀ PĀNGA MEMA / APOLOGIES AND CONFLICTS OF INTEREST

Members need to stand aside from decision-making when a conflict arises between their role as a Member of the Community Board and any private or other external interest they might have. This note is provided as a reminder to Members to review the matters on the agenda and assess and identify where they may have a pecuniary or other conflict of interest, or where there may be a perception of a conflict of interest.

If a Member feels they do have a conflict of interest, they should publicly declare that at the start of the meeting or of the relevant item of business and refrain from participating in the discussion or voting on that item. If a Member thinks they may have a conflict of interest, they can seek advice from the Chief Executive Officer or the Manager - Democracy Services (preferably before the meeting).

It is noted that while members can seek advice the final decision as to whether a conflict exists rests with the member.

3 TE WĀHANGA TŪMATANUI / PUBLIC FORUM

To be confirmed on the day.

4 NGĀ TONO KŌRERO / DEPUTATION

No requests for deputations were received at the time of the Agenda going to print.

5 NGĀ KAIKŌRERO / SPEAKERS

6 TE WHAKAAETANGA O NGĀ MENETI O MUA / CONFIRMATION OF PREVIOUS MINUTES

6.1 CONFIRMATION OF PREVIOUS MINUTES

File Number: A5544225

Author: Amber Wihongi-Alderton, Democracy Advisor

Authoriser: Aisha Huriwai, Manager - Democracy Services

TAKE PŪRONGO / PURPOSE OF THE REPORT

The minutes are attached to allow the Bay of Islands-Whangaroa Community Board to confirm that the minutes are a true and correct record of the previous meeting.

TŪTOHUNGA / RECOMMENDATION

That the Bay of Islands-Whangaroa Community Board confirm the minutes of the meeting held 17 December 2025 as a true and correct record.

1) TĀHUHU KŌRERO / BACKGROUND

Local Government Act 2002 clause 7 Section 28 states that a local authority must keep minutes of its proceedings. The minutes of these proceedings duly entered and authenticated as prescribed by a local authority are prima facie evidence of those meetings.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

The Bay of Islands-Whangaroa Community Board Standing Orders Section 27.3 states that “no discussion may arise on the substance of the minutes at any succeeding meeting, except as to their correctness”.

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

The reason for the recommendation is to confirm the minutes as a true and correct record of the previous meeting.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

There are no financial implications or the need for budgetary provision.

ĀPITI HANGA / ATTACHMENTS

- 1. 2025-12-17 Bay of Islands-Whangaroa Community Board Minutes - A5509830**  

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	This is a matter of low significance.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	This report complies with the Local Government Act 2002 Schedule 7 Section 28.
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	It is the responsibility of each meeting to confirm their minutes therefore the views of another meeting are not relevant.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	There are no implications on Māori in confirming minutes from a previous meeting. Any implications on Māori arising from matters included in meeting minutes should be considered as part of the relevant report.
Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	This report is asking for the minutes to be confirmed as a true and correct record, any interest that affect other people should be considered as part of the individuals report.
State the financial implications and where budgetary provisions have been made to support this decision.	There are no financial implications requiring input from the Chief Financial Officer.
Chief Financial Officer review.	The Chief Financial Officer has not reviewed this report.

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**MINUTES OF
BAY OF ISLANDS-WHANGAROA COMMUNITY BOARD MEETING
HELD AT THE TURNER CENTRE, 43 COBHAM ROAD, KERIKERI
ON WEDNESDAY, 17 DECEMBER 2025 AT 10:00 AM**

PRESENT: Chairperson Belinda Ward, Deputy Tyler Bamber, Member Jo Alexander, Member Korey Atama, Member Roddy Hapati-Pihema, Member Dane Hawker, Member Jane Hindle, Councillor Arohanui Allen, Councillor Ann Court

IN ATTENDANCE: Cr Kelly Stratford

STAFF PRESENT: Stephen FitzHerbert (Community Board Coordinator), Kathryn Trewin (Funding Advisor), Amber Wihongi Alderton (Democracy Advisor), Peggy Veen (Principal Advisor – Strategic Relationships), Jeannette England (District Facilities Asset Manager), Trinity Lane (Finance and Customer Services Administrator), Roger Ackers (General Manager – Policy and Planning)

1 KARAKIA TIMATANGA / OPENING PRAYER

Member Jane Hindle commenced the meeting with a karakia at 10:02 AM.

2 NGĀ WHAKAPĀHA ME NGĀ PĀNGA MEMA / APOLOGIES AND CONFLICTS OF INTEREST

Noted Cr Court is attending another meeting this morning and will arrive late.

APOLOGY

RESOLUTION 2025/127

Moved: Chairperson Belinda Ward
Seconded: Deputy Tyler Bamber

That the apology received from Cr Ann Court for lateness be accepted and leave of absence granted.

CARRIED

3 MAKING AND ATTESTING OF DECLARATIONS

3.1 MAKING AND ATTESTING OF DECLARATIONS

Agenda item 7.1 document number A5497421, pages 16 - 17 refers.

The Chief Executives Officer's Appointed Officer, Amber Wihongi-Alderton, witnessed the Attestation and Declaration of Community Board Members:

- Member Korey Atama

4 TE WĀHANGA TŪMATANUI / PUBLIC FORUM

Bill Carruthers for NZMCA regarding item 7.1.

4 NGĀ KAIKŌRERO / SPEAKERS

1. Karen Campbell and Mike Boyd for Citizens Advice Bureau.
2. Albert Cash for Ngā Tangariki O Ngāti Hine Trust, item 7.4

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5 TE WHAKAAETANGA O NGĀ MENETI O MUA / CONFIRMATION OF PREVIOUS MINUTES**6.1 CONFIRMATION OF PREVIOUS MINUTES**

Agenda item 6.1 document number A5495201, pages 8 - 15 refers.

RESOLUTION 2025/128

Moved: Member Jo Alexander

Seconded: Member Jane Hindle

That the Bay of Islands-Whangaroa Community Board confirm the minutes of the meeting held 27 November 2025 as a true and correct record.**CARRIED****6 NGĀ PŪRONGO / REPORTS****7.1 PROPOSED SITES FOR REPLACEMENT MOTORHOME/CARAVAN DUMP STATION**

Agenda item 7.2 document number A5420295, pages 18 - 96 refers.

RESOLUTION 2025/129

Moved: Chairperson Belinda Ward

Seconded: Member Jo Alexander

That the Bay of Islands-Whangaroa Community Board:

- a) **Endorses Te Puāwaitanga as a suitable site for development of a replacement Motorhome & Caravan Dump station subject to further investigations into effective treatment of concentrated wastewater.**
- b) **Requests the Chief Executive to continue investigations into the viable treatment options and, if appropriate, proceed with the final design and construction at Te Puāwaitanga.**

CARRIED**7.2 NEW ROAD NAME: LOT 1001, KAPIRO ROAD, KERIKERI**

Agenda item 7.3 document number A5496703, pages 97 - 103 refers.

RESOLUTION 2025/130

Moved: Member Jo Alexander

Seconded: Member Jane Hindle

That Bay of Islands-Whangaroa Community Board name four public roads "Kākāriki Drive," "Kōkako Place," "Kawau Place," "Kororā Close" and one private road "Kāroro Loop" that is located at Lot 1001, Kapiro Road, Kerikeri.**CARRIED***At 11:20 am the meeting adjourned.**At 11:40 am the meeting resumed.*

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7.3 A FUNDING APPLICATIONS

Agenda item 7.4 document number A5496026, pages 104 - 136 refers.

RESOLUTION 2025/131

Moved: Member Roddy Hapati-Pihema

Seconded: Member Jane Hindle

That the Bay of Islands-Whangaroa Community Board approve the sum of \$15,000 (plus GST if applicable) be paid from the Boards Community Grant Fund account to Ngā Tangariki O Ngati Hine Trust for costs towards publicity for Te Mere Whakakopa.

Abstained: Cr Ann Court**CARRIED****7.3 B FUNDING APPLICATIONS**

Agenda item 7.4 document number A5496026, pages 104 - 136 refers.

RESOLUTION 2025/132

Moved: Member Jane Hindle

Seconded: Member Korey Atama

That Bay of Islands-Whangaroa Community Board approve the sum of \$4,200 (plus GST if applicable) be paid from the Boards Community Grant Fund account to Kaeo Bowling Club for costs towards replacement costs of the club roof.

Abstained: Cr Ann Court**CARRIED****7.3 C FUNDING APPLICATIONS**

Agenda item 7.4 document number A5496026, pages 104 - 136 refers.

RESOLUTION 2025/133

Moved: Member Jane Hindle

Seconded: Deputy Tyler Bamber

That Bay of Islands-Whangaroa Community Board approve the sum of \$3,670 (plus GST if applicable) be paid from the Boards Community Grant Fund account to Opua Hall Society for costs towards stormwater damage mitigation and planting.

Abstained: Cr Ann Court**CARRIED****7.4 SETTING OF 2026 MEETING DATES**

Agenda item 7.5 document number A5498325, pages 137 - 142 refers.

RESOLUTION 2025/134

Moved: Chairperson Belinda Ward

Seconded: Member Dane Hawker

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That the Bay of Islands-Whangaroa Community Board:**a) adopt the following meeting dates for 2026 at venues to be determined by the Board:**

- Thursday 12 February
- Thursday 12 March
- Thursday 9 April
- Thursday 7 May
- Thursday 4 June
- Thursday 2 July
- Thursday 6 August
- Thursday 3 September
- Thursday 1 October
- Thursday 29 October
- Thursday 26 November

b) delegate the authority to amend the schedule of Community Board meetings, to the Community Board Coordinator in agreement with the Chairperson.**CARRIED****7.5 APPOINTMENT TO ACCESSIBILITY ACTION GROUP**

Agenda item 7.6 document number A5498423, pages 143 - 147 refers.

RESOLUTION 2025/135

Moved: Deputy Tyler Bamber

Seconded: Member Jo Alexander

That the Bay of Islands-Whangaroa Community Board appoint member Jo Alexander as its representative and Korey Atama as alternate on the Accessibility Action Group.**CARRIED***Secretarial Note: Acknowledgement to Lane Ayr who stayed on during the interim period as a community member.***7.6 APPOINTMENTS TO MANAGEMENT COMMITTEES**

Agenda item 7.7 document number A5498421, pages 148 - 150 refers.

RESOLUTION 2025/136

Moved: Chairperson Belinda Ward

Seconded: Member Dane Hawker

That the Bay of Islands-Whangaroa Community Board make appointments to Management Committees as detailed below:

- a) appoints member Jo Alexander to Cherry Park House
- b) appoints member Roddy Hapati-Pihema to Kawakawa Memorial Library Museum
- c) appoints member Belinda Ward to Paihia War Memorial Hall
- d) appoints member Jane Hindle to Russell Town Hall
- e) appoints member Roddy Hapati-Pihema to Simson Park Hall

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- f) appoints member Korey Atama to Totara North Hall
- g) appoints member Tyler Bamber to Waipapa Hall
- h) appoints member Korey Atama to Whangaroa Memorial Hall
- i) appoints member Korey Atama to Whangaroa Township Hall
- j) appoints member Belinda Ward to Bledisloe Domain
- k) appoints member Korey Atama to Kaeo Domain
- l) appoints member Roddy Hapati-Pihema to Kawakawa Domain and Reserves Management Committee
- m) appoints member Jane Hindle to Maromaku Domain Board
- n) appoints member Jane Hindle to Russell Sports Ground/Club
- o) appoints member Korey Atama to Kaeo Swimming Pool Committee
- p) appoints member Korey Atama to Whangaroa Rivers/Kaeo Management Plan Liaison Committee
- q) appoints member Dane Hawker to the Kerikeri Sports Complex Committee
- r) appoints member Roddy Hapati-Pihema to the Taumarere River liaison Committee – Roddy
- s) appoints member Roddy Hapati-Pihema Bay of Islands Recreation Centre and BOI College

CARRIED**7.7 COMMUNITY BOARD REPRESENTATIVE ON TE PUĀWAITANGA GOVERNANCE GROUP APPOINTMENTS PANEL**

Agenda item 7.8 document number A5494575, pages 151 - 155 refers.

RESOLUTION 2025/137

Moved: Chairperson Belinda Ward

Seconded: Member Dane Hawker

That the Bay of Islands-Whangaroa Community Board:

Appoint Tyler Bamber as the Bay of Islands-Whangaroa Community Board Representative on the Te Puāwaitanga appointments panel.

CARRIED**7 NGĀ PŪRONGO TAIPITOPITO / INFORMATION REPORTS****8.1 BAY OF ISLANDS-WHANGAROA COMMUNITY BOARD OPEN RESOLUTION REPORT**

Agenda item 8.1 document number A5498428, pages 156 - 156 refers.

RESOLUTION 2025/138

Moved: Deputy Tyler Bamber

Seconded: Chairperson Belinda Ward

That Bay of Islands-Whangaroa Community Board receive the Bay of Islands-Whangaroa Community Board Open Resolution Report.

CARRIED

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8 TE WĀHANGA TŪMATAITI / PUBLIC EXCLUDED

RESOLUTION TO EXCLUDE THE PUBLIC

RESOLUTION 2025/139

Moved: Chairperson Belinda Ward

Seconded: Member Jane Hindle

That the public be excluded from the following parts of the proceedings of this meeting.

The general subject matter of 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 of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48 for the passing of this resolution
9.1 - Confirmation of Previous Minutes - Public Excluded	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
9.2 - Bay of Islands-Whangaroa Community Board Open Resolution Report - Public Excluded	<p>s7(2)(g) - the withholding of the information is necessary to maintain legal professional privilege</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7

b) That the following be permitted to remain after the public has been excluded to provide on the items tabled:

- **Relevant Staff: Democracy Advisor, Community Board Coordinator, Funding Advisor, Principal Advisor – Strategic Relationships,**
- **Cr Arohanui Allen (online); Kohepu Deputy Chair Chicky Rudkin (online)**

CARRIED

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Chair Belinda Ward stated the information and decisions contained in the part of the meeting held with public excluded regarding item 8.1 would remain in public excluded.

9 KARAKIA WHAKAMUTUNGA / CLOSING PRAYER

The closing karakia was delivered by member Korey Atama.

10 TE KAPINGA HUI / MEETING CLOSE

The meeting closed at 2pm.

The minutes of this meeting will be confirmed at the Bay of Islands-Whangaroa Community Board Meeting held on 12 February 2026.

.....
CHAIRPERSON

7 NGĀ PŪRONGO / REPORTS

7.1 FUNDING APPLICATIONS

File Number: A5542762

Author: Kathryn Trewin, Funding Advisor

Authoriser: Aisha Huriwai, Manager - Democracy Services

TAKE PŪRONGO / PURPOSE OF THE REPORT

The purpose of this report is to allow the Bay of Islands-Whangaroa Community Board (the Board) to consider the application/s received for the Community Grant Fund/Placemaking Fund.

WHAKARĀPOOTO MATUA / EXECUTIVE SUMMARY

- There are no new applications, but a request for an extension on time for fund use has been received.
- The Board has **\$72,673** to allocate for the Community Board Fund in the 2025/2026 financial year.
- The Board has **\$94,914** to allocate for the Placemaking Fund in the 2025/2026 financial year.

TŪTOHUNGA / RECOMMENDATION

That Bay of Islands-Whangaroa Community Board approve the sum of \$7,500 (plus GST if applicable) be retained by The Centre, Kerikeri to be used towards costs of an accessible concert by Troy Kingi to be held no later than 30 June 2026.

1) TĀHUHU KŌRERO / BACKGROUND

Each application has been checked by staff for completeness and complies with the conditions of the Community Grant Policy, Community Outcomes as stated in the Long-Term Plan and all provisions listed on the application form.

Each application must meet at least one community outcome from the Council's Long-Term Plan. The six community outcomes are as follows:

1. A wisely managed and treasured environment that recognises the role of tangata whenua as kaitiaki;
2. We embrace and celebrate our unique culture and heritage and value it as a source of enduring pride;
3. Proud, vibrant communities;
4. Prosperous Communities supported by a sustainable economy;
5. Communities that are safe, connected and sustainable;
6. Communities that are prepared for the unexpected.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

Applicant	Granted	Recommend	Comments
The Centre – Te Wiki o Waitangi 2026	\$7,500	Allow the extension	<p>The applicant was granted funding towards the costs for hosting events for Waitangi week 2026. This was their third application for this financial year, with them previously receiving \$6,000 for the show Tangihanga in August and \$5,000 for Diwali in September.</p> <p>They allocated the funding towards artist fees for Troy Kingi to perform, but he has had to delay his concert to April or May 2026 (date to be confirmed). They are requesting the Board allow them to retain the funds and use it towards the concert when rescheduled. The request is attached for your information.</p> <p>This meets community outcomes 2, 3 and 5.</p>

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

The applicants were required to complete a standard application form and provide supporting information.

For each application, the Board has three options.

Option One: Authorise funding for the full amount requested.

Option Two: Authorise partial funding.

Option Three: Decline funding the application.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

Budgetary provision has been made and the grant is allocated in accordance with the Community Grant Policy.

ĀPITIHINGA / ATTACHMENTS

- Request from The Centre - A5542760** [↓](#) 

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	This is a matter of low significance.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	Applications received are assessed against the Community Grants Policy and Te Pae o Uta.
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	This report does not have district wide relevance.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	There are no implications for Māori in relation to the applications received in relation to whenua and/or wai.
Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	Considered in the application.
State the financial implications and where budgetary provisions have been made to support this decision.	Budgetary provision has been made and the grant is allocated in accordance with the Community Grant Policy.
Chief Financial Officer review.	The Chief Financial Officer has not reviewed this report.

Kathryn Trewin

From: Gerry Paul
Sent: Tuesday, January 20, 2026 2:06 PM Belinda
To: Ward; Funding
Cc: Cinna Smith
Subject: Troy Kingi Show

CAUTION: This email originated from outside Far North District Council.
Do not click links or open attachments unless you recognise the sender and know the content is safe.

Kia ora Belinda and Kathryn,

I hope you both had a lovely summer break.

In November 2025, the Turner Centre received \$7,000 from the Bay of Islands Whangaroa Community Board towards an accessible musical performance with Troy Kingi, to be held the week of Waitangi Day 2026.

I am writing to request the Board's permission to delay with concert until April/May. As part of our funding strategy, we sought co-funding from the Ministry for Culture and Heritage. Unfortunately, our application was unsuccessful, and notification of their decision was delayed. By the time we learned that we did not have this additional funding, it was too close to Christmas to receive confirmation from the musicians' management regarding their availability for the February timeframe.

We would like to request permission to use the Community Board funding to present an accessible concert with Troy Kingi in May 2026. While this concert will not be Waitangi-themed, it will still serve our local community and achieve the strategic objectives of both the Turner Centre and Far North District Council as outlined in the Toi Mana Arts Culture and Heritage Strategy. Specifically, the event will:

- Offer affordable tickets (maintaining our pay-what-you-can model from \$5)
- Celebrate local identity and our unique cultural heritage
- Enable broad community participation across demographics
- Celebrate Ngā Toi Māori through featuring a prominent Māori artist

We believe this revised approach will still deliver meaningful cultural value and community connection, while being more achievable given the funding and timing constraints we've encountered.

If this modification is not acceptable to the Board, we will of course arrange to return the funding.

Thank you for your consideration of this request. Please let me know if you require any additional information.

Ngā mihi nui,

Gerry

Gerry Paul
General Manager
Turner Centre

7.2 NEW ROAD NAME - 1349B STATE HIGHWAY 10, KERIKERI**File Number:** A5540888**Author:** Trinity Lane, Finance and Customer Services Administrator**Authoriser:** Andy Brown, Transportation Business Manager - Transportation Services**TAKE PŪRONGO / PURPOSE OF THE REPORT**

That Bay of Islands-Whangaroa Community Board name the private road located at 1349b State Highway 10, Kerikeri.

WHAKARĀPOPOTO MATUA / EXECUTIVE SUMMARY

- A road naming application was received on the 6th of January 2026
- Community Boards have the delegated authority to allocate names for previously unnamed private roads, reserves, and other community facilities.

TŪTOHUNGA / RECOMMENDATION

That Bay of Islands-Whangaroa Community Board name a right of way “Kiwi Creek Lane” that is located at 1349b State Highway 10, Kerikeri.

1) TĀHUHU KŌRERO / BACKGROUND

Peter Cameron Shaw submitted a road naming application on 6th January 2026 for a right of way located at 1349B State Highway 10, Kerikeri. The proposed development will subdivide the existing lot to create three additional lots. In accordance with the Road Naming and Numbering Policy and the conditions of the associated resource consent, a road name is required.

The applicant proposed the name *Kiwi Creek Lane*, reflecting the bush area on the property, which provides habitat for kiwi that thrive along the spring-fed creek running through the site.

The proposed road names were submitted to Land Information New Zealand for assessment. Land Information New Zealand confirmed that all three proposed names are acceptable for use and comply with the Addressing Standards 2011.

Feedback was also sought from Ngāti Rēhia hapū. A response was received indicating no objection to the proposed road names.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

The proposed road names are:

- Kiwi Creek Lane
- Kiwi Creek Way
- Kiwi Crossing Lane



TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

The road names recommended in this report are not duplicates of any other road names in the district, therefore meeting the criteria set down in the Council’s Road Naming and Property Numbering Policy and the Australian/New Zealand Addressing Standard - AS/NZS 4819.2011.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

There will be no financial implications to Council relating to the installation of the road name signs (blue on white background name blade). The cost of the road signage and installation will be met by the applicant.

ĀPITIHANGA / ATTACHMENTS

1. Hapu Approval - A5540874 [↓](#) 
2. Map - A5540880 [↓](#) 

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	This is the naming of a right of way and is of low significance.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	Road Naming and Property Numbering Policy #2125 and Australia/New Zealand Urban and Rural Addressing Standards 4819.2011.
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	No district wide relevance and the Community Board have the delegated authority to approve road names.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	Feedback was sought from Ngāti Rēhia hapū. A response was received indicating no objection to the proposed road names.
Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	All affected homeowners were provided the opportunity to submit their feedback. There were no objections.
State the financial implications and where budgetary provisions have been made to support this decision.	There will be no financial implications to Council relating to the installation of the road name signs (blue on white background name blade). The cost of the road signage and installation will be met by the applicant.
Chief Financial Officer review.	The Chief Financial Officer as not reviewed this report.

RE: New road name: 1349b State Highway 10, Kerikeri



Te Whare Taiao o Ngāti Rēhia <taiao@ngatirehia.co.nz>

To: Trinity Lane

Cc: Kipa Munro <[REDACTED]>

[Reply](#) [Reply all](#) [Forward](#) Mon 19/01/2026 14:20**CAUTION:** This email originated from outside Far North District Council.

Do not click links or open attachments unless you recognise the sender and know the content is safe.

Kia Ora Trinity

We have reviewed this request as it falls within our tribal boundaries of Ngāti Rēhia.

Te Rūnanga o Ngāti Rēhia is mandated by our hāpu to exercise kaitiakitanga/guardianship over our natural resources and cultural resources. This means we consider impacts on the mauri of our taiao in particular land, water, plants, animals and people.

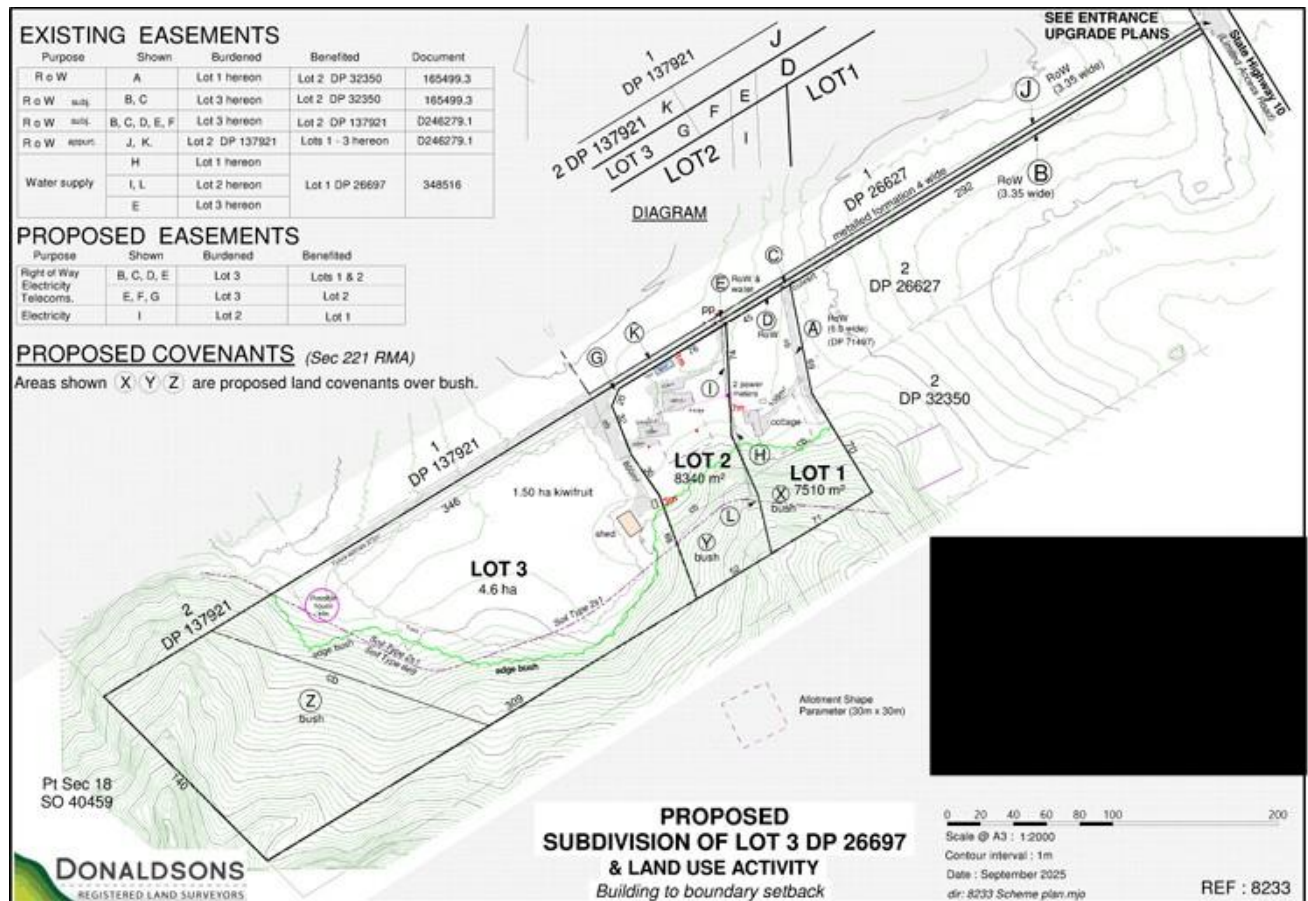
We are aware of the economic benefits to support appropriate development, and we do not intend to hinder progress or general compliance with statutes.

We value working together with our community as it was envisioned in the Treaty of Waitangi. Please refer to our [Hapū Environmental Management Plan](#)

We have reviewed this application and advise:

- we do not have any concerns or objections to any of the proposed names.

Please address all replies to taiao@ngatirehia.co.nz



7.3 PROPOSAL TO AMEND ALCOHOL CONTROL AREAS IN THE WARD

File Number: A5516634

Author: Donald Sheppard, Policy Advisor

Authoriser: Roger Ackers, Group Manager - Planning & Policy

TAKE PŪRONGO / PURPOSE OF THE REPORT

To seek a recommendation from the Bay of Islands-Whangaroa Community Board that the council should declare a new Alcohol Control Area in Waitangi and amend three current Alcohol Control Areas in Paihia, Waipapa and Kerikeri.

WHAKARĀPOPOTO MATUA / EXECUTIVE SUMMARY

- Alcohol Control Areas (alcohol-free areas) are public places where it is prohibited to consume, bring in, or possess alcohol.
- These Alcohol Control Areas are amended or declared by resolution of Council and are listed in the Register of Resolutions in the Alcohol Control Bylaw 2018 (the Bylaw).
- On 4 September 2025 (resolution 2025/92 refers) the Bay of Islands-Whangaroa Community Board recommended that the Council should:
 - declare two new Alcohol Control Areas - in Waitangi and Ōpua
 - amend three current Alcohol Control Areas - in Paihia, Waipapa and Kerikeri.
- On 25 September 2025 (resolution 2025/116 refers) the Council accepted this recommendation and authorised public consultation on the *Proposal to Amend Alcohol Ban Areas* (the Proposal).
- 150 written submissions were received regarding the Proposal, with 78% of Bay of Islands-Whangaroa Ward residents who made submissions expressing full support. See Attachment One, *Analysis of Alcohol Control Area Submissions*.
- However, a number of Ōpua residents pointed out that alcohol-related disorder and criminal behaviour is not a serious issue in public places in Ōpua and staff agree that Ōpua should not be declared an Alcohol Control Area.
- **Based on this feedback, Council staff recommend proceeding with the Proposal as it affects the Bay of Islands-Whangaroa Ward except for not declaring Ōpua an Alcohol Control Area.**

TŪTOHUNGA / RECOMMENDATION

That the Bay of Islands-Whangaroa Community Board, under section 147b of the Local Government Act 2002, recommends that council by resolution:

- a) **Declare a new permanent Alcohol Control Area at Waitangi that will apply 24 hours a day, 7 days a week, all year round**
- b) **Amend the current permanent Alcohol Control Areas in Kerikeri, Waipapa, and Paihia that will continue to apply 24 hours a day, 7 days a week, all year round.**

1) TĀHUHU KŌRERO / BACKGROUND

Alcohol consumption in public places in the district

Public drinking in the Far North is common and is often relatively harmless, e.g. people having a quiet drink at a picnic. However, excessive drinking in public can lead to disorderly and criminal behaviour, impacting others' enjoyment of public places, making members of the public feel unsafe, and/or degrading the amenity and good order of localities, due to alcohol litter, vandalism, and graffiti.

Alcohol Control Areas (wāhi waipiro kore)

The Bylaw addresses the problems of alcohol-related disorder and criminal behaviour in public places by prohibiting the consumption, bringing in, or possession of alcohol in Alcohol Control Areas declared under section 147 of the Local Government Act 2002 (LGA02).

Section 147(1) of LGA02 gives a broad definition of the public places where alcohol bans can apply, as places that are open to or being used by the public. These places may include carparks, sportsgrounds, conservation land, and certain private properties open to the public (e.g. supermarket or bottle store carparks).

There are ten current Alcohol Control Areas in the Bay of Islands-Whangaroa Ward: Kawakawa, Moerewa, Haruru Falls, Lily Pond, Paihia, Russell, Kerikeri, Waipapa, Kāeo, and Taupō Bay.

Maps of the current Control Areas are included in the Register of Resolutions to the Bylaw.

The Police enforce the Bylaw

The Police enforce the Bylaw and in the Alcohol Control Areas they have the power to:

- search vehicles, bags, and packages for alcohol
- seize and remove alcohol
- ask people to leave Alcohol Control Areas
- issue infringement notices to offenders with a \$250 fine
- arrest people who commit offences or do not comply with police instructions.

Police have discretion under the Bylaw – they are not required to act unless they observe actual or potential alcohol-related crime or disorder. Typically, they will ignore someone having a quiet drink in an alcohol ban area.

Review of the Alcohol Control Areas

Council staff analysed relevant information to support the review of Alcohol Control Areas in the Ward. This information was presented to the Bay of Islands-Whangaroa Community Board meeting on 4 September 2025.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

High-level research findings

Where do alcohol-related problems occur in public places in the district

As evidenced by observations of alcohol-litter and feedback from residents, public drinking often occurs in concealed or less visible locations such as parks and reserves sheltered by trees, service lanes, and places without CCTV coverage. "Side-loading" outside bars and taverns is common. Drinking in and around vehicles is also common in carparks and outside licensed premises.

When does problem drinking occur in public

From 2024 Police data for the district, alcohol-related incidents in public occur year-round, peaking slightly from January to March. Saturdays account for the highest number of incidents (25%), but Thursdays and Fridays also show significant activity (both 18%). Most incidents occur between 4pm and midnight (61%), though some happen during quieter periods. These patterns support the need for consistent, 24x7 year-round alcohol bans to ensure police can respond whenever required.

Framework for declaring or amending Alcohol Control Areas

Council staff developed a decision-making framework to identify whether a high level of alcohol-related crime and disorder is occurring in an area. Using this framework, evidence of at least one of the following measures indicates that an Alcohol Control Area should be declared or amended:

Evidence required	Measures
1. Evidence of a high number of alcohol-related crime and disorder incidents in public in the area from police records.	At least 20 incidents reported to the police in the area in the most recent year where data is available (i.e. 2024)
2. Evidence of a high number of <u>serious</u> alcohol-related incidents occurring in the area from police records including: <ul style="list-style-type: none"> abduction, harassment and other offences against a person acts intended to cause injury dangerous or negligent acts endangering persons prohibited and regulated weapons and explosives offences theft and related offences homicides and related offences sexual assault and related offences. 	At least 10 <u>serious</u> police incidents reported in the area in the most recent year (i.e. 2024)
3. Compelling evidence of alcohol-related crime and disorder from public feedback.	Either public survey feedback or reports from members of the public about alcohol-related crime and disorder in an area.

Findings for the Bay of Islands-Whangaroa Ward

Applying the decision-making framework identified that two broad areas in the Ward met the criteria for declaring new Control Areas or amending existing Areas:

Criteria	Areas	
	Waitangi/Paihia/Ōpua	Kerikeri/Waipapa
Were at least 20 alcohol-related crime and disorder incidents in public places reported to the police in 2024?	Yes	Yes
No. of police incidents in 2024	47	36
Were at least 10 police incidents <u>serious</u> in nature in 2024? (e.g. Acts intended to cause injury)	Yes	Yes
No. of police incidents classified as <u>serious</u> in 2024	10	12
Is there compelling evidence of alcohol-related crime and disorder in the area from observation and public feedback?	Yes	Yes

More detailed evidence at the local level initially indicated that the council should:

- declare new Alcohol Control Areas in Waitangi and Ōpua
- amend the current Alcohol Control Areas in Paihia, Waipapa and Kerikeri.

This led to the *Proposal to Amend Alcohol Ban Areas* – (resolution 2025/116 refers)

Consultation on the Proposal

Consultation took place from 3 November to 1 December 2025 (4 weeks) and 150 written submissions were received (93 from Bay of Islands-Whangaroa Ward residents). The following table summarises the results:

Support for the Proposal	Total response (district-wide)	Response from Bay of Islands- Whangaroa Ward residents
Support in full	69%	78%
Support in part	13%	10%
Do not support at all	16%	11%
Not sure	2%	1%
Number of submissions	150	93

See Attachment One for full analysis of public feedback.

Recommendation to no longer declare Ōpua an Alcohol Control Area

Declaring an Alcohol Area in Ōpua assumed that alcohol-related disorder is spread evenly across the Waitangi/Paihia/Ōpua area. However, submissions from Ōpua residents indicate that alcohol-related public disorder and criminal behaviour in Ōpua is not an issue, with these incidents concentrated in Paihia and Waitangi. This finding is backed by Police reports of incidents in Ōpua. See the *Analysis of Alcohol Control Area Submissions* (Attachment One – section 5).

Specific locations to be included in amended and new Control Areas

Specific locations recommended to be included in revised and new Alcohol Control Areas in the Ward are listed below. NB. the locations involved can be viewed at this link: [Maps of Current and Amended Control Areas](#).

Localities to be included in the Alcohol Control Area in Waitangi:

- 1) Hobson Beach
- 2) Waitangi Reserve
- 3) Waitangi one way bridge
- 4) Waitangi boat ramp area
- 5) Carparks associated with the Copthorne Hotel complex, Cruising Club and Waitangi Wharf
- 6) Land and beach area between the Cruising Club and the sea
- 7) Waitangi Treaty Grounds carparks
- 8) Tau Henare Drive to the junction with Bayly Road, including the Lookout area and all carparks and laybys including the golf club carpark
- 9) Bayly Road including the Waitangi Mountain Park carpark
- 10) Bayly Road reserve, Wairoa Bay.

Localities to be added to the Alcohol Control Area in Paihia:

- 1) Lucy Elizabeth Williams Scenic Reserve – corner Davis Crescent and Marsden Road
- 2) Woolworths carpark, Puketona Road
- 3) Walkway to reserve – next to 11 Kings Road
- 4) Joyces Road and old RSA Building carpark
- 5) Paihia Cemetery
- 6) All beaches down to the water line (some beaches are not included in the current Alcohol Control Area).

Localities to be added to the Alcohol Control Area in Waipapa:

- 1) Mitre 10/Noel Leeming carpark
- 2) The Warehouse carpark
- 3) Parking area at end of Kerikeri River track opposite 1895 SH10 Waipapa
- 4) Harmony Lane - associated playing fields and carparks
- 5) Walkway running from the soccer fields to Mawson Ave
- 6) Walkway running from Mawson Ave to Waipapa shops
- 7) Te Puāwaitanga - Bay of Islands Sports Hub
- 8) Pioneer Tavern carpark

Localities to be added to the Alcohol Control Area in Kerikeri:

- 1) Rainbow Falls carpark and reserve
- 2) Fairy Pools Lane and Fairy Pools
- 3) Skudders Beach Road parking bay
- 4) Stone Store basin carpark, wharf area and Kororipo Pa area
- 5) Landing Road including the carpark for the Kerikeri Basin, the reserve, and picnic area
- 6) Council carparks between Homestead Road and Butler Road
- 7) Carparks between Homestead Road and Fairway Drive (e.g. old Bunnings carpark area) and connecting lanes to Kerikeri Road
- 8) Briscoes, Rebel Sport and Work & Income carparks
- 9) The Homestead Sports Bar & Bistro carpark, 15 Homestead Road
- 10) The Man Cave carpark and surrounding area, 19 Homestead Road
- 11) Masonic Lane
- 12) All interconnecting service lanes and carparks between Hobson Avenue and Cobham Road
- 13) Carparks along Hobson Avenue e.g. for the Baptist Church, Ministry of Education etc.
- 14) Liquorland service lane and carpark, 52 Kerikeri Road
- 15) Woolworths carpark and service lanes
- 16) Shrubbery on north side of Woolworths Building, on Butler Road
- 17) McDonald's carpark
- 18) Kerikeri Rugby Club, squash and netball clubs, carparks and associated playing fields – corner of the Heritage Bypass and Waipapa Road
- 19) Roundabout area at the intersection of Kerikeri Road and SH10

When the recommended alcohol bans will apply

Council staff recommend 24x7 alcohol bans all year round. This will provide Police with a regulatory tool to respond to alcohol-related crime and disorder whenever it occurs, rather than relying on limited timeframes that may not align with actual incidents.

Options

Option One is that the Community Board recommends that the Council:

1. declares a new Alcohol Control Area in Waitangi
2. amends three current Alcohol Control Areas - in Paihia, Waipapa and Kerikeri

Option Two is a recommendation that Council maintains the status quo/does nothing.

Advantages and disadvantages of these Options are as follows:

Options	Advantages	Disadvantages
<p>Option one - recommend that the council declares a new Alcohol Control Area in Waitangi and amends three current Alcohol Control Areas in Paihia, Waipapa and Kerikeri. Any new ban areas will apply 24x7 all year round.</p> <p><i>This is the recommended option</i></p>	<p>Reducing alcohol-related disorder and crime to make public places in the district safer for the public</p> <p>Evidence-based targeting of problem areas</p> <p>New and amended control areas will include locations where high levels of alcohol-related crime and disorder is occurring that are not included in current control areas.</p> <p>Enabling the police to enforce the bylaw in these areas under the alcohol control bylaw. this is a more flexible and less time-consuming approach than charging offenders under the summary offences act.</p> <p>Applying the bans 24x7 will enable the police to act whenever they encounter problem drinking in public in the ban areas.</p>	<p>None identified</p>
<p>Option two – recommend that council maintains the status quo/ does nothing</p>	<p>None identified</p>	<p>Alcohol Control Areas will not fully reflect where high levels of alcohol-related crime and disorder are occurring.</p> <p>The police will not be able to act flexibly and proactively to address alcohol-related problems in the new recommended ban areas.</p>

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

The recommended Option means that the Alcohol Control Areas will better reflect where alcohol-related crime and disorder is occurring in the Ward. This will make these places safer for the public and enable the Police to enforce the Bylaw in these areas.

IMPLEMENTATION

If, the council resolves to amend and declare the Alcohol Control Areas recommended in this report, the following actions will occur:

- the Register of Resolutions in the Bylaw will be updated with the date that the changes will apply to be decided by the council
- Council's Communication and Engagement team will communicate the new alcohol ban areas to the public via a media release
- alcohol-free signage will be selectively placed in these new areas
- the Police will communicate to all relevant staff that the Control Areas have changed with revised GIS maps allowing them to check if specific locations are covered.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

Across the district the following costs will be involved:

COST COMPONENT	ESTIMATED COST
Policy research and development	<\$1,000
Consultation and communication	minimal
Printing, erecting and placing new signage	\$5,000

The costs will come from within existing budgets.

ĀPITI HANGA / ATTACHMENTS

1. **Analysis of Alcohol Control Area Submissions - A5524604** [↓](#) 

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	<p>Under the Significance and Engagement Policy the level of significance is low as the recommended resolutions a) do not involve the transfer of the ownership or control of assets; and b) are not inconsistent with current Council plans or policies.</p> <p>As required by clause 7.2 of the Bylaw, the council consulted with the public in accordance with section 82 of the Local Government Act 2002.</p>
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	<p>The relevant community outcome from the Long-Term Plan is 'Communities that are healthy, safe, connected and sustainable'.</p> <p>Under section 147B of LGA02, section 7 of the Bylaw provides that Council may declare or amend Alcohol Control Areas by resolution following public consultation under section 82 of LGA02.</p> <p>Sections 169 and 170 of LGA02 describe Police powers to enforce the Bylaw in the Alcohol Control Areas.</p>
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	<p>As the recommendation to amend and declare permanent Alcohol Control Areas applies to specific locations within each Ward, it is important to understand the views of each Community Board and to receive their recommendation that Council should make the recommended resolutions applying to their Ward.</p> <p>A workshop was held with the Bay of Islands-Whangaroa Community Board early in May 2025 to discuss the review of the Alcohol Control Areas. Then, on 2 September 2025 the Community Board was asked to formally recommend the proposed new and revised alcohol ban areas to the council.</p>
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water.	<p>The recommendation to revise Alcohol Control Areas in the district does not consider the relationship of Māori to land, water, sites, wāhi tapu, valued flora and fauna and other taonga as it does not "significantly affect land or a body of water" as covered by section 60A of LGA02.</p>

<p>State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.</p>	<p>In conducting the research to review the Control Areas, groups representing Māori interests were involved, including:</p> <ul style="list-style-type: none"> • Te Hauora o Ngāpuhi • Hauora Bay of Islands-Whangaroa • Whiria Te Muka • Te Roopu A Iwi o Te Rarawa • Waka ama coaches and participants re Lake Ngātu. <p>At the consultation stage, all iwi groups in the district were given the opportunity to provide their views on the Proposal.</p>
<p>Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).</p>	<p>Three main groups of persons are likely to be affected by changes to the Alcohol Control Areas:</p> <p>1) The general public The public can be negatively affected by alcohol-related crime and disorder in public places e.g. feeling intimidated or threatened by intoxicated individuals, having their property damaged, and/or not enjoying being in these public places. Updating the Alcohol Control Areas will provide additional protection for the public.</p> <p>Engagement with the public occurred at two stages of the review process: a) a survey of the public conducted in May/June 2025; and b) the public consultation.</p> <p>2) Owners of properties whose carparks are proposed to be alcohol ban areas Section 147 of LGA02 gives a broad definition of places that can be declared Alcohol Control Areas as places that are open to or used by the public. This includes carparks of licensed premises and supermarkets etc.</p> <p>These people were sent emails asking them to participate in the public consultation.</p> <p>3) Those consuming alcohol in public If someone is peacefully enjoying a drink in an alcohol ban area, the Police have the discretion to ignore these people. However, the Police have a range of powers to address offenders whose behaviour is intimidating, aggressive or anti-social in the alcohol ban areas. The Research Report examines how the rights of these offenders under the Bill of Rights Act 1990 may be affected by Police actions and concluded that the limitations on their rights in the revised Alcohol Areas are reasonable.</p>
<p>State the financial implications and where budgetary provisions have been made to support this decision.</p>	<p>District-wide costs will be incurred for policy research and development (est. <\$1,000), consultation and communication (minimal), and to print, erect, and place new signage (est. \$5,000).</p> <p>All these costs come from within existing budgets.</p>
<p>Chief Financial Officer review.</p>	<p>This report has not been reviewed by Chief Financial Officer.</p>



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Analysis of submissions

Review of Alcohol Control Areas

1 Background

Council Approval of Public Consultation on the Review of Alcohol Control Areas

On 15 September 2025, following a review of the Alcohol Control Areas in the District, the Council approved the following (Resolution 2025/116 refers):

“That the Council, under section 147B of the Local Government Act 2002, approves consulting on:

- a) declaring three new permanent Alcohol Control Areas that will apply 24 hours a day, 7 days a week, all year round:
 - i) Waitangi
 - ii) Ōpua
 - iii) Lake Ngātu.
- b) amending five current permanent Alcohol Control Areas that will continue to apply 24 hours a day, 7 days a week, all year round:
 - i) Kaitiāia
 - ii) Kerikeri
 - iii) Waipapa
 - iv) Paihia
 - v) Kaikohe.
- c) adopts the *Proposal to Amend Alcohol Ban Areas* to be released for public consultation to meet the requirements of section 82 of the Local Government Act 2002.
- d) approves the period for making written submissions on the Proposal will be a minimum of 4 weeks and will take place after the local body elections.”

Consultation Details

Accordingly, in the period from 3 November to 1 December 2025 (4 weeks), the public was invited to provide their views on the Proposal to Amend Alcohol Ban Areas (the Proposal).

They were informed of the consultation via:

- emails to:
 - Council’s database of people interested in being informed of consultation topics (this includes business associations and other community groups)
 - iwi contacts
 - businesses who will potentially be affected by new and revised Alcohol Control Areas
- the ‘Have Your Say’ page on the Council website
- a media release
- social media postings.

The following report analyses the submissions received and makes recommendations regarding the Alcohol Control Areas to be ratified by resolution of Council.

2 Summary of submissions

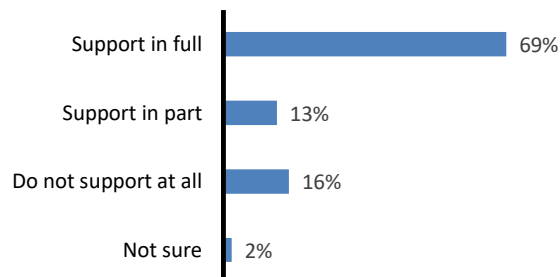
One hundred and fifty written submissions were received (148 online and 2 via email), while no one chose to verbally submit to the Council. Of the 150 written submissions, 136 were from individual submitters and 14 were from organisations.

This report analyses these submissions and recommends one modification to the original Proposal, namely not declaring Ōpua as an Alcohol Control Area.

A numbered list of people who made submissions is in Appendix One and these numbers are used to refer to the individual submissions in the body of this report.

Overall, there was strong support for the Proposal. The following chart summarises this support:

Figure 1: Support for declaring three new Alcohol Control Areas and revising five Existing Areas



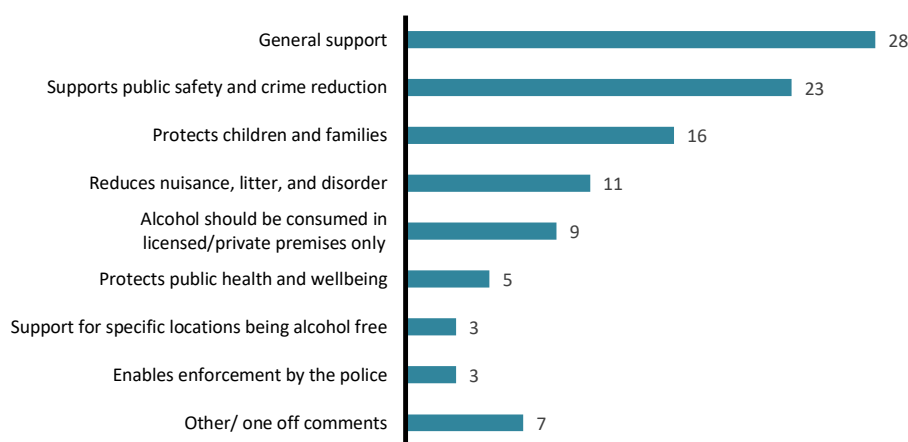
Base: 150 written submissions.

103 submissions (69%) fully supported the Proposal, 20 submissions (13%) supported this in part, while 24 submissions (16%) did not support the Proposal at all.

3 Why submitters supported the Proposal

Main reasons for supporting the Proposal (from those who expressed full and part support) are illustrated below:

Figure 2: Main reasons for supporting declaring three new Alcohol Control Areas and revising five Existing Areas (number of responses)



Base: 91 people who gave reasons why they supported the Proposal.

Note: Some people gave multiple reasons.

These responses are discussed below...

General support

Twenty-six people expressed general support for the Proposal, along the lines, “We don’t need alcohol in public areas” (submitter 5) and “Public drunkenness has no positives” (84).

Supports public safety and crime reduction

Twenty-three people said the proposed changes to the Alcohol Control Areas support public safety and crime reduction. As submitter 93 stated, *Any reduction in alcohol drinking in public is better, safer, and reduces crime in our community.*

Protects children and families

Sixteen submitters said that the amendments to the alcohol ban areas will protect children and families from exposure to alcohol-related misbehaviour in public. Submitters noted that alcohol-free spaces are safer for families and children who should not be exposed to adults drinking out of control.

Reduces nuisance, litter, and disorder

Concerns about nuisance, litter, and general disorder were expressed by eleven submitters who noted negative impacts on public spaces. Typical comments included:

Use of alcohol ... creates a nuisance, and litter problem (45)

Public drinking is dangerous because it can promote crime, violence and disorder (100).

Alcohol should be consumed in licensed/private premises only

Nine people said that alcohol should only be consumed in licensed premises or private property, not in public places.

Protects public health and wellbeing

Five people, including those from Hauora organisations, mentioned public health benefits of having alcohol bans:

Considering the harm alcohol has caused in our communities, historically and continuing today, strict restrictions are essential to help prevent littering, loitering, drunk driving, domestic violence, and general public disturbances (96).

Support for specific locations being alcohol free

Three submitters expressed support for specific locations being alcohol free. Their comments are discussed in section 5 of this report.

Enables enforcement by the police

Three people noted that the proposed changes to the Alcohol Control Areas support the Police to enforce action against alcohol-related crime and disorder in these Areas.

Other/ one-off comments

Individual submitters noted:

- Alcohol consumption is associated with domestic violence (25)
- Too many drunks are seen in public (47)
- Alcohol-related disorderly behaviour has been on the rise over the last few years (55)
- Alcohol is harmful and should be classified as a class 1 drug (111)
- Declaring areas as alcohol-free raises public awareness of drinking responsibly (59).

Staff analysis

Reasons given for supporting the Proposal reflect the intended purpose of Alcohol Control Areas to help reduce alcohol-related harm in public places including protecting public safety, reducing crime, protecting children and families, and reducing public nuisance, litter and disorder.

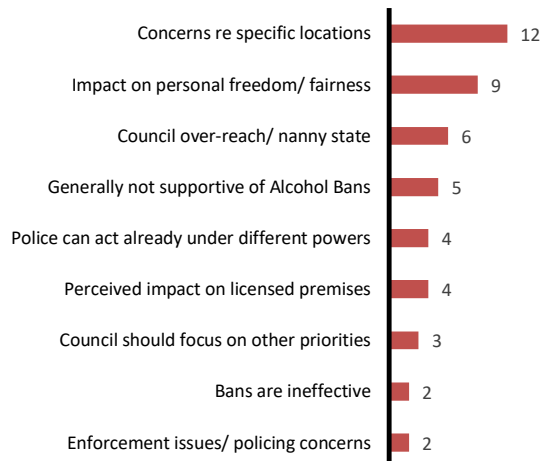
Staff recommendation

No changes are recommended to the Proposal based on these positive submissions.

4 Why submitters were not fully supportive of the Proposal

Main reasons for not fully supporting the Proposal (from those who expressed part support and those who did not support the Proposal at all) are illustrated below:

Figure three: Main reasons for not fully supporting declaring three new Alcohol Control Areas and revising five existing areas (number of responses)



Base: 35 people who did not fully support revising the ban areas or only supported this in part.

Note: Some people gave multiple reasons.

These reasons are discussed below.

Concerns re specific locations

Twelve submitters expressed concerns about specific locations proposed to be alcohol-free areas. Their feedback is discussed in section 5 of this report.

Impact on personal freedom/ fairness

Nine people were concerned that alcohol-free areas will impact on their personal freedom of choice or will unfairly discriminate against responsible drinkers. Typical quotes included:

Individuals should be able to do as they please in public spaces (89)

Why should people be told that they can't have a quiet drink with their picnic on the beach? (101)

I don't believe in taking away the rights of many because of a few people that can't control themselves (6).

Staff analysis

Individual rights are vital, yet they must be balanced against community wellbeing, especially in shared public spaces where the actions of a few can cause significant harm to many.

Alcohol-related disorder and crime have repeatedly disrupted community safety and enjoyment in many localities in the district. When irresponsible drinking leads to violence, intimidation, and property damage, the Council has a duty to act.

Restricting the possession and consumption of alcohol in these high-risk locations is a proportionate and preventative measure. As required by section 147(1)(b)(i) of the Local Government Act 2002 (LGA02), Alcohol Control Areas can only be declared in places with a proven history of harm, to help ensure that families and residents can enjoy these areas without fear. This is not about punishing responsible drinkers; it is about protecting the wider community from the consequences of dangerous behaviour.

Staff recommendation

Council staff recommend no changes to the Proposal based on these submissions.

Council over-reach/ nanny state

Six submitters criticised the council for being too controlling or overstepping its role. Examples of their comments included:

We did not vote for a NANNY council. Get out of our lives. People should be able to have some drinks outdoors in Northland wherever they are without your nanny state interventions (92)

Over regulation to the extreme (101).

Staff analysis

Council staff advise that the Proposal does not exceed the council's authority. Under section 147(2) of the Local Government Act 2002, the council is empowered to make bylaws regulating the consumption, possession, or bringing of alcohol into public places (excluding licensed premises) where high levels of alcohol-related disorder and crime have occurred.

Alcohol Control Areas are declared where there is evidence of harm to the public including violence, disorder, and crime in specific areas. This is a proportionate, targeted response, not a blanket restriction on personal freedoms.

The term "nanny state" is often used to criticise government or council actions that are perceived as overly controlling, suggesting that authorities are treating adults like children who need supervision. It implies unnecessary interference in personal choices. The Council is not acting as a "nanny" but fulfilling its legal responsibility to ensure public spaces are safe and enjoyable for all.

Individual rights matter, but they must be balanced against the community's right to safety.

Staff recommendation

Given legislation empowers the council to declare alcohol bans in areas where a high level of alcohol-related crime and disorder exists and that these bans are a tool to address the extensive and serious problems of disorder and crime associated with public drinking in the Far North, no changes to the Proposal are recommended based on the above submissions.

Generally not supportive of Alcohol Bans

Five submitters expressed a broad lack of support for alcohol bans, often without giving detailed reasons. Their comments reflected scepticism or opposition to the concept of bans in general. One submitter (44) said there is no evidence of harm.

Staff analysis

Staff advise that there is strong evidence of drinking in public being a problem in the Far North.

A public survey conducted in May/June 2025 found that:

- 63% of respondents had observed people drinking in public in the district
- Of these, 60% reported witnessing disorderly or criminal behaviour, including littering, rowdy behaviour, excessive noise, violence, vomiting or urinating in public, and property damage.

Police records reinforce these findings. In 2024, 483 alcohol-related incidents in public places (excluding traffic offences) were reported to the Police in the Far North. Within the proposed three new Alcohol Control Areas and five revised areas, 284 incidents were reported to the Police in 2024 with 81 of these classified as very serious (e.g. acts intended to cause injury, weapons offences, theft, and sexual assault).

Staff recommendation

Council staff recommend no changes to the Proposal based on these submissions.

Police can act already under different powers

Four submitters said that existing laws such as the Summary Offences Act and the Crimes Act give the police sufficient powers to address alcohol-related issues, making new or revised alcohol bans unnecessary.

Staff analysis

It is true that the Police can rely on several key Acts to address drunk and disorderly behaviour in public including the Summary Offences Act 1981 and the Crimes Act 1961. In general, minor nuisances fall under the Summary Offences Act, while serious crimes escalate to the Crimes Act.

While these Acts give police strong powers to address serious incidents involving drinking in public, they provide limited powers for the Police to proactively prevent alcohol-related problems in public places before they escalate. Also, arresting and processing offenders under these Acts involves considerable time and resources for the Police and court system.

By contrast, Alcohol Control Areas made under the Alcohol Control Bylaw 2018 (authorised by section 147 of LGA02) have a range of benefits for the Police including:

- The ability to proactively address issues before they escalate
- The option to issue infringement notices with a fine of \$150 'on the spot'
- Considerably less time and resources required to 'process' offenders.

Staff recommendation

Compared with the powers provided by the Crimes Act and Summary Offences Act, designated Alcohol Control Areas give Police practical, immediate powers to proactively prevent alcohol-related harm in public without resorting to full criminal proceedings, thus saving time, reducing costs, and improving community safety. Staff therefore recommend no changes to the Proposal based on these submissions.

Perceived impact on licensed premises

Four submitters expressed concern that the Alcohol Control Areas would negatively impact on licensed premises:

The alcohol bans should not negatively impact outside seating areas provided by bars and cafes offering these, as this would negatively impact the business, and the customers' choice to be seated outside (53).

Staff analysis

Council staff advise that, as required by section 147(1)(b) of LGA02, licensed premises including licensed al fresco dining areas are excluded from the proposed alcohol ban areas.

Staff recommendation

Staff recommend no changes to the Proposal based on these submissions.

Council should focus on other priorities

Three people submitted that the council should focus on core services such as roads, water services, rubbish collection etc., rather than spending time and money on alcohol bans and restrictions:

Staff analysis

Staff advise that core services such as roading, water supply, and waste management, are a priority for the council, reflected in council's annual expenditure. Nevertheless, the council has a statutory responsibility under the LGA02 and the Health Act 1956 to promote and protect public health and safety.

The cost to review the Alcohol Control Areas is relatively small, as enforcement is carried out by the Police. These costs come from existing budgets and include:

- researching and reporting on the need for amendments to the Control Areas established in 2018
- consultation and engagement with the public
- printing and placing new signage (est. \$5,000).

Staff recommendation

Staff recommend no changes to the Proposal based on these submissions.

Bans are ineffective

Two submitters argued that alcohol bans are ineffective - *Banning alcohol in places hasn't done anything to reduce crime or alcohol-related issues (50).*

Staff analysis

Alcohol bans have been in place in the Far North since 2003 with the current Control Areas made by resolution of Council in 2018. Evidence was provided by the Police in 2018 for 16 of the 23 Alcohol Control Areas, that after alcohol controls were put in place the level of alcohol-related crime and disorder dropped. Examples of Police comments included the following:

Alcohol Control Area	Police comments re effectiveness of bans
Kawakawa	The alcohol ban has gone some way to prevent the migration of people with alcohol between licensed premises. The level of offending is not as severe, and serious injury assaults are now rare.
Kerikeri	The alcohol ban has improved both the visible wellbeing of the area and increased safety for all who use the area. The risk of violence and the need for a sustained police presence has reduced. People are less intimidated, especially at night. Serious injury assaults are now rare.
Omapere	There is not the same mass blatant drinking in car parks and public areas.
Paihia	The attraction to 'hang around' in town and look for trouble has reduced. The liquor ban has helped control the migration of people with alcohol between licenced premises. The level of offending is not so severe and serious assaults are less frequent.
Russell	Reports of fights, assaults and property damage are the exception. There is a general improved perception of public safety.
Waipapa	A reduction in alcohol related offending. Rarely do police encounter people breaching the Bylaw.

Staff recommendation

Evidence from the Police is that alcohol bans do have a positive effect. Therefore, staff recommend no changes to the Proposal based on these submissions.

Enforcement issues/ policing concerns

Two submitters raised concerns about the enforcement of the alcohol bans:

Actually enforcing current laws to address anti-social behaviour is key (127)

I think that police should do their job (6).

Staff analysis

Feedback from the Police is that their resources are stretched and in their day-to-day experience, other matters may take priority over people consuming or bringing alcohol into public places. However, if this drinking escalates into crime and public disorder they will act if possible.

Council could potentially lobby for more Police "on the beat" in Far North communities where alcohol-related crime and disorder is occurring to address the resourcing issue Police have in tackling this area. However, this is outside the scope of reviewing the Alcohol Control Areas.

Staff recommendation

Council staff recommend no changes to the Proposal in response to these submissions, as enforcement of the Bylaw is a matter of discretion for the Police.

Ban all drugs

One submitter (61) suggested that a ban on all drugs would be better than banning alcohol.

Staff analysis

Aside from alcohol bans and declaring council owned and administered public places as smokefree and vape-free, the council does not have the authority to ban other drugs in public (this is a matter for central government to address). NB. A Smokefree/Vape-free Policy is in development.

Staff recommendation

Council staff recommend no changes to the Proposal in response to this submission.

5 Feedback re specific locations

Submissions against the proposed Ōpua Alcohol Control Area

Eight submitters (10, 58, 76, 134, 136, 147, 149, and 150) were strongly opposed to an Alcohol Control Area being declared in Ōpua. They expressed that:

- Ōpua does not need an alcohol ban
- There is no evidence of public disorder in the area due to drinking in public - *I have NEVER seen any evidence that this area is affected by antisocial drinking* (150).
- The main type of crime in the area is car and boat theft – this suggests premeditated crime rather than disorder arising from public drinking.
- The Ōpua Marina should not be made an alcohol ban area as this is private property with gated access controls.

Staff analysis

The proposal to declare Ōpua an alcohol ban area was based on the level of alcohol-related incidents in public places reported to the Police across the whole of the Waitangi/Paihia/Ōpua area. However, feedback from Ōpua community members and from public health officials now indicates that the level of public drinking incidents in Ōpua is relatively minor and incidents in this broad area are concentrated in Paihia and Waitangi.

Council staff agree that the Marina should not be made an alcohol ban area as it is not open to or used by the general public. For this reason, the Marina was not included in the proposed Ōpua Alcohol Control Area.

Staff recommendation

Staff recommend that Ōpua is not declared an Alcohol Control Area.

Submissions in support of proposed alcohol ban areas in Waitangi and Paihia

Three submitters supported the proposed alcohol bans in Waitangi and Paihia:

Particularly the Waitangi area where yacht club personnel operating the slipway are often drinking where there is dangerous equipment in use and children watching (69)

Paihia is a holiday town and very family orientated particularly over summer. Not allowing groups that can appear intimidating drinking in public is highly desirable to maintain the safe family feel of the township (97).

Staff recommendation

Council staff recommend no changes to the Proposal in response to these submissions.

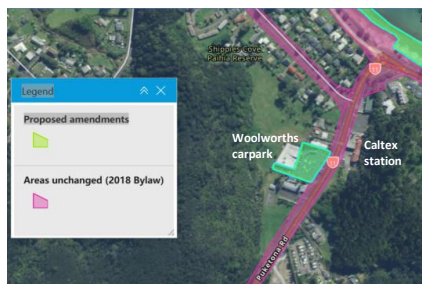
Submission regarding the Paihia Alcohol Control Area

One person (51) suggested a change to the Paihia Alcohol Control Area by extending the alcohol ban area from the Caltex service station and Woolworths supermarket down to the beach, on Puketona Road.

Staff analysis

Puketona Road from Woolworths and the Caltex service station to the beach is already included in the Alcohol Control Area, as shown in the map below:

Figure 3: Current and proposed alcohol ban locations on Puketona Road



Staff recommendation

Council staff recommend no change to the Proposal in response to this submission.

Submission regarding the Kerikeri Alcohol Control Area

Another submitter (65) suggested that the Fairy Pools area and the reserve area at Waipapa Landing should also be declared as alcohol-free.

Staff analysis

Re Fairy Pools

Fairy Pools Lane and Fairy Pools are already included in the proposed amendments to the Kerikeri Alcohol Control Area based on feedback from the public.

Re Waipapa Landing

Waipapa Landing is frequently used for swimming (as well as bathing and laundry during droughts). It is very open and looked over by local houses with the boat ramp parking being more secluded but also in clear view of the houses around the Inlet which tends to discourage public drinking. Public Health officials have occasionally observed alcohol-related litter in this area but consider this does not meet the threshold of 'a high level of alcohol-related disorder and crime' to justify declaring Waipapa Landing as an alcohol ban area.

Staff recommendation

Council staff recommend no change to the Proposal in response to this submission.

Submissions against the proposed new Lake Ngātu Alcohol Control Area

Two submitters opposed declaring an alcohol ban at Lake Ngātu because it would unfairly penalise 'responsible drinkers':

Lake Ngātu is a great picnic spot and with a complete alcohol ban you remove the choice of a responsible drinker to enjoy a wine or beer with food (16)

Lake Ngātu is a place families can relax and responsibly have a couple of drinks. Is there a way of policing anti-social behaviour without a full ban? (99)

Staff analysis

Unfortunately, as described in the *Research Report – Review of Alcohol Control Areas*, Lake Ngātu is a place where irresponsible public drinking has led to:

- Frequent broken glass from alcohol bottles causing cuts and injuries to children and adults using the Lake for activities like waka ama and swimming
- Alcohol litter, including bottles, cans, and drug paraphernalia, accumulating around the Lake and its access points, requiring regular clean-up by community members
- Exposure of children to drunken or abusive adults, with incidents of verbal abuse and intimidating behaviour reported
- Occasional fires, vandalism, and dangerous behaviour such as driving vehicles into the lake by intoxicated individuals



- Growing frustration among local users and clubs due to lack of effective action from authorities, leaving the community to manage safety risks alone.

Declaring Lake Ngātu as an alcohol ban area provides the Police with a regulatory tool to address this behaviour on-the-spot and enables Lake users to report irresponsible drinkers breaching the alcohol ban to the Police.

LGA02 does not allow the Council to impose a partial ban that only applies to irresponsible drinkers, but, given that the Police have discretion to enforce the alcohol ban (or not), they are likely to ignore 'responsible drinkers' enjoying a wine or beer with food.

Staff recommendation

Council staff recommend no change to the Proposal in response to these submissions.

Submission that the Kororāreka (Russell) Alcohol Control Area should be reviewed

One submitter wanted the review of Alcohol Control Areas to apply to Kororāreka:

I'd like to know why there is no review for Kororāreka? There is a massive clash of al fresco dining and the alcohol ban area. Makes it very confusing and also is undermining the whole kaupapa (33)

Staff analysis

All current Alcohol Control Areas including Kororāreka (Russell) were considered in the review. Staff recommended no changes to the Kororāreka ban area as the alcohol ban already applies to most streets in the town.

Compared with other towns in the district, the level of disorderly and criminal behaviour associated with drinking in public in Kororāreka is very low. This assessment was based on:

- Police records** - only 10 alcohol-related incidents in public places were reported to the Police from 2021 to 2024 with just one incident reported in 2024. Comparative results for the Waitangi/Paihia/Ōpua area were 373 incidents from 2021 to 2024 and 47 incidents in 2024
- Observations by public health officials** – “from a good order perspective there was little to be found in Russell in terms of alcohol related litter, graffiti, or vandalism”.

Under the Road Use Bylaw 2022, four on-licence premises on the Strand have been approved by the Council to provide al fresco dining in designated spaces near the beach, with conditions applying to these approvals such as tables and chairs must be removed by 10pm each day. The licences for these premises allow alcohol to be served in the al fresco dining areas. Alcohol is only permitted in these spaces until 10pm each day to align with their alfresco dining approval conditions. The following picture shows the al fresco dining area permitted for one of these premises, Butterfish:



Under the LGA02, alcohol bans apply in areas open to or used by the public, but not to licensed premises including al fresco dining areas permitted for these premises. Therefore, the alcohol ban on the Strand does not apply to the four al fresco dining spaces. Staff acknowledge that this situation can be confusing e.g. in the Butterfish area those sitting on the public bench are not allowed to consume alcohol, whereas those in the al fresco dining area less than a meter away can consume alcohol. However, staff disagree that this is a “massive clash” as the level of disorderly drinking in Kororāreka is very low.

Staff recommendation

Council staff recommend no change to the Proposal in response to this submission.

APPENDIX 1 – LIST OF SUBMISSIONS RECEIVED

Number	Organisation
1	Individual submission
2	Individual submission
3	Individual submission
4	Individual submission
5	Individual submission
6	Individual submission
7	Individual submission
8	Individual submission
9	Asian Development Bank
10	Individual submission
11	Individual submission
12	Individual submission
13	Individual submission
14	Northland Experiences
15	Individual submission
16	Individual submission
17	Individual submission
18	Individual submission
19	Individual submission
20	Individual submission
21	Doubtless Bay Business Association
22	Individual submission
23	Individual submission
24	Individual submission
25	Individual submission
26	Individual submission
27	Individual submission
28	Individual submission
29	Laser Plumbing Kerikeri
30	Individual submission
31	Individual submission
32	Individual submission
33	Individual submission
34	Individual submission
35	Individual submission
36	Individual submission
37	Individual submission
38	Individual submission
39	Individual submission
40	Individual submission
41	Individual submission
42	Individual submission
43	Individual submission
44	Individual submission
45	Individual submission
46	Individual submission
47	Individual submission
48	Individual submission
49	Individual submission
50	Individual submission
51	Individual submission
52	Individual submission
53	Individual submission

Number	Organisation
54	Individual submission
55	Individual submission
56	Individual submission
57	Individual submission
58	Individual submission
59	Individual submission
60	Individual submission
61	Individual submission
62	Individual submission
63	Taronui Bay
64	Individual submission
65	Individual submission
66	Individual submission
67	Individual submission
68	Individual submission
69	Individual submission
70	Individual submission
71	Individual submission
72	Individual submission
73	Individual submission
74	Te Wānanga o Te Rangi Aniwaniwa
75	Individual submission
76	Individual submission
77	Individual submission
78	Individual submission
79	Individual submission
80	Individual submission
81	Russell Protection Society
82	Individual submission
83	Individual submission
84	Individual submission
85	Individual submission
86	Individual submission
87	Individual submission
88	Individual submission
89	Individual submission
90	Individual submission
91	Individual submission
92	Individual submission
93	Individual submission
94	Individual submission
95	Individual submission
96	Individual submission
97	Individual submission
98	Individual submission
99	Individual submission
100	Individual submission
101	Individual submission
102	Individual submission
103	Feros Ferio Winery
104	Individual submission
105	Individual submission
106	Individual submission
107	Individual submission
108	Individual submission

Number	Organisation
109	Sustainable Solutions Inc.
110	Individual submission
111	Individual submission
112	Individual submission
113	Individual submission
114	Individual submission
115	Te Rarawa Anga Mua
116	Individual submission
117	Individual submission
118	Individual submission
119	Individual submission
120	Individual submission
121	Individual submission
122	NgaPuhi (no further detail)
123	Individual submission
124	Individual submission
125	Individual submission
126	Individual submission
127	Individual submission
128	Individual submission
129	Individual submission
130	Individual submission
131	Individual submission
132	Individual submission
133	Individual submission
134	Individual submission
135	Individual submission
136	Individual submission
137	Individual submission
138	Individual submission
139	Individual submission
140	Individual submission
141	Te Pokapu Clinic
142	Individual submission
143	Te Rūnanga o Whaingaroa
144	Ngātihine Health Trust
145	Individual submission
146	Individual submission
147	Individual submission
148	Individual submission
149	Individual submission
150	Individual submission

7.4 KERIKERI DOMAIN - PROPOSAL TO ESTABLISH AN ADVISORY GROUP

File Number: A5529374

Author: Robin Rawson, Parks & Reserves Planner

Authoriser: Roger Ackers, Group Manager - Planning & Policy

TAKE PŪRONGO / PURPOSE OF THE REPORT

To update the Community Board on management options for Kerikeri Domain and to recommend establishment of a Kerikeri Domain Advisory Group.

WHAKARĀPOPOTO MATUA / EXECUTIVE SUMMARY

This report provides an update to the Bay of Islands-Whangaroa Community Board on management options for Kerikeri Domain as directed by resolution 2024/94 in September 2024. A meeting with identified stakeholders was held in September 2025 to consider governance model options. The outcome of this meeting indicated community interest in forming an advisory group to enhance communication, coordination and planning for the Domain, rather than establishing a management group with formal delegations. This report recommends the establishment of a Kerikeri Domain Advisory Group, proposes a terms of reference for this group, and outlines the next steps for implementation.

TŪTOHUNGA / RECOMMENDATION

That the Bay of Islands-Whangaroa Community Board:

- a) **Receive the report Kerikeri Domain - Proposal to Establish an Advisory Group.**
- b) **Endorse the establishment of a Kerikeri Domain Advisory Group to provide ongoing advice and feedback on the management and development of the Domain.**
- c) **Endorse the terms of reference for the Kerikeri Domain Advisory Group as outlined below.**

1) TĀHUHU KŌRERO / BACKGROUND

The Bay of Islands-Whangaroa Community Board made the following resolution (2024/94) on 19 September 2024:

That the Bay of Islands-Whangaroa Community Board request a decision report be provided to the Community Board on the options for delegation of the Kerikeri Domain at the Bay of Islands-Whangaroa Community Board meeting in December 2024.

In the months following the resolution, a report was presented to Council's Senior Leadership Team requesting direction on co-management requests. The Senior Leadership Team supported the trial of co-management agreements at a reserve or reserves, and this being progressed for Moringahe, a Council reserve in the Te Hiku ward, and no direction was provided for other reserves.

Council staff organised a meeting in Kerikeri on 8 September 2025 to discuss management options for Kerikeri Domain, and attendees included representatives from the following community and park user groups:

- Vision Kerikeri
- Our Kerikeri
- Ngāti Rēhia
- Kerikeri High School (also representing Cricket)
- Kerikeri District Business Association Committee
- Kerikeri

Attendees gave full support to receiving more information from Council about the Domain and having the opportunity to comment on development and management options. There was no interest in setting up a group with delegations for management.

The following email sent to attendees records the outcome of the meeting:

Thank you for attending the meeting last night and sharing your knowledge and perspective on Kerikeri Domain.

To improve communications and management of the domain including coordination and bookings of activities, as well as consideration of future development proposals we ended up with 3 actions:

- 1. Support to establish a Kerikeri Domain stakeholder / advisory group (or similar name) – expected to meet on a regular but not frequent basis
(Council Facilities & Parks Planning to provide support)*
- 2. Consider removal of Kerikeri Domain from the list of district wide assets so that the new Community Board have delegation and greater control over management
(New Community Board to consider application to Council)*
- 3. Consider review of the reserve management plan at an earlier time, particularly if public consultation is otherwise required for any development projects
(New Community Board to consider direction to Parks Planner)*

Two of these activities will be delayed by local body elections. Council will begin work on establishing a group associated with Kerikeri Domain.

Please get back to me if you have any queries or further comment.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

Participants at the meeting in September 2025 expressed a clear preference for improved stakeholder engagement and communication regarding the management of the Kerikeri Domain rather than support for establishing a group delegated to manage the Kerikeri Domain.

The proposed Kerikeri Domain Advisory Group would serve as a conduit between Council, park users and other community stakeholders. The aim of the advisory group would be to enhance decision-making regarding the management, use, and development of Kerikeri Domain, ensuring user needs and community perspectives are considered.

This would be a relatively informal group, however a terms of reference is recommended to guide expectations of all people involved, noting that the terms of reference may evolve over time. As outlined in the attached draft terms of reference, the Kerikeri Domain Advisory Group would communicate by email, with possible meetings when a higher level of consideration was required, and this would generally be reported back to the Community Board by email through the Chairperson. Future reporting to the Community Board would occur as required, for consideration of management issues or to consider high impact proposals.

Options that can be considered by the Community Board:

Option 1)

Endorse staff to establish the advisory group (staff recommendation). Feedback from the advisory group would enhance decision-making by Council on the management, use and development of Kerikeri Domain. No significant disadvantages have been identified. Management of the advisory group would require staff resources. The next steps for this option are:

- Confirming membership, including any additional representatives from key community and park user organisations.
- Finalise a terms of reference for the advisory group (refer attachment).

Option 2)

Do not endorse establishment of the advisory group (not recommended by staff).

There was no interest from meeting attendees in delegations to allow management of Kerikeri Domain by the community, so this is not considered to be an option.

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

The proposed Kerikeri Domain Advisory Group would ensure user needs and community perspectives were considered to enhance decision-making for the management, use and development of Kerikeri Domain, and the Kerikeri Domain Advisory Group formation is supported by the stakeholders engaged on this process.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

Budget provision is not required for the Advisory Group. Any expenditure related to the Advisory Group would be minor, for example room hire perhaps once or twice per annum.

ĀPITI HANGA / ATTACHMENTS

1. **Draft Kerikeri Domain Advisory Group Terms of Reference - A5527114** [↓](#) 

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	The creation of a park user group to inform Council decisions would have a low level of significance.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	Kerikeri Domain Reserve Management Plan Parks and Reserves Policy 2022
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	While Kerikeri Domain is included as an asset having district wide significance and remaining the responsibility of the Council, the Bay of Islands-Whangaroa Community Board has expressed a strong interest in this reserve. The creation of a Kerikeri Domain Advisory Group would assist Council in making informed decisions that meet the needs of the community.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	A representative from Ngāti Rēhia attended the preliminary meeting and have expressed an interest in on-going involvement in the advisory group.
Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	Groups and individuals that have an interest in Kerikeri Domain including those involved with sports and events.
State the financial implications and where budgetary provisions have been made to support this decision.	Budget provision is not required for the Advisory Group. Any expenditure related to the Advisory Group would be minor, for example room hire.
Chief Financial Officer review.	The CFO has reviewed this report.

Terms of Reference - Kerikeri Domain Advisory Group

1. Introduction

The Kerikeri Domain Advisory Group ("the Advisory Group") is established as a collaborative forum between the Far North District Council ("the Council") and stakeholders. The primary aim is to enhance the Council decision-making regarding the management, use, and development of Kerikeri Domain, ensuring user needs and community perspectives are considered.

2. Purpose

The Advisory Group is convened to:

- Facilitate effective communication and consultation between the Council and community stakeholders regarding the Kerikeri Domain.
- Support informed and transparent decision-making on the management, development, and use of the Domain.
- Enable community comment on proposed developments, events, and ongoing management strategies for the Domain.

3. Membership

The Advisory Group consists of representatives from:

- Far North District Council (Council staff and/or elected members as determined by the Bay of Islands-Whangaroa Community Board).
- Interested user groups and community stakeholders as specified in section 11 below (generally one representative per group, with alternates as required).

4. Roles and Responsibilities

Council will:

- Provide updates on Domain management, developments, and upcoming events.
- Consult the Advisory Group on proposed changes, developments, or new events that may affect the Domain.
- Consider feedback and recommendations from the Advisory Group in decision-making processes and report these to the Community Board.

Stakeholders will:

- Act as a conduit for community views and feedback.
- Respond to Council requests for comment on proposals, developments, or events.
- Share relevant information with their respective communities and bring community concerns or suggestions to the Advisory Group.

5. Communication Protocols

- Email will be the primary mode of communication for the Advisory Group, and may be instigated by staff, the Community Board Chair, or members of the group.
- Council will circulate updates, proposals, and requests for comment via email to all Advisory Group members.
- Advisory Group members may respond to Council communications within reasonable timeframes, as specified in each request.
- Meetings (in-person or virtual) may be convened by the Council or at the request of Advisory Group members if required for more detailed discussion.
- Reporting back to the Bay of Islands Community Board may be by email; formal reporting by Council staff to the Community Board may be instigated by the Community Board Chairperson or the Council staff member, and Advisory Group Members may request formal reporting.

6. Meeting Arrangements

- Meetings will be held only as needed, based on the nature and urgency of matters requiring discussion.
- Meeting agendas and supporting documents will be provided in advance by the Council.
- Summary notes or minutes will be circulated to all members following any meeting.

7. Decision-Making

The Advisory Group serves in an advisory capacity only. Final decisions regarding the management and development of Kerikeri Domain rest with the Far North District Council and will align with the Reserve Management Plan, however the Council commits to considering the Advisory Group's feedback and recommendations in good faith.

8. Confidentiality and Conduct

- Members are expected to conduct themselves respectfully and professionally in all communications and meetings.
- Information shared within the Advisory Group should be treated as confidential unless otherwise specified by the Council.

9. Review of Terms

These Terms of Reference will be reviewed annually or as required to ensure they remain fit for purpose. Amendments may be made by agreement between the Council and the majority of Advisory Group members.

10. Contact and Administration

Council staff will provide administrative support to the Advisory Group, including the distribution of communications and coordination of meetings.

This Terms of Reference is agreed to by the Far North District Council and Advisory Group participants as of XX February 2026.

11. Advisory Group Membership

The Advisory Group comprises the below listed interested user groups and stakeholder groups. Additional representatives can be added to the Advisory Group via approval by the Bay of Island – Whangaroa Community Board.

User Group or Stakeholder Group	Representative	Alternate Representative	Email addresses
Ngāti Rēhiā			
Kerikeri High School			
Kerikeri Cricket Club			
Kerikeri District Business Association			
Vision Kerikeri			
Our Kerikeri			
Kerikeri Community representative			

7.5 TE PĀTUKUREA KERIKERI WAIPAPA SPATIAL PLAN - IMPLEMENTATION STEERING GROUP ESTABLISHMENT

File Number: A5540696

Author: Jaye Michalick, Team Leader – Growth Planning & Placemaking

Authoriser: Roger Ackers, Group Manager - Planning & Policy

TAKE PŪRONGO / PURPOSE OF THE REPORT

The purpose of the report is to describe the requirement to establish a Te Pātukurea Kerikeri Waipapa Spatial Plan Implementation Steering Group (Steering Group) and to facilitate the appointment of two Bay of Islands-Whangaroa Community Board (Board) representatives to the Steering Group.

WHAKARĀPOOTO MATUA / EXECUTIVE SUMMARY

This report:

- Reiterates the extent of mana whenua partnership and stakeholder engagement undertaken to prepare the adopted spatial plan as context to the need to establish an ongoing Steering Group.
- Outlines the initial projects required to be commenced as part of the implementation plan within Te Pātukurea Kerikeri Waipapa Spatial Plan.
- Outlines the purpose, composition and draft Terms of Reference for the Steering Group.
- Recommends the Board appoints two Board members to the Steering Group.
- In accordance with Te Kūkupa Terms of Reference, recommends the Board informs Te Kūkupa Committee or Strategy Policy and Regulation of the establishment of the Steering Group.

TŪTOHUNGA / RECOMMENDATION

That the Bay of Islands-Whangaroa Community Board receive this report and:

- Appoint members _____ and _____ to Te Pātukurea Kerikeri Waipapa Spatial Plan Implementation Steering Group; and**
- Inform Te Kūkupa Committee for Strategy Policy and Regulation of the establishment of Te Pātukurea Kerikeri Waipapa Spatial Plan Implementation Steering Group.**

1) TĀHUHU KŌRERO / BACKGROUND

Te Pātukurea Kerikeri Waipapa Spatial Plan (Te Pātukurea) is a non-statutory plan that was adopted by Council in June 2025 via Resolution 2025/61 (link to adopted version here: [Te Pātukurea](#)). Te Pātukurea is a plan for the long-term growth (30+ years) of Kerikeri and Waipapa, it is based on good-practice spatial planning principles and sets out how we can grow and service the subject urban areas. The spatial plan was developed in partnership with Te Pātukurea Hapū Rōpū¹ and with significant, iterative stakeholder engagement and public consultations.

Te Pātukurea includes an Implementation Plan with actions that need to be carried out over the short-, medium- and long-term in order to deliver the plan.

¹ Established for the purpose of working alongside staff on the development of the spatial plan until it became adopted. The rōpū comprised representatives from Ngāti Hineira, Ngāti Korohue, Ngāti Mau, Ngāti Rangī, Ngāti Rēhia, Ngāti Torehina ki Matakā, Te Uri Taniwha, Te Whiu.

To ensure ongoing mana whenua partnership and stakeholder engagement throughout the implementation phase of Te Pātukurea, the Implementation Plan includes two key actions:

- Establish an Implementation Steering Group (the subject of this paper); and
- Explore co-governance and collaboration opportunities with hapū (staff have met with Te Pātukurea Hapū Rōpū, which confirmed a desire to reform continue to partner with FNDC on the implementation of Te Pātukurea).

The purpose of the Implementation Steering Group is defined in the Implementation Plan as:

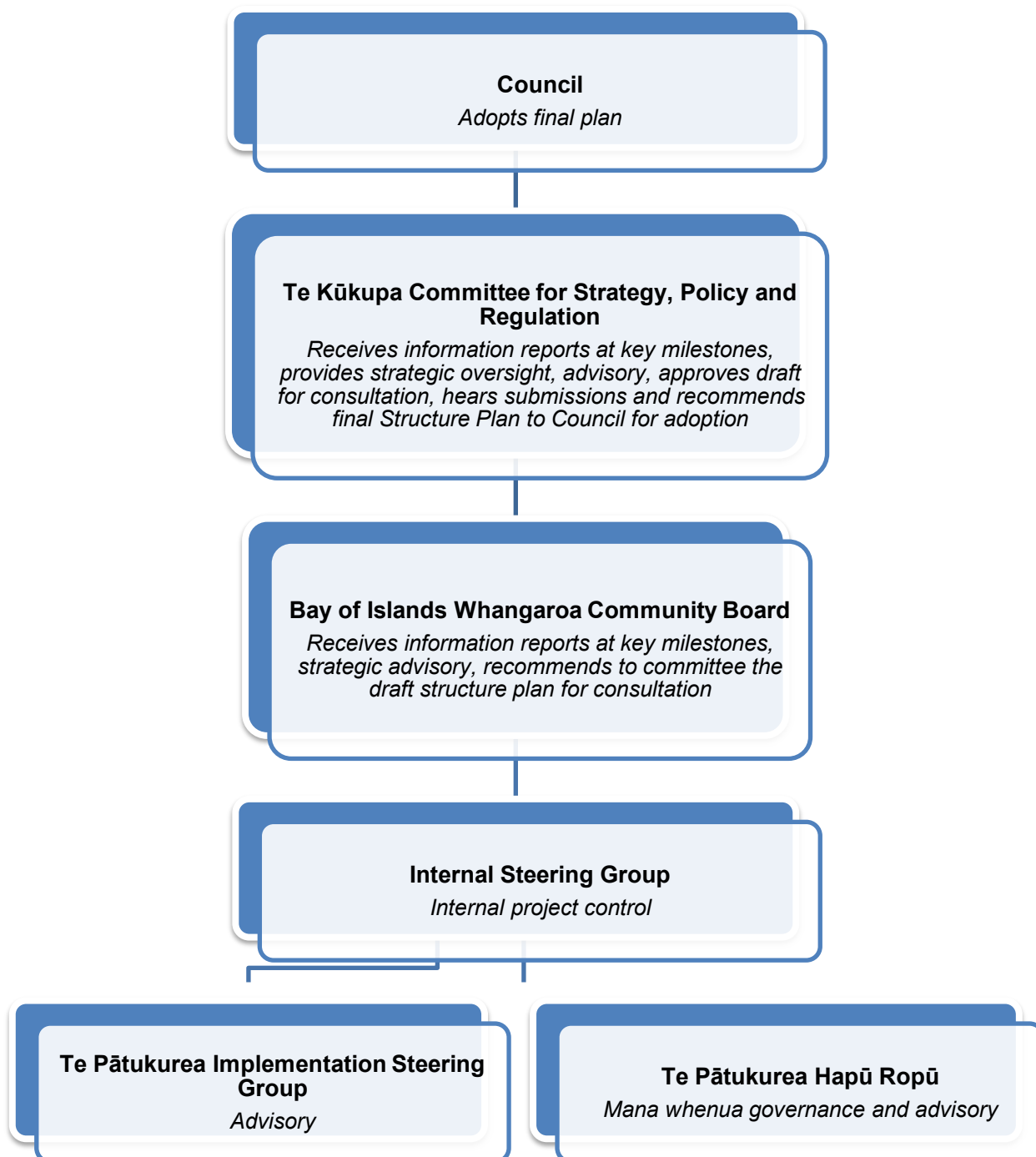
to ensure the community's needs, values, and priorities are represented throughout the process. It fosters shared ownership and transparency in delivering the plan. A diverse membership is key – Community Board representation connects the plan to local governance, while Hapū Rōpū representation brings mana whenua perspectives and Kaitiakitanga. Young people's participation ensures their unique perspectives are recognised, valued and included.

Te Pātukurea Hapū Rōpū representatives have confirmed that, alongside regular meetings with staff on Implementation Plan projects, they also agree to be members of the Implementation Steering Group, to ensure that there is a full sharing of knowledge and ideas between mana whenua and other community representatives on implementation plan projects.

Along with seeking to set up this Steering Group, staff are in the process of commencing two further Implementation Plan actions: starting the Waipapa Structure Plan project – for which a separate paper has been submitted to the BOIWCB February agenda, and starting a Kerikeri Urban Design Framework project, which will also be the subject of a future agenda item paper.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

The Steering Group will serve in an advisory role, assisting with the monitoring and evaluation of Te Pātukurea and the implementation of related projects. The Steering Group can offer guidance and suggestions; however, it will not possess decision-making authority regarding projects that it advises on. The Steering Group will provide critical community voice to key projects required to deliver Te Pātukurea. Refer to the diagram below, being the Project Governance Structure for the Waipapa Structure Plan, which demonstrates how the Steering Group is intended to fit within a project governance structure for Implementation Plan projects.



It is anticipated that the Steering Group would meet approximately 2 to 4 times per year, to be kept up to date with the various Te Pātukurea implementation plan projects that are underway, and to identify further opportunities for relevant representatives to participate in individual projects, or collectively as the steering group, if appropriate. Attachment 1 contains a draft Terms of Reference for the Steering Group, which will be finalised following establishment of the Steering Group.

Staff recommend that the Board nominates and agrees at this meeting two Board members to join the Steering Group. We consider it likely that a member from each of the Kerikeri and Waipapa subdivisions would be preferable based on their extent of knowledge on, and linkages into, those communities. We also recommend that the availability by Board members to attend the Steering Group meeting is considered in the decision to appoint Board members.

In addition to establishing the Steering Group, it is expected that all projects established to implement Te Pātukurea will be reported on to the Board at key milestones as standard practice.

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

Other options for the composition of elected members on the Steering Group could be considered, for example, more than two Board members, or recommending a Councillor on the Steering Group. However, in the interests of keeping the size of the Steering Group manageable and given the limited geographic scope of the subject area within the wider district, staff recommend Board membership is the appropriate level of connection to the subject communities.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

The costs of facilitating the Steering Group meetings are estimated to be between \$5,300 (2 meetings p/a) and \$10,600 (4 meetings p/a) per annum, and these costs have been budgeted for in the Growth Planning and Placemaking Team cost centre for this financial year. Other than rangatahi and the Hapū Rōpū, membership of the Steering Group is voluntary and not remunerated.

ĀPITI HANGA / ATTACHMENTS

1. **Draft Terms of Reference Te Pātukurea Implementation Steering Group - A5540992** [↓](#)



Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	In accordance with Council's Significance and Engagement Policy, this decision is not assessed as being of high significance as it does not involve the transfer of ownership or control of a strategic asset, and it is not inconsistent with Council plans or policies.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	Te Pātukurea, Kerikeri Waipapa Spatial Plan Local Government Act 2002
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	This project relates to Kerikeri and Waipapa and does not have a significant district wide relevance.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	The Te Pātukurea Hapū Rōpū Governance Body has been reestablished with mandated representation for eight local hapū. These hapū are: <ul style="list-style-type: none"> • Ngāti Hineira • Ngāti Korohue • Ngāti Mau • Ngāti Rangi • Ngāti Rēhia • Ngāti Torehina ki Matakā • Te Uri Taniwha • Te Whiu
Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	The Steering Group is being established to ensure key community stakeholders are involved in projects that implement Te Pātukurea. The Steering Group does not negate the need to undertake stakeholder identification and engagement as part of each individual project to implement Te Pātukurea.

State the financial implications and where budgetary provisions have been made to support this decision.	There is no requirement for further budgetary provisions to be made as result of the recommendation in this report.
Chief Financial Officer review.	The CFO has reviewed the report.

Ngā Tikanga - Te Pātukurea Implementation Steering Group Terms of Reference

Whakataki / Background

The Implementation Steering Group (**Steering Group**) is a key element for the successful implementation of Te Pātukurea. The Steering Group ensures that the community's needs, values, and priorities are represented throughout the implementation of the plan. It fosters shared ownership and transparency in delivering the plan.

The steering group consists of members from various backgrounds, including but not limited to Community Board representatives, Hapū representatives, Kerikeri-Waipapa community organisations and rangatahi (local young people).

Ngā Kaupapa - Purpose of the Steering Group

The Steering Group serves in **an advisory role**, assisting with the monitoring and evaluation of Te Pātukurea and the implementation of related projects. The Steering Group offers guidance and suggestions; however, it **does not possess decision-making authority** regarding the project. The Implementation Steering Group provides a critical community voice to key projects required to deliver Te Pātukurea.

The Steering Group will initially convene for a period of 12 months, after which time its function and membership will be reviewed.

Its purposes are to:

- Provide an inclusive community forum, grounded in both tikanga Pākehā and tikanga Māori, for the deliberation of Te Pātukurea's implementation.
- Ensure alignment of implementation projects with the overall vision, values, and strategic objectives of Te Pātukurea and community aspirations.
- Review and provide advice on the quality and alignment of project outputs and deliverables before they are finalised or presented to decision-makers.
- Review project direction and offer feedback for ongoing improvement.
- Act as a platform for discussing ideas. Encourage the exchange of information to promote effective practices and new developments.
- Participate in implementation project workshops as necessary.
- Offer guidance on strategies to enhance engagement and champion community engagement.

- Serve as a sounding board for new ideas and proposals, providing constructive feedback and diverse perspectives to support innovation and continuous improvement.
- Where relevant, advocate for necessary resources and support to ensure successful project delivery.
- Identify and help manage risks and interdependencies early, supporting mitigation strategies for critical issues.
- Champion transparent reporting to Council and the community on progress, challenges, and achievements.
- Advocate for and participate in constructive, respectful community deliberation.

Ngā Tāngata - Membership

The Steering Group will include representatives from:

- Community board representatives.
- Hāpū Rōpū.
- Community group members.
- Healthy Families Far North.
- Rangatahi representative/s.
- Business association representative/s for Kerikeri and Waipapa.

These members ensure diverse perspectives within the group.

Ngā Tikanga - Core Principles

The steering group must commit to the following principles in their ongoing work together:

- Tika, pono, me te aroha – Good faith participation; trust, openness, honesty and integrity
- Mana tangata - Show mutual respect to all members.
- Whaiwhakaaro - Take a constructive and solutions-focused approach in discussions and decision-making.
- Mahitahi - Foster a collaborative environment.
- Kia areare te whakarongo - Listen actively to one another.
- Ko te hāpori whānui te take - Strive for solutions that benefit the wider community.

- Kia tinitini ngā kōrero - Commit to equity and inclusion, ensuring all voices are valued.
- Whakamana tikanga, whakamana Te Tiriti - Uphold tikanga Māori and working in partnership with mana whenua.
- Kia matatapu te kōrero - Maintain confidentiality where appropriate.
- Kia manawaroa - Embrace constructive challenge and continuous learning.

Ngā Mahi - Relevant Projects

The Steering Group provides advice across a range of projects which deliver Te Pātukurea. These include:

- Monitoring and evaluation framework.
- Waipapa Structure Plan.
- Kerikeri Urban Design Framework.
- Kerikeri-Waipapa Long-term wastewater treatment and discharge strategy.

Additional projects may be included in the future.

Ngā Hui - Meetings and Operations

The Steering Group operates through regular, structured meetings to ensure effective engagement and coordination across various projects. The operational framework includes:

Tikanga

The Steering Group will follow normal tikanga in relation to meetings and workshops. Mana whenua will advise the facilitators, chair and group members of the appropriate tikanga.

Meeting Frequency and Attendance

Meetings occur as required at Council offices, with remote access via MS Teams. If unavailable, members must send a **delegate** to ensure continuity. A Community Board representative chairs the meetings. **Special meetings** may be called for urgent issues with Council request and Chair approval.

Meeting Duration

Meetings are scheduled for a **minimum of one hour**, with flexibility to extend as needed based on the agenda.

Agenda Setting

Council is responsible for preparing and distributing the agenda **at least two working days prior** to each meeting.

Meeting Records

The Council is also responsible for recording and distributing meeting minutes, ensuring clear documentation of discussions, decisions, and action points.

Conflict of Interest

All members must declare any conflicts of interest at the start of each meeting. Where a conflict exists, the member may be asked to withdraw from related discussions or decisions.

Respectful Conduct

All members are expected to always treat each other and Council staff with respect. Abuse, harassment, or any form of inappropriate behaviour will not be tolerated and may result in removal from the Steering Group.

Decision-Making

If decisions are required, the Steering Group will endeavour to reach agreement through consensus. If consensus is not attainable, matters will be resolved by majority vote.

Remuneration

This is a voluntary role. Steering group members are unpaid unless otherwise agreed.

Review of Terms of Reference

The Terms of Reference will be reviewed annually, or as required in response to significant changes in project scope, governance, or organizational priorities.

7.6 WAIPAPA STRUCTURE PLAN

File Number: A5540967

Author: Azman Reuben, Senior Strategic Planner - Growth Planning & Placemaking

Authoriser: Roger Ackers, Group Manager - Planning & Policy

TAKE PŪRONGO / PURPOSE OF THE REPORT

To introduce the Waipapa Structure Plan project and seek endorsement from the Bay of Islands-Whangaroa Community Board to Te Kūkupa Committee for Strategy, Policy and Regulation to change the requirements set down in the Implementation Plan regarding the Waipapa Structure Plan, specifically the exclusion from the project scope of:

- catchment management planning; and
- masterplanning of Te Puāwaitanga

The wording in the implementation plan for the Waipapa Structure plan states: *Develop Structure Plan / Catchment Management Plan – Waipapa for Urban Intensification and Greenfield areas of Waipapa, including ‘Te Puāwaitanga Stage 2 Project’, and consideration of the future of Baysport.* The inclusion of catchment management planning was an error, and we have since identified a more appropriate method of management planning for Te Puāwaitanga.

The report also recommends that the establishment of an Elected Member Working Group is not required for this project, and that elected member involvement in this project is appropriately provided for via the Te Pātukurea Implementation Steering Group and via regular reporting to the Bay of Islands-Whangaroa Community Board and Te Kūkupa Committee.

WHAKARĀPOOTO MATUA / EXECUTIVE SUMMARY

- The Waipapa Structure Plan is a key implementation action of Te Pātukurea Kerikeri-Waipapa Spatial Plan (link here: [Te Pātukurea](#)), it will be the first structure plan to be delivered as part of implementing the spatial plan.
- The report outlines the Waipapa Structure Plan project (the project), which will:
 - Translate the strategic vision of Te Pātukurea into practical steps for land use and infrastructure planning.
 - Inform future district plan change(s) where necessary.
 - Provide certainty for Council, developers, and the community about how Waipapa will grow.
 - Integrate planning for Te Puāwaitanga (sports hub) and other key facilities.
 - Inform investment decisions in the Long-Term Plan and Waters CCO programme.
- This report seeks that the Bay of Islands Whangaroa Community Board recommends to Te Kūkupa Committee the exclusion of a catchment management plan for Waipapa and a detailed masterplan for Te Puāwaitanga from the scope of the Waipapa Structure Plan project.
- This report sets out the project milestones to be reported up to the Bay of Island-Whangaroa Community Board and Te Kūkupa Committee, in support of the recommendation to not establish an Elected Member Working Group.

TŪTOHUNGA / RECOMMENDATION

That the Bay of Islands-Whangaroa Community Board recommends to Te Kūkupa Committee:

- a) Exclusion of the following from the Waipapa Structure Plan project scope:**
 - i) Preparation of a catchment management plan for Waipapa.**
 - ii) Masterplanning for Te Puāwaitanga**
- b) That establishment of an Elected Member Working Group is not required for this project, instead key project milestones discussed in this report are reported on to Te Kūkupa.**

1) TĀHUHU KŌRERO / BACKGROUND

Council adopted Te Pātukurea and its implementation plan on 18 June 2025. The Waipapa Structure Plan is a key short-term action directed by the implementation plan of Te Pātukurea.

The project has been designed to align with current national and regional planning frameworks, including the National Policy Statement on Urban Development (NPS-UD), National Policy Statement on Highly Productive Soils (NPS-HPS), and the Northland Regional Policy Statement. It also supports Council's Long-Term Plan priorities and FN2100 growth strategy by providing a clear framework for infrastructure investment and urban development. With the reform of resource management legislation and policy direction currently under way, the project has been designed with 'check ins' at critical points. This is to ensure there is alignment with the future system, particularly the lead pieces of legislation.

The Waipapa Structure Plan will cover the geographic extent of the urban development areas for Waipapa, as identified in the spatial plan (refer Figure 1 below). Further detail on the project is provided in Attachment 1.

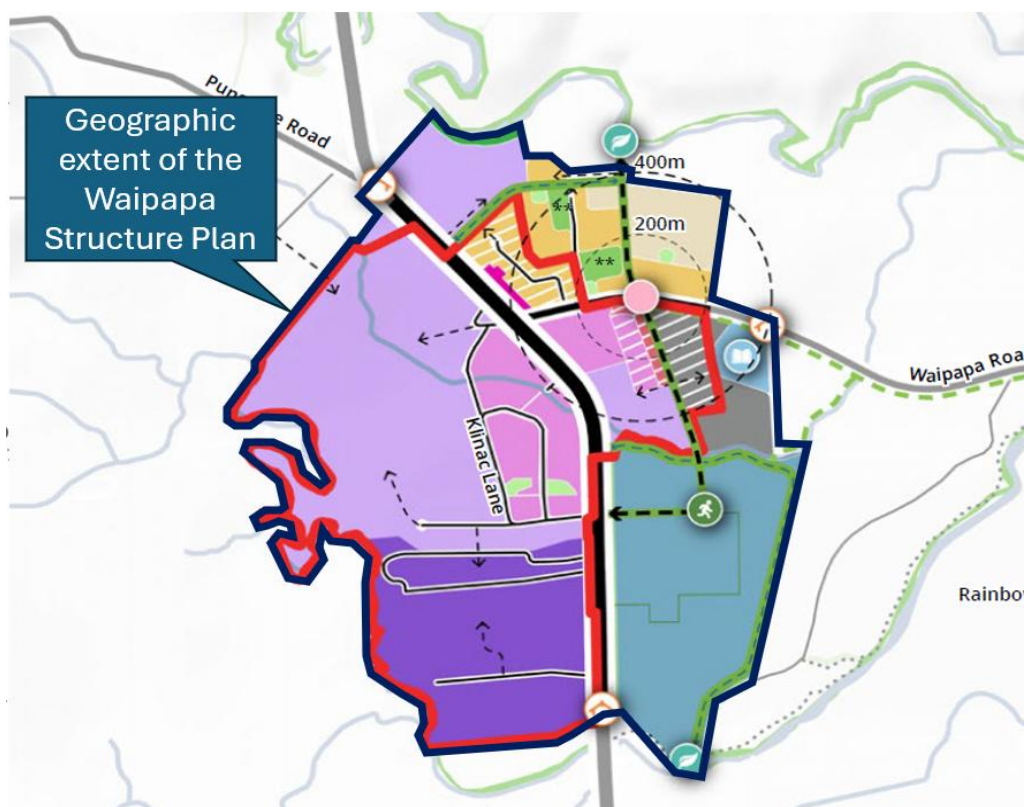


Figure 1: Geographic extent of the Waipapa Structure Plan study area (black outline around coloured area)

Te Puāwaitanga and Bay Sport

Te Puāwaitanga encompasses 44 hectares, with 12 hectares currently developed in sports fields and parking and another 12 hectares earmarked for Phase 2 sports facilities. However, significant details for Phase 2 remain undecided and unfunded, and it is yet to be determined whether all the land will be dedicated to sports or if some land can be set aside for other uses.

Staff have commissioned an updated needs assessment to assist in identifying the total land area required to meet future sport and active recreation needs for the next 30 years. To safeguard the potential future relocation of most of Baysport activities to Te Puāwaitanga, the needs assessment will factor in the relocation of all land at Baysport excluding the land occupied by the tennis courts, skating rink and associated parking areas, however further negotiations between Baysport and Council are required to confirm what, when and if relocation from Baysport to Te Puāwaitanga occurs. Once the needs assessment is completed, a report will go to Council to confirm the extent of land to be set aside for Te Puāwaitanga. If there is surplus land on the site, the future uses of this land are expected to be determined through the Waipapa Structure Plan process.

The Waipapa Structure Plan will focus on determining the overall land use framework, including any surplus land at Te Puāwaitanga along with any land to be vacated from sport and active recreation uses at BaySport. The specifics of sports and recreation management on Te Puāwaitanga will be determined via a future Reserve Management Plan (RMP) process.

Resource Management Reform & Proposed District Plan Decisions

The project has built in check points following the passage of the Planning Bill through parliament, so it can be adapted to fit into the future planning system.

The project has incorporated a clear 'stop/go' decision point at the early stages of the programme when district plan decisions are known, specifically at the stage when council receives recommendations from the hearings panel. Should the proposed district plan decisions result in urban zone outcomes that are not consistent with Te Pātukurea, staff will make recommendations to the Bay of Islands-Whangaroa Community Board and Te Kūkupa on measures to address any real or perceived inconsistencies between the district plan decisions and the spatial plan.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

Catchment Management Plan and Masterplanning Options

Te Pātukurea Implementation Plan includes actions to develop a Waipapa Structure Plan that includes development of a catchment management plan and masterplanning for Te Puāwaitanga and BaySport. This report recommends excluding these items from the structure plan for the following reasons:

Catchment Management Plan

- The inclusion of a catchment management plan in this action was an error as catchment management plans cover a significantly larger land area. Waipapa is a small portion of the wider water/flood catchment area.
- The Northland Regional Council is developing a *Kerikeri-Waipapa river management plan* which informs flood hazard risk.
- FNDC Infrastructure Group is responsible for undertaking stormwater catchment management planning in relation to natural hazards and urban networks under the Water Services legislation, and as necessary to inform and obtain network discharge consent from the Northland Regional Council.
- Catchment management planning and flood modelling is underway, with the Kerikeri-Waipapa area included in the first stage of works to align with the structure plan process.
- The stormwater network and flood modelling work undertaken by FNDC Infrastructure Group will identify areas critical to management of the stormwater networks. Future development scenarios will be tested under the structure planning process, and future network requirements will be identified, including areas for stormwater management in events up to

and including the 1% Annual Exceedance Probability (AEP) flood event as required by the Council's Engineering Standards.

Masterplanning for Te Puāwaitanga

- Masterplanning is best delivered through a Reserve Management Plan, pending classification of Te Puāwaitanga as a reserve, under the Reserves Act 1977, which provides the statutory framework for managing reserve land.
- The Waipapa Structure Plan process is intended to determine the envelope of land required to meet the long-term needs for sport and active recreation (considered to be the final extent of Te Puāwaitanga), along with identifying any potentially surplus land and associated land uses. However, detailed design and management of the final extent of Te Puāwaitanga needs to occur through a future Reserve Management Plan process.
- Separating these processes avoids conflicts of interest and ensures clarity of project outcomes.

Project staff will collaborate with FNDC Infrastructure Group on catchment management planning for Waipapa and, in time, will initiate Te Puāwaitanga Reserve Management Plan project in accordance with statutory requirements.

Part a) of Recommendation: Decision Regarding Catchment Management Planning

Option 1: Recommend excluding catchment management plan for Waipapa and Masterplanning for Te Puāwaitanga (recommended option)

Under this option, the Bay of Islands-Whangaroa Community Board recommends excluding both the catchment management plan and masterplanning for Te Puāwaitanga from the Waipapa Structure Plan.

Advantages:

- Practical steps to give life to the spatial plan.
- FNDC Infrastructure Group continues with existing catchment management planning work already underway, which enables stormwater discharge consent to be obtained in preparation for anticipated growth under the structure plan. Other infrastructure and network planning work for wastewater, water supply, and transport can be aligned across the structure plan process and then integrated into long term planning processes.
- Enables council to comply with statutory requirements under the Water Services legislation in relation to separation of Urban Stormwater as a stand-alone business unit.
- Sports and recreation management and uses at Te Puāwaitanga will be considered via the appropriate mechanism of developing a Reserve Management Plan (pending classification of Te Puāwaitanga as a reserve).
- A separate catchment management plan project will allow for a more thorough focus on the catchment and greater process efficiency.

Disadvantages

- Some uncertainty with resource management reform.

Option 2: Do not recommend excluding catchment management plan for Waipapa and Masterplanning for Te Puāwaitanga

Under this option, the Bay of Islands-Whangaroa Community Board does not recommend excluding the catchment management plan and masterplanning for Te Puāwaitanga from the Waipapa Structure Plan.

Advantages:

- Stays true to original wording from spatial plan.

Disadvantages

- Project will include scope that is in conflict with the requirements of the Water Services legislation in relation to stormwater networks, which includes piped and surface water networks including streams, overland flowpaths, and floodplains in the 1% AEP storm event).
- Integration issues with having a master plan and catchment management plan being developed under a process designed to produce a structure plan for a smaller area than the overall catchment management area.
- Including a catchment management plan duplicates existing catchment management planning work currently being done by FNDC Infrastructure Group, and crosses delegation boundaries between council activities.

Part b) of recommendation: Decision Regarding Elected Member Participation

Staff seek to have Te Kūkupa Committee confirm their preferred level of involvement in this project, either simply through reporting across the project duration as described below, or with the formation of an Elected Member Working Group.

Councillor participation in the project is proposed to be achieved via regular reports to the Bay of Islands-Whangaroa Community Board and Te Kūkupa as follows:

Te Kūkupa:

- Information reports at key milestones through the project
- Approval of the Draft Structure for public consultation (Approval by Te Kūkupa)
- Hear and consider submissions on the Draft Structure Plan (Heard by Te Kūkupa)
- Making recommendations to Council for the adoption of the Structure Plan
- In addition, workshops can be undertaken with Te Kūkupa Committee and the Bay of Islands-Whangaroa Community Board, if requested.

Option 1: Do not establish an Elected Member Working Group for the project (recommended option)

Under this option, community board participation in the project will be via regular project reports to the community board, and participation by two members of the board on the yet to be formed Implementation Steering Group. Councillor participation in this project will be via the reporting described above.

Advantages:

- Achieves efficient community board member and councillor participation in this project without introducing a further level of governance into the project structure.

Disadvantages

- Compared to Option 2 below, may not provide as much opportunity for one-on-one discussion about the project with councillors.

Option 2: Establish an Elected Member Working Group for the project.

Under this option, in addition to the elected member participation described in Option 1, an Elected Member Working Group shall be formed and a future report to Te Kūkupa will be provided by staff to achieve establishment of this group.

Advantages:

- May provide greater opportunity for one-on-one discussion about the project with councillors, compared to Option 1 above.

Disadvantages

- Will require additional staffing resourcing and time
- Will place additional time burden on specific Councillors.

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

Undertaking the Waipapa Structure Plan project without a catchment management plan for Waipapa and Masterplanning for Te Puāwaitanga is recommended as it delivers on Council's strategic commitments under Te Pātukurea more efficiently and avoids conflict with the requirements of the Water Services legislation.

Progressing the project without establishing an Elected Member Working Group is recommended as the establishment of the Implementation Steering Group alongside the proposed extent of reporting to Te Kūkupa across the project duration is considered sufficient to inform and gain the views of Councillors on this project.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

The project is budgeted at \$297,000 across three financial years (2025–2028) within the Growth Planning & Placemaking cost centre. No additional funding is required.

ĀPITI HANGA / ATTACHMENTS

1. Attachment 1 - Additional Project Details - A5543589 [↓](#) 

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, waahi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	In accordance with Council's Significance and Engagement Policy, this decision is not assessed as being of high significance as it does not involve the transfer of ownership or control of a strategic asset, and it is not inconsistent with Council plans or policies. The public will be consulted at the draft plan stage.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	Far North 2100 Te Patukurea, Kerikeri Waipapa Spatial Plan The Resource Management Act 1991 National Policy Statement – Urban Development 2020 National Policy Statement – Highly Productive Soils 2022 Local Government Act 2002 Northland Regional Policy Statement Far North District Council Proposed District Plan
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	Recommendation sought for the project relates to Waipapa and does not have a significant district wide relevance.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	The Te Patukurea Hapū Rōpū Governance Body has been reestablished with mandated representation for eight local hapū. These hapū are: <ul style="list-style-type: none"> • Ngāti Hineira • Ngāti Korohue • Ngāti Mau • Ngāti Rangi • Ngāti Rēhia • Ngāti Torehina ki Matakā • Te Uri Taniwha • Te Whiu

Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	Community groups will be engaged via steering group. There will be multiple opportunities to community and stakeholder input into the project.
State the financial implications and where budgetary provisions have been made to support this decision.	There is no requirement for further budgetary provisions to be made as result of the recommendation in this report.
Chief Financial Officer review.	The Chief Financial Officer has not reviewed this report.

Attachment 1: Waipapa Structure Plan Project Details

A structure plan is a non-statutory document. The Waipapa Structure Plan will build on the broad, strategic vision the spatial plan outlines for Waipapa, offering a detailed guide for the development, including detailed maps and plans showing indicative layout of roads, open spaces, residential and commercial areas, infrastructure required to support growth and outline the staging and implementation of development and infrastructure delivery.

The structure plan will:

- Form the basis for plan change(s) to the district plan where required.
- Provide direction for the development and funding of infrastructure to support the planned development (including the identification of critical locations and corridors).
- Support the development of Te Puāwaitanga¹ through the identification of, and subsequent Council approval of, the portion of Te Puāwaitanga that is to be retained for future sport and active recreation needs and any portion of spare land that can be used for other activities.
- Provide direction on the zoning of any land surplus to the needs of Te Puāwaitanga and BaySport.
- Address how urban design principles from Te Pātukurea will be achieved.
- Inform the Waipapa placemaking / neighbourhood plan².
- Review and test the area selected for industrial expansion in Waipapa to investigate if a different land use pattern can better achieve integration with the state highway network³.

The Waipapa Structure Plan is being delivered alongside other implementation actions of Te Pātukurea, which includes the Kerikeri Urban Design Framework and the Kerikeri-Waipapa Long Term Discharge Strategy.

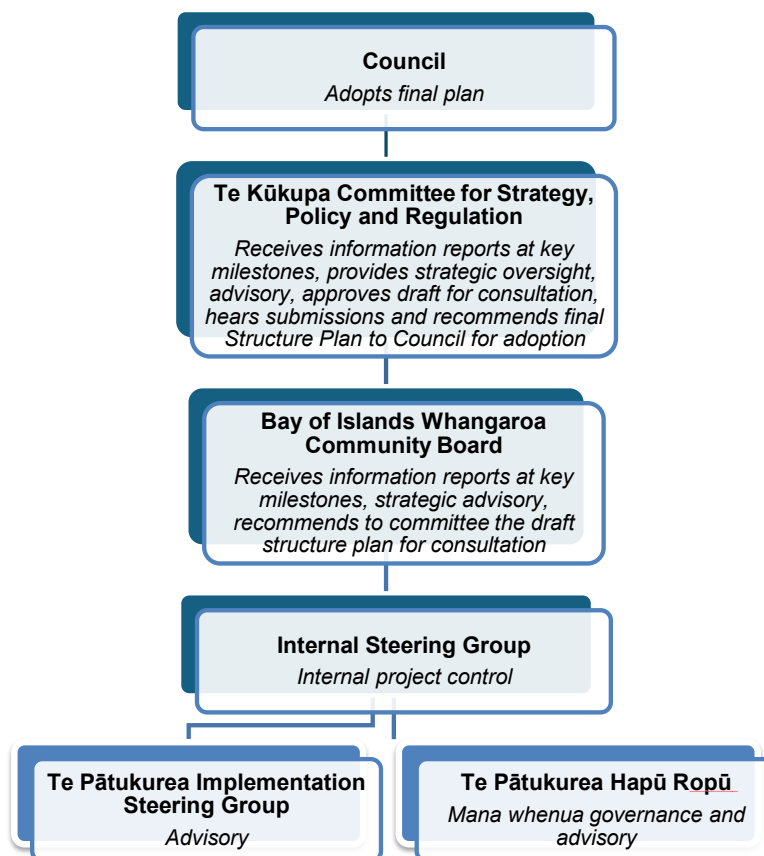
¹ Te Puāwaitanga is the area of land to be set aside and developed for sports and recreation. Te Puāwaitanga may not occupy all the land currently shown in Te Pātukurea as 'Te Puāwaitanga'.

² The Waipapa placemaking / neighbourhood plan is an implementation action in Te Pātukurea.

³ This is a specific action in Te Pātukurea

Project Governance:

The following figure illustrates the proposed governance structure for the project:



The project will be governed by the Te Kūkupa Committee, which will provide strategic direction, approve the Draft Structure Plan for public consultation, hear and consider submissions, and make recommendation to Council regarding adoption of the Waipapa Structure Plan. The project team will report to the Bay of Islands Whangaroa Community Board to seek their recommendation to consult with the public on the Draft Structure Plan prior to reporting to the Te Kūkupa Committee.

The project team will report to the Te Kūkupa Committee at key milestones throughout the development of the Waipapa Structure Plan. These reporting points will include completion of key technical reports, stakeholder engagement summaries and draft plan preparation prior to public consultation. It is recommended that the Te Kūkupa Committee be the primary forum for elected members advisory into this project. If required, workshops can be undertaken with the Te Kūkupa Committee which can also include Bay of Islands Whangaroa Community Board.

An Internal Steering Group (consisting of project staff and senior leadership) will also be formed to:

- Oversee project delivery.
- Monitor progress, resources, risks, and mitigations in regular meetings.
- Advise on communications and engagement.
- Identify required budget and staff.
- Review outputs before external release.

Te Pātukurea Hapū Rōpū

The Te Pātukurea Hapū Rōpū is being reformed to provide mana whenua governance and advisory to the project. The Hapū Rōpū, representing eight local hapū, will play a central role in shaping outcomes and ensuring the Waipapa Structure Plan reflects Te Tiriti o Waitangi principles. Engagement with the Hapū Rōpū will be ongoing and embedded throughout the process. The Hapū Rōpū will also have input into other Te Pātukurea implementation projects. The Hapū Rōpū will consist of:

- Ngāti Hineira
- Ngāti Korohue
- Ngāti Mau
- Ngāti Rangī
- Ngāti Rēhia
- Ngāti Torehina ki Matakā
- Te Uri Taniwha
- Te Whiu

Te Pātukurea Implementation Steering Group

The Te Pātukurea Implementation Steering Group will provide a critical community voice to key projects required to deliver Te Pātukurea, including the Waipapa Structure Plan. The steering group offers guidance and suggestions; however, it does not possess decision-making authority regarding projects. The steering group is in the process of being set up, with a separate paper going up to the Bay of Islands Whangaroa Community Board for endorsement. The steering group is intended to consist of members from various backgrounds, including but not limited to Community Board representatives, Hapū representatives, Kerikeri-Waipapa community organisations and rangatahi (local young people). The steering group can choose to create a smaller dedicated sub-group which is focused on the Waipapa Structure Plan.

Project programme summary

The following table provides the high-level programme for the project, with adoption of the structure plan targeted for October 2027.

Phase
1. Project set up Setting up project team, governance, Community Steering Group and Hāpū Rōpū and the necessary council decisions for the project.
2. Information collation Includes analysis and synthesis of existing information and undertaking work to fill information gaps.
3. Key issues engagement Engagement with elected members, Community Steering Group and Hāpū Rōpū and key stakeholders on key issues including staging, the mix of land use and urban form.
4. Develop concept options Developing concept options for the structure plan.
5. Test concept options Test the concept options with the Te Kūkupa Committee/elected members, Community Steering Group and Hāpū Rōpū and key stakeholders.
6. Prepare draft structure plan Drafting Waipapa Structure Plan and preparing for public feedback / submissions
7. Public feedback / submissions Seek public feedback / submissions on the draft Waipapa Structure Plan.
8. Council adoption Includes updating Waipapa Structure Plan to address feedback / submissions and administrative process to prepare structure plan for adoption by Council.
9. Project closure Closing out project, undertaking lessons learned, handing over implementation actions to relevant departments in council.

7.7 BAY OF ISLANDS-WHANGAROA COMMUNITY BOARD CAPITAL PROJECT PRIORITIES FOR LONG TERM PLAN (2027/37) ALIGNMENT.

File Number: A5541718

Author: Stephen FitzHerbert, Community Board Co-Ordinator

Authoriser: Aisha Huriwai, Manager - Democracy Services

TAKE PŪRONGO / PURPOSE OF THE REPORT

To confirm the Bay of Islands-Whangaroa Community Board key strategic priorities for inclusion in the planning process for Council's 2027-37 Long Term Plan (LTP).

WHAKARĀPOOTO MATUA / EXECUTIVE SUMMARY

- A 2023–2025 Strategic Plan was developed by the Board prior to the 2025 election.
- The incoming Board formally noted this plan at its meeting on 27 November 2025.
- Work on reviewing and developing the 2025–2028 Strategic Plan is currently underway.
- The Board has expedited the identification of key capital expenditure priorities to align with the LTP 2027–2037 planning process.
- Further development and refinement of the Strategic Plan will continue in early 2026.

TŪTOHUNGA / RECOMMENDATION

That Bay of Islands-Whangaroa Community Board endorse and confirm the following capital project priorities for inclusion in their 2025–2028 Strategic Plan and for progression through Council's 2027/37 Long Term Plan process:

1. Onewhero Bay – Park inspection and installation of tailored Park signage
2. Te Puāwaitanga – Sealing of gravel carpark, footpath installation and investigation of safe SH10 crossings
3. Russell Public Toilets – Replacement of York Street toilets
4. Waipapa Carpark Public Toilets – Extension of soakage field
5. Whangaroa Reserve – Sealing of gravel area
6. Maritime Storm and Sea-level-rise mitigation - Russell
7. Kerikeri Traffic & Parking – Kerikeri Carpark Plan
8. Parks & Reserves – Waipapa Landing new recreational resources: footpath, car and trailer parking, improved walking access to swimming holes
9. Open spaces – Kaeo recreational space: installation of removeable bollards, amenity lighting and CCTV
10. Amenity Lighting – Priority areas (to be specified)
11. CCTV – Priority areas (to be specified)

1) TĀHUHU KŌRERO / BACKGROUND

Community Board Strategic Planning and Alignment with Council Processes

Community Board Strategic Plans are dynamic, living documents that capture local community needs and aspirations. They serve as a key instrument for identifying priorities for community services and assets, feeding directly into Council's Long-Term Planning processes and work programmes.

Bay of Islands-Whangaroa Community Board Strategic Plan 2023–2025 was developed by the previous Board with support from FNDC staff. The current Board has acknowledged this plan and is actively reviewing it while developing the 2025–2028 Strategic Plan.

Priorities outlined in the Strategic Plan reflect Board members' engagement with their communities and draw on local community development plans. These priorities guide the identification of top capital projects for consideration in Council's Long-Term Plan (LTP) budgets.

Council has recently introduced a new approach to planning and prioritising projects for the upcoming 2027–2037 Long-Term Plan (LTP). This approach leverages the established Project Portfolio Management (PPM) system to shape and prioritise every project in the LTP. The goal is to build strong foundations for smarter, proactive, and informed long-term planning - enabling early identification of the best project ideas and supporting sound decision-making well ahead of time.

Every proposed project will be supported by clear justification and assessed against criteria that align with our priorities:

- Delivering projects that matter most to our communities
- Evaluating organisational readiness to deliver
- Analysing financial and rating impacts, including timing of expenditure, to help optimise cash flow and debt management throughout the project lifecycle

Proposed project lists will be shared with Council from March.

2) MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND OPTIONS

To ensure the Community Board's highest capital priorities are considered for inclusion in the proposed projects list, the Board has prioritised identifying these ahead of finalising the Strategic Plan in its entirety.

Development of the full Strategic Plan is underway and a draft list of priorities has been prepared. The top identified priorities are:

1. Onewhero Bay – Park inspection and installation of tailored Park signage
2. Te Puāwaitanga – Sealing of gravel carpark, footpath installation and investigation of safe SH10 crossings
3. Russell Public Toilets – Replacement of York Street toilets
4. Waipapa Carpark Public Toilets – Extension of soakage field
5. Whangaroa Reserve – Sealing of gravel area
6. Maritime Storm and Sea-level-rise mitigation - Russell
7. Kerikeri Traffic & Parking – Kerikeri Carpark Plan
8. Parks & Reserves – Waipapa Landing new recreational resources: footpath, car and trailer parking, improved walking access to swimming holes
9. Open spaces – Kaeo recreational space: installation of removeable bollards, amenity lighting and CCTV
10. Amenity Lighting – Priority areas (to be specified)
11. CCTV – Priority areas (to be specified)

Note: This is not an exhaustive list of all draft priorities.

Formal ratification of these priorities will strengthen the justification for associated business cases. However, this does not preclude future review or amendment of priorities if required. Staff will seek additional information from Board members to support the development of detailed business cases.

Option 1: Confirm these as the top priorities for inclusion in the proposed projects list

Option 2: Do not confirm these as the top priorities for inclusion in the proposed project list

Option 3: Review and confirm the top priorities with any minor amendments to the list noted

TAKE TŪTOHUNGA / REASON FOR THE RECOMMENDATION

To confirm Bay of Islands-Whangaroa Community Board's priority projects for consideration through Council's Long Term Plan prioritisation process.

3) PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

There are no immediate financial implications. Projects in the plan will be costed as part of the business cases and will be seeking funding via Council's Long-Term Planning processes, Community Board grant funding or other mechanisms.

ĀPITIHINGA / ATTACHMENTS

Nil

Hōtaka Take Ōkawa / Compliance Schedule:

Full consideration has been given to the provisions of the Local Government Act 2002 S77 in relation to decision making, in particular:

1. A Local authority must, in the course of the decision-making process,
 - a) Seek to identify all reasonably practicable options for the achievement of the objective of a decision; and
 - b) Assess the options in terms of their advantages and disadvantages; and
 - c) If any of the options identified under paragraph (a) involves a significant decision in relation to land or a body of water, take into account the relationship of Māori and their culture and traditions with their ancestral land, water sites, wāhi tapu, valued flora and fauna and other taonga.
2. This section is subject to Section 79 - Compliance with procedures in relation to decisions.

He Take Ōkawa / Compliance Requirement	Aromatawai Kaimahi / Staff Assessment
State the level of significance (high or low) of the issue or proposal as determined by the Council's Significance and Engagement Policy	Low significance. The proposal relates to confirming Community Board priorities for inclusion in the Long-Term Plan (LTP) process. It does not involve changes to Council services at this stage or any immediate financial commitment.
State the relevant Council policies (external or internal), legislation, and/or community outcomes (as stated in the LTP) that relate to this decision.	Long Term Plan (LTP) 2027–2037 framework Community Outcomes: Vibrant, healthy, and resilient communities; Improved infrastructure and services; Strong partnerships with iwi and hapū.
State whether this issue or proposal has a District wide relevance and, if not, the ways in which the appropriate Community Board's views have been sought.	This proposal is not District-wide; it is specific to Bay of Islands-Whangaroa ward. The priorities have been identified through engagement by Community Board members with their local communities and through review of existing community development plans.
State the possible implications for Māori and how Māori have been provided with an opportunity to contribute to decision making if this decision is significant and relates to land and/or any body of water. State the possible implications and how this report aligns with Te Tiriti o Waitangi / The Treaty of Waitangi.	Further work will be undertaken to assess implications for specific projects as the process progresses.
Identify persons likely to be affected by or have an interest in the matter, and how you have given consideration to their views or preferences (for example – youth, the aged and those with disabilities).	Priorities reflect feedback gathered through community engagement and Board member consultation.
State the financial implications and where budgetary provisions have been made to support this decision.	Costing will occur during business case development, with funding sought through Council's LTP process, Community Board grants, or other mechanisms.
Chief Financial Officer review.	Not applicable at this stage; CFO review will occur during LTP prioritisation and budgeting.

7.8 CHAIRPERSON AND MEMBERS REPORTS

File Number: A5541747

Author: Stephen FitzHerbert, Community Board Co-Ordinator

Authoriser: Aisha Huriwai, Manager - Democracy Services

TE TAKE PŪRONGO / PURPOSE OF THE REPORT

The report provides feedback to the community on matters of interest or concern to the Community Board.

NGĀ TŪTOHUNGA / RECOMMENDATION

That the Bay of Islands-Whangaroa Community Board note the February 2026 member reports from Chair Belinda Ward, Deputy Chair Tyler Bamber, Member Jane Hindle, Member Jo Alexander and Member Dane Hawker.

TE TĀHUHU KŌRERO / BACKGROUND

The Local Government Act 2002 Part 4 Section 52 states that the role of a Community Board is to represent, and act as an advocate for the interests of its community.

TE MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND NEXT STEPS

Community Boards are required to consider and report on any matters of concern or interest to the Community Board, maintain an overview of services provided to the community and communicate with community organisations and special interest groups within the community.

The reports from the Chairperson and Members provide information to community on these requirements. They also provide Request for Service (RFS) information on issues of interest or concern to the Community Board, providing a reference for further enquiry on the progress of the matters raised. The report from the Chairperson and members are attached.

Resource Consents have been emailed to community board members. Members have five days to send feedback in relation to a resource consent. Members will be expected to include these details in their member reports going forward.

REASON FOR THE RECOMMENDATION

The reason for the recommendation is to provide information to the Community on the work that has been undertaken by the Chairperson and Members on its behalf.

NGĀ PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

There are no financial implications or the need for budgetary provision as a result of this report.

NGĀ ĀPITI HANGA / ATTACHMENTS

1. BWCB Belinda Ward Chair Report - A5558125  
2. BWCB Tyler Bamber Member Report - A5558119  
3. BWCB Jane-Hindle 260128 Report - A5558121  
4. BWCB Jo Alexander Member Report_290126 - A5558123  
5. BWCB Dane Hawker Report - A5558117  

Member's Report

Name: Belinda Ward

Subdivision: Paihia Subdivision

Date: 12th August 2025 - 27th January 2026

Meetings Attended

Date	Meeting	Comments
12/08/25	Te Koukou - Transport & Infrastructure Meeting	Virtual - Teams
12/08/25	Paihia War Memorial Hall AGM	PWMH Conference Room
14/08/25	Business Paihia AGM	Scenic Hotel Paihia
20/08/25	Kerikeri District Business Assoc. AGM	Cornerstone Kerikeri
20/08/25	Q&A Drop-in - Local Waters Done Well	Virtual - Teams
20/08/25	FNDC Workshop Residents Opinion Survey 2024-2025	Virtual - Teams
22/08/25	Staff update re Cass St Russell	Placemaking project & way forward with Council recommendation - Virtual Teams
24/08/25	BOI-W CB Agenda preview	Virtual - Teams
28/08/25	FNDC Meeting	Kaikohe (Daffodil Day Theme)
30/08/25	Vision Kerikeri AGM	St Johns Hall - Kerikeri
04/09/25	BOI-W CB Meeting	Turner Centre Kerikeri
08/09/25	Meeting re Kerikeri Domain	Discussion around proposed future delegation to CB & Management Committee. Biz Space - Kerikeri
09/09/25	Te Koukou - Transport & Infrastructure Committee Workshop	Virtual - Teams
23/09/25	Te Kuaka Te Ao Māori Committee Meeting	FNDC Kaikohe
25/09/25	FNDC Meeting	FNDC Kaikohe
08/10/25	Te Tii Marae Waitangi	Tarlton Whanau photo gifting in recognition of Kelly. Hui to discuss Tri-Oceans co-design.
10/10/25	Celebrating the blessing & opening of Te	Māra Hūpara Playspace - Kerikeri Sports

	Amo Pūtoro.	Complex
22/10/25	Met new BOI-W CB & staff	Proctor Library Kerikeri
23/10/25	EM Governance Essentials Workshop	FNDC Kaikohe
29/10/25	Pōwhiri & Inaugural Council Meeting	Memorial Hall & FNDC - Kaikohe
31/10/25	BOI-W CB Inaugural Meeting	Turner Centre Kerikeri
31/10/25	Extraordinary Council Meeting	To adopt the Annual Report & Auditors Report - Virtual Teams
07/11/25	BOI-W CB Extraordinary Meeting followed by combined CB induction.	FNDC Kaikohe
10/11/25 - 11/11/25	FNDC Strategic Off-site Meeting	Facilitated by North Chamber CE Leah McKerrow - Taipa Beach Resort.
14/11/25	Te Tiriti O Waitangi Marae - Pōwhiri	Te Hirihihi O Te Raa celebrating the 40th Anniversary of 1985 Waitangi landfall of Hawaiian voyaging canoe Hokule'a
17/11/25	Elected Member LGNZ Induction. + Taumata Arowai - Kaeo Water Supply Situation update.	Turner Centre - Kerikeri + Virtual Teams
18/11/25	BOI-W CB agenda preview	Virtual - Teams
19/11/25	BOI-W CB Community Tour	Ward Tour with several key site visits
24/11/25	Community Trust Participation & Engagement Portfolio	Initial discussion Virtual - Teams
25/11/25	Hapu Engagement Hui	Otiria Marae - Moerewa
26/11/25	FNDC Meeting	Kaikohe
27/11/25	BOI-W CB meeting	Turner Centre Kerikeri
03/12/25	Te Tiriti & He Whakaputanga Workshop	An excellent interactive session - Kaikohe
05/12/25	Paihia Christmas Parade	Theme: Pages come to life. Paihia CBD
08/12/25	The Friends of the Williams House, Paihia Library - end of year celebration	Paihia Library
09/12/25	Civil Defence Emergency Management Induction Briefing	1-4pm Virtual - Teams
10/12/25	BOI-W CB agenda preview	Virtual - Teams
11/12/25	FNDC Meeting +Lifetime Achievement Award	Kaikohe Selection committee member.

17/12/25	BOI-W CB meeting	Turner Centre Kerikeri
13/01/26	Community Board Executive Committee Zone 1 Nominations	Congratulations to the successful applicant BOI-W CB member Jane Hindle. Virtual - Teams
27/01/26	BOI-W CB workshop	To prioritise LTP top priorities. Turner Centre Kerikeri.

Community Issues

Issue name	Comment
16/12/24	There is a need for more regular traffic control on the Waitangi Bridge when cruise ships tender to the Waitangi Wharf. Update 13/02/25: I have raised this issue at the recent Council meeting & the CEO is to follow up with me. 23/01/26 No update.
14/01/25	Further to phone calls received, discussions need to be held (AP) around the need for 2 x toilets at Puketū Forest for 6 months to cover the peak visitor and cruise ship visitor needs. Include in SP update and LTP
31/01/25	Growing community concern around "self contained" vehicles on "limited services Camping Grounds". Emails sent to staff. Workshop requested at Operations and Delivery monthly meeting. Update: 20/05/25 discussions with another concerned ratepayer around this topic. Raised with CE and staff at BOI-W CB Meeting 10/07/25. No further update as at 27/01/26.
10/10/25	Staff discussion re Haruru Falls Road closure for sealing and Waitangi week. Contract nearing completion as at 27/01/26.
10/10/25	Discussion re the FNHL Paihia Wharf Steel Pontoon risk of sinking & proposed closure for public vessel use.
14/10/25	Ongoing resident issues with road maintenance, toilets, security & rubbish at Lily Pond Lane & reserve (off Puketona Rd Haruru).
17/10/25	Various emails and phone calls from Paihia War Memorial Hall users & FNHL car parking issues. FNHL resolving issues.
01/11/25	Complaints re Food Caravans and loud generators along western end of Marsden Rd Paihia after hours and on weekends.
13/11/25	Follow up email received from Kawakawa applicant re proposed Shade Sails in the Kawakawa Community Atea area. CB awaiting feedback.
13/11/25	Met with FNDC contractor about the Health and Safety issues of the Williams Road Paihia footpath. Urgent repairs are required to address numerous trip hazards. Trip Signage has been erected but incidences are continuing to occur on a regular basis and the community is not

	happy! Include in SP update & investigate funding options to remedy - FPCCT, Targeted Rate allocation, LTP?
28/11/25	Numerous phone calls with a Kerikeri resident and staff over encroachment issues by Kerikeri Grove property owners.
21/01/26	I raised concerns with a staff member regarding the installation of wooden bollards on Marsden Road Paihia by the roundabout. The issue is the varying heights of the bollards and I have been assured that this will be followed up with the contractor. Resolved promptly 23/01/26.

Requests for Service (RFS)

RFS number	Date	Comment
Email via KH on behalf	16/02/24	Designation of land behind fence near Waitangi Pensioner Flats on Te Kemara Ave. No response as at 23/01/26
RFS via KH RFS as at 22/04/25 4241389	30/01/25 + 22/04/25 + 26/05/25	1. Removal of black bollards on Te Karuwha. Health & Safety issue. Update 09/04/25 Site visit with KH. Update 18/05/25 Some broken wooden bollards have been removed. 20/01/2026 This area still requires attention & a plan to resolve pedestrian/traffic safety issues.
4245782 Emailed on behalf + 4265912	02/04/25 19/08/25	Re Bing property - The tree felling stopped 2-3 weeks ago and there is ongoing community interest in regard to how long will the Fairy Pools will remain closed. Response: No construction Management Plan has been submitted as yet and no timeframe for schedule of works can be confirmed. 23/01/2026 There are still ongoing issues with no public access to the reserves & popular swimming spot.
4254265	03/06/25	Process for approval of Open-Air Stage on Kerikeri Domain - Update: This issue was raised at the BOI-W CB meeting 10/07/25 with the CE & staff. 23/01/2026 No further update.
ID: 65083 Follow up on behalf	25/07/25	Ongoing issue of grey water draining onto property at 88 School Road Paihia.
4265002 On behalf PWMH	12/08/25	Metal railing outside Paihia War Memorial Hall Conference needs replacement H&S issue. Wooden fence rails on FNHL boundary also need replacing.
4265434 On behalf	19/08/25	Vehicle damage from tree falling on car on SH11 - Resolved
4274617 4274621 4274623	24/10/25	Squatters camping on Te Karuwha Parade Waitangi foreshore. Off leash dogs at above site. Overgrown vegetation along Te Karuwha Parade and Waitangi Bridge. Contractors email response rcvd 10/11/25. "Spraying works scheduled to take place early December." Job not done satisfactorily if at all.

4274863 + 4276626 On behalf	06/11/25	Complaints received re campers with dogs & running a business from the FNDC reserve between Te Karuwaha Parade and Te Kemara Ave Waitangi
4276132 via EM	07/11/25	Issues around access and monitoring of Maritime Carpark, Marsden Rd Paihia waterfront particularly on Cruise ship days. Response: Maritime Carpark monitoring will increase with summer.
4226820 + 4276641	08/11/25	Follow up on outstanding RFS re Fire extinguishers in Halls - Resolved
4273619 +4276648	11/11/25	Dangerous footpath trip hazard on the corner of Williams Rd & Selwyn Rd Paihia. 16/10/25 an Opuia resident tripped & fell resulting in concussion & a serious head injury. Resolved but took nearly 3 months and had to be revisited. This should not have taken my intervention and a site visit to resolve the matter.
4282741	06/01/26	Queries over FNDC Facebook post and contribution of \$20K towards the voucher program & SPCA partnership to support dog de-sexing. Response: "some of which will be recovered through the mandatory registration of the dogs who are desexed."

Resource Consents:

RC 226139 - RMA COM 23 Aranga Rd Kerikeri.

Proposal for 3x lot subdivision in the Rural Living Zone.

Other Issues:

1. Kerikeri Domain: Delegation of Management Committee to BOI-W CB. In progress.



Member's Report

Name: Tyler Bamber

Subdivision: Waipapa

Date: 28-01-26

Meetings Attended:

Meeting name	Date	Comments
Extraordinary BOI-W CB mtg	7/11/25	Street party application
Combined CB mtg	7/11/25	Kaikohe Chambers
Keri Sports Complex	10/11/25	Monthly mtg
Agenda Preview	18/11/25	Teams
Waipapa Hall mtg	26/11/25	Waipapa Hall
BOI-W CB mtg	27/11/25	Turner Centre
Te Tiriti/He Whakaputanga Workshop	3/12/25	Kaikohe - chambers
Agenda Preview	10/12/25	Teams mtg
BOI-W CB mtg	17/12/25	Turner Centre
BOI-W CB footpaths and strategic plan workshop	27/01/26	Turner Centre. - Projects put forward for consideration

Community Issues:

Issue name	Comment
Lodore Rd	Have been contacted by a local resident who is upset at the ongoing state of Lodore Rd. Looking for more than dust suppression – has said the road is narrowing and becoming unsafe. Have raised an RFS - 4281872 - for condition assessment and have a pending site visit with resident/staff.

Member Recommendations:

Request for Service (RFS):

RFS number	Comment
4281872	Lodore Rd

Board Delegations Issues:

RFS number	Comment
4245255	Waipapa Hall – soft floorboards need fixing before the floor breaks through. The current state of the floor is deteriorating and amplifying the Health and Safety risk for hall users



Member's Report

Name: Jane Hindle

Subdivision: Russell Ōpua Subdivision

Date: 20 Oct 2025 – 28 Jan 2026

Far North District Council Community Outcomes are as follows:

Outcome 1	Outcome 2	Outcome 3	Outcome 4	Outcome 5
Communities that are healthy, safe, connected and sustainable	Connected and engaged communities prepared for the unexpected	Proud, vibrant communities	Prosperous communities supported by a sustainable economy	A wisely-managed and treasured environment that recognises the special role of tangata whenua as kaitiaki

Meetings Attended

Date	Priority	Meeting	Comments
20 Oct 25	#1,3,4	Russell Town Hall Committee meeting. Issue of toilets raised again.	Town Hall Committee to fund survey of building.
22 Oct 25	#1,2,3,4,5	Community Board meet and greet	Induction programme
27 Oct 25	#1,2,	Meet with community member to assist her with sewerage scheme connection application issues.	
29 Oct 25	#1 #3	Russell Sports Club meeting	
31 Oct 25	#1,2,3,4,5	Bay of Islands Whangaroa Community Board meeting in Kerikeri.	Swearing in of members
3 Nov 25	3,4	Cass Street/Strand workshop to discuss the new layout of Cass Street.	New working group
4 Nov 25	1,2,3,4,5	Joint legislative briefing (all Councils)	Joined Online
6 Nov 25	1,3,4	Meeting Cass Street shop owner re stench on Cass Street.	Ongoing for 2 years now.
7 Nov 25	1,2,3,4,5	Bay of Islands Whangaroa Community Board meeting Extraordinary meeting	
7 Nov 25	1,2,3,4,5	Combined Community Board induction.	Kaikohe Chambers
17 Nov 25	1,2,3,4,5	Elected Members LGNZ Induction	Turner Centre, Kerikeri

18 Nov 25	1,3	Visit with member of Bay of Islands Gymnastics Club Ōpua to see facility and discuss aspirations. .	
19 Nov 25	1,2,3,4,5	Bay of Islands Ward Tour with EMs	
24 Nov 25	1,2,3,4,5	Meeting with Council Strategic Relationship adviser to introduce some of the community groups and their work within the community.	Kororāreka Russell
25 Nov 25	1,2,3,4,5	Bay of Islands Ward Tour with EMs	
26 Nov 25	1,3	Meeting with Principal of Ōpua School. Discussed aspirations of a fitness circuit on road reserve by school.	
26 Nov 25	1,2,3,4,5	Hapū engagement Hui to share Council's Te Pae o Uta framework and meet staff/EMs.	Otiria Marae
27 Nov 25	1,2,3,4,5	Bay of Islands Whangaroa Community Board meeting	Turner Centre, Kerikeri.
26 Nov 25	1,2,3,4,5	Hapū engagement Hui, Otiria Marae. Explaining Council's Pae Uta framework.	
2 Dec 25	1,2,3	Site Meeting with staff to discuss Ōpua Hall site stormwater issues. Hall Chair in attendance.	Water line has been repaired, but drainage needs to be installed.
3 Dec 25	1,2,3,4,5	He Whakaputanga me te Tiriti o Waitangi workshop, with Network Waitangi Whangarei.	Chambers Kaikohe.
9 Dec 25	1,3,5	Opening of Kororāreka Russell Cemetery extension Phase 1	
9 Dec 25	1,2,3,4,5	Tour of riding area with Cr Halkyard Harawira	From town to Rawhiti
9 Dec 25	1,2	Civil Defence Emergency Management briefing, induction for Elected Members	Teams meeting
15 Dec 25	3,4	Attended Cass Street/Strand workshop to discuss the new layout of Cass Street.	Draft new design presented.
16 Dec 25	1,2,3,4,5	Northland Forward Together hui, joint Councils attendance.	Teams
17 Dec 25	#1,2,3,4,5	Bay of Islands Whangaroa Community Board meeting	Turner Centre, Kerikeri.
19 Dec 25	1,2	Meeting Long Beach resident over his concerns re stormwater and drainage. Waiting for diagram before lodging request.	
9 Jan 26	3,5	Attended Ruapekapeka opening day	

27Jan 26	#1,2,3,4,5	Community Board LTP priorities workshop	Turner Centre, Kerikeri.
Jan 26	3,4	Attended to various phone calls and emails from Advisor, Outdoor Access Commission Herenga a Nuku, regarding legality of Council processes pertaining to The Strand and Cass Street changes.	
Last 90 days	1,2,3, 4,5	This has been a 3-month period so not reflective of the usual stats. Views 632.3K ↑ 817.0% Visits 9.1K↑ 617% Page Followers 2.531 (1,221) /	Highest views were reels of sever weather event: Kaeo flooding (143.3K) Final update Bridge repairs (78.7K) Reminder of Brynderwyns closure in Nov (53.8K) Severe weather event (34K) Brynderwyn opening (26.7K)

Other Community Issues

Issue name	Comment
Moth plant and other pest weeds #3,5	Community weeding group is getting established under the umbrella of Resilient Russell. Working with NRC but is also looking to establish relationship with FNDC for work on road reserves, particularly with green waste disposal.
Implementing the Placemaking resolution #1, 2,4	Delays in transitioning from the trial layout to the design of a permanent solution meant that a group of locals took matters into their own hands, removing all of the traffic calming elements and signage. This has effectively returned the Strand back to a road, against the community's wishes. Council staff are now working through a process for the redesign, but this disruption has caused delays and tensions. We are slowly moving forward with a new working group in place. Outdoor Access Commission Herenga a Nuku now involved who are reviewing FNDC processes.
Russell Toilets #1, 2,4	An in depth analysis has been completed highlighting a significant number of issues, both current and historic. A plan is being put together to remediate. It will be split into two phases, some of which will need to be done after Christmas. Good to have no breakdowns over Christmas
Erosion on Russell Waterfront by Cannon and Butterfish #1, 2, 4, 5	Emergency repairs are now completed, and great to see community members and visitors alike enjoying the public open space by the beach. It has stood up to weather events so far, but Resource Consent now received for beach push up in case of future weather events causing damage.
Russell Urupā (Cemetery) #1, 3, 5	The extension Phase 1 opened on 9 December and ash berms will be made available on 9 February. Council staff working with impacted families to take their bookings ahead of schedule.
Memorial Street for Janet Planet #3	Seat has been approved by community board and paid for by family. Would like to have date for the installation.

Community petition re placement of Tsunami siren. #2	In addition to the Tsunami siren spoiling the public amenity, there is significant erosion under the site where tree roots have been eroded by the sea. We are still waiting to hear back from the project manager to understand what is involved with the move. Have escalated to Cr Stratford for follow up.
Fast Track approval for a marina at Waipiro Bay #1,3,5	There is huge community concern about a Fastrack proposal to develop a Marina at Waipiro Bay.
Ongoing delays in Duffus Trust Building Consent #3	There seems to be a blockage which cannot be resolved by Council or the Trust, holding up proceedings.
Rawhiti Road #1, 2	Keeping this on the list to maintain focus. Cr Harawira visited 9/12/25 to see the two areas which need sealing, around 6kms in total.
Maromaku Toilet #1, 3	No update.

Requests for Service (RFS)

RFS number	Date	Comment
4285091	27/1/26	Slip on Parry street has damaged the water supply above the Ōpua Hall and caused major damage south-west side of Community Hall, including the side pathway, the back decking, the lawn, and the garden.
4282285 4285243	29/12/25	Tree from road reserve fell on car parked in resident's property damaging car. A second tree looks unstable; resident would like this removed. RFS has been closed without inspection. New RFS raised.
4278475	2/12/25	Large pothole on Long Beach car park. Work scheduled before Christmas and RFS closed but work not done. Have asked again.
4277900	1/12/25	Escalation from frustrated community member who after 4 years and multiple requests for drainage to be cleared at the intersection is demanding action. Work scheduled, RFS closed, but not work not actually done. Area floods badly.
4264290	8/8/25	Proposal to enable Long Beach Coffee Cart to reduce CO ₂ emissions from diesel generator by plugging into adjacent Council Power Supply and paying for usage. Pedestrian management plan for work on 12/12/25 and LTO for subsoil being put in place. This has gone into a black hole.
4263727	5/8/25	Drainage issues on Russell Sports field, making it too boggy to use for games and helicopter landings. Also possible sewerage leakage.
4232862	20/12/2024	Sewage odour in Cass Street drains. This complaint has been going on for 2 years, with staff closing the RFS but not dealing with the issue. Complainant has now identified cause of stench to local restaurant operator pouring fish remains down the stormwater. Shop owner identified a drainage pit as cause of the problems, which was cleaned.
4178870	16/10/2023	Drainage problems leading down to Walls Bay Reserve. Flume needs to be replaced, and kerbing and road drainage needs to be fixed. Awaiting site visit

4179412	20/10/2023	Subsidence and slip on Towai Road which also includes main fibre and phone connections to the communities. Have had no update on this and it doesn't appear on any reports to the Te Kou Kou Committee or the interactive map. Visited the location 27/3 and it is still dangerous.
4150811	17/03/2023	Causeway to Russell Boat Club on Matauwhi Road (paper road section) needs repairs for safety reason. Now sitting with legal.
4127193, 4111164, 4118337	01/04/2022	Stormwater and drainage issues at Okiato. Ongoing for over a year now with Council stormwater from road flowing down over property. Now sitting with Legal.

Requests for Service (RFS)

The severe weather event allowed the Community Response Plan to receive its first testing since its creation. It was good to have a list of people to contact, to check their status and check in and we appreciated knowing that the Council had stood up their EOC and were prepared to respond.



Member's Report

Name: Jo Alexander

Subdivision: Bay of Islands - Whangaroa

Date: 28 January 2026

Meetings Attended:

Meeting name	Date	Comments
Community Board Workshop	27/1/26	Bay of Islands-Whangaroa Community Board Workshop to discuss LTP and priorities.
Cherry Tree House – informal meet and greet	16/1/26	As the Community Board member nominated to the management Committee of the Cherry Tree house I met the Chairman for a tour and introduction of house's history and how it is used by the community.
180 th commemoration of the battle of Te Ruapekpeka	10/1/26	Attended pōwhiri for manuhiri and dignitaries at Kawiti Marae
FNDC Lifetime Achievement Award	23/12/25	Attended awards for Far North residents. Event to announce winner and finalists.
Civil Defence Emergency Management Induction Briefing.	9/12/25	Briefing for all Councillors and Community Board members
Community Board Meetings	31/10/25 27/11/25 17/12/25	Bay of Islands-Whangaroa Community Board Ordinary meetings
Te Tiriti & He Whakaputanga Workshop	3/12/25	Workshop to understand the history and context of the Treaty of Waitangi
Hapu Engagement Hui – Ōtiria Marae	25/11/25	Part of a series of Council and Hapū engagement hui at marae.
'Our Kerikeri'	14/11/25	Presentation of tourism initiative by Our Kerikeri association.
Combined Community Board Induction Day	7/11/25	Induction for new FNDC Councillors and Community Board members

Community Issues:

Issue name	Comment
Kerikeri Inlet Road Application for Subdivision	Neighbour of proposed subdivision raised concerns in an email. I raised these concerns with the planner.
Tree felling slash on river banks by Fairy pool	Concern at amount of slash so close to the water line.

Member Recommendations:**Request for Service (RFS):**

RFS number	Comment
428 0454	Request for a call back from the Planning Department related to an application for Resource Consents for a subdivision on Kerikeri Inlet Road. Responding to concerns raised by a neighbour.
4285319 4277564	Road safety concern related to blind corner on Inlet Road by Davis Strongman Place



Member's Report

Name: Dane Hawker

Subdivision: BWCB

Date: 28.01.2026

Meetings Attended:

Meeting name	Date	Comments
Community Board Workshop	27/1/26	Bay of Islands-Whangaroa Community Board Workshop to discuss LTP and priorities.
Civil Defence Emergency Management Induction Briefing.	9/12/25	Briefing for all Councillors and Community Board members
Our Kerikeri AGM	17/11/25	Attended the Annual General Meeting for Our Kerikeri.
LGNZ Induction	17/11/26	Attended Local Government NZ induction workshop
Kaeo Water Supply	17/11/25	Discussions about Kaeo Water Supply
Community Board Meetings	31/10/25 27/11/25 17/12/25	Bay of Islands-Whangaroa Community Board Ordinary meetings
'Our Kerikeri'	14/11/25	Presentation of tourism initiative by Our Kerikeri association.
Combined Community Board Induction Day	7/11/25	Induction for new FNDC Councillors and Community Board members
KK Civil Defence Community Response	02/12/25	Finalising response plan.

Community Issues:

Issue name	Comment
Fire Fairy Pools access	Request for information to inform community
Kerikeri High School	Motorbikes on school grounds after hours
Kerikeri Domain Playground	Community concern about children climbing on the outside of the tall towers.

Fairy Pools fires	RFS request by the Community Board
Opito Bay Boat Parking	Notification of petition for improvements at Opito Bay
Manhole Cover – Cobham Road	Follow up on community RFS on repairs to faulty manhole cover
Water Leak next to Kerikeri Community Fitness	Follow up on community RFS on repairs to water leak

Request for Service (RFS):

RFS number	Comment
4282123	Request for information on the 14th December Fire at Fairy Pools
4269689/4161650	Road safety issues Hall Road intersection
4281584	Road safety issues Ranui Avenue intersection
4284137	Request for information on Kerikeri Water Supply
4182513(old)	Inlet Road flooding and drainage – Follow up on previous RFS
4275836	Mowing and Removal of dead trees at Waipapa Landing Reserve

8 NGĀ PŪRONGO TAIPITOPITO / INFORMATION REPORTS

8.1 BAY OF ISLANDS-WHANGAROA COMMUNITY BOARD OPEN RESOLUTION REPORT

File Number: A5544233

Author: Amber Wihongi-Alderton, Democracy Advisor

Authoriser: Aisha Huriwai, Manager - Democracy Services

TAKE PŪRONGO / PURPOSE OF THE REPORT

To provide the Bay of Islands-Whangaroa Community Board with an overview of outstanding open resolutions arising from meetings.

WHAKARĀPOPOTO MATUA / EXECUTIVE SUMMARY

Open resolutions are a mechanism to communicate progress against decisions/resolutions.

TŪTOHUNGA / RECOMMENDATION

That Bay of Islands-Whangaroa Community Board receive the Bay of Islands-Whangaroa Community Board Open Resolution Report.

TĀHUHU KŌRERO / BACKGROUND

Open resolution reports provide regular updates on progress against decisions made at meetings.

Open resolution reports have been designed as a way to close the loop and communicate with elected members on the decisions made by way of resolution at formal meetings.

MATAPAKI ME NGĀ KŌWHIRINGA / DISCUSSION AND NEXT STEPS



Group Managers will assist in recording and following up outstanding open resolutions and action points with staff where appropriate, and occasionally, may be in a position to provide a further verbal update at meetings following the printing of an agenda. Democracy Services staff will support the process by generating reports.

The outstanding tasks are often multi-facet projects that take longer to fully complete.

PĀNGA PŪTEA ME NGĀ WĀHANGA TAHUA / FINANCIAL IMPLICATIONS AND BUDGETARY PROVISION

There are no financial implications or need for budgetary provision in receiving this report.

ĀPITIHINGA / ATTACHMENTS

1. Open Resolution Report - January 2026 - A5547808  

OPEN RESOLUTION REPORT			
Division: Committee: Officer:		Printed: Tuesday, 27 January 2026 Date From: 1/01/2020 Date To: 27/01/2026	
Bay of Islands-Whangaroa Community Board			
Meeting	Title	Resolution	Notes
Bay of Islands-Whangaroa Community Board 19/09/2024	Notice of Motion - Delegation to Bay of Islands-Whangaroa Community Board for the Kerikeri Domain	RESOLUTION 2024/94 That the Bay of Islands-Whangaroa Community Board request a decision report be provided to the Community Board on the options for delegation of the Kerikeri Domain at the Bay of Islands-Whangaroa Community Board meeting in December 2024. CARRIED	...14 Aug 2025 9:59am Research is being done on how a management committee for Kerikeri Domain could work, and possible stakeholders have been contacted to organise a meeting to consider outcomes and options. 03 Sept 2025 10:44am A meeting will be held in Kerikeri on 8 September to discuss management options for Kerikeri Domain. 17 Oct 2025 1:25pm Interested parties at the meeting held with in September expressed a preference for an informal communication channel rather than an additional management structure. This will be reported to the Community Board early in 2026. 17 Nov 2025 11:35am Staff are in the process of establishing the informal management structure, with a draft terms of reference and virtual based process. 09 Dec 2025 7:52am No change to the previous update. 14 Jan 2026 11:49am A report seeking endorsement of a proposed Kerikeri Domain Advisory Group will be presented at either the February or March BOIWCBC meeting.
Bay of Islands-Whangaroa Community Board 11/06/2025	The Strand, Kororāreka Russell Traffic Trial	RESOLUTION 2025/58 That the Bay of Islands-Whangaroa Community Board: a) Recommend that Council, as the Road Controlling Authority under the Land Transport Rule: Streets Layout 2023 (Rule) change: <ol style="list-style-type: none"> I. from mid-block Cass Street to the boat ramp at the northern end of The Strand to a shared space, II. the southern end of The Strand to pedestrian priority with access for essential vehicles, III. the layout of Cass Street to make the trial permanent; b) Recommend that the features installed temporarily in Cass Street during the trial be retained in its current form until an updated design is created by Roading	25 Aug 2025 4:01pm A report for The Strand, Kororāreka Russell Traffic Trial has been received and approved by Council for implementation by December 2025. 05 Sept 2025 5:03pm Planning and Policy staff are working with Transportation staff to implement the permanent changes to Cass Street to support The Strand shared space (north of Cass Street to the boat ramp) and The Strand pedestrian priority (south of Cass Street). 17 Nov 2025 11:34am Staff have established a Russell Roading Working Group and have engaged an external transport engineer to work with the group, to develop a final plan for implementing the trial as permanent. 09 Dec 2025 7:49am The Working Group will meet again on 15 December to consider draft concept designs by the transport engineer. 14 Jan 2026 11:57am

OPEN RESOLUTION REPORT			
Division: Committee: Officer:		Printed: Tuesday, 27 January 2026 Date From: 1/01/2020 Date To: 27/01/2026	
Bay of Islands-Whangaroa Community Board			
Meeting	Title	Resolution	Notes
		Working Group and Council's Transport group, consistent with the objectives of the Kororāreka Russell Historic Township Overlay and presented to the community for feedback; c) The planters and barrel adjacent to Russell Fresh to be moved back to improve access and egress from the disability park opposite, with clear signage delimiting the loading zone area; and d) Incorporate the above recommendations into the Bay of Islands-Whangaroa Community Board Strategic Plan to be considered for inclusion in the Long-Term Plan. CARRIED	The Working Group met on 15.12.2025 and agreed proposed changes to the draft concept design presented by the transport engineer. Survey data of Cass Street is being obtained in late January 2026, to inform updates to the draft concept design, which will be presented at the next Working Group meeting. A date for the next meeting is yet to be set.
Bay of Islands-Whangaroa Community Board 4/09/2025	Simson Park Domain - Intention to notify reserve management plan and recommendation to advertise change of classification	RESOLUTION 2025/93 That the Bay of Islands Whangaroa Community Board: a) Approve the draft reserve management plan for Simson Park for public consultation b) Recommend that Council i) Approve the initiation of a public consultation process under Section 16 of the Reserves Act 1977 to classify Lot 35 DP 51470 as a recreation reserve ii) Appoint the Bay of Islands-Whangaroa Community Board to hear any submissions received in response to the consultation process associated with Lot 35 DP 51470 and to make recommendations to the Council in respect of the Reserve Classification under section 24(2)(c) of the Reserves Act 1977. iii) Appoint the Bay of Islands-Whangaroa Community Board to hear any submissions received in response to consultation associated with the development of a reserve management plan under section 41(6)(d) of the Reserves Act 1977. CARRIED	18 Nov 2025 8:20pm Considered at Council Meeting 25 September 2025 (Council Resolution 2025/117). Public consultation on the draft Reserve Management Plan for Simpson Park is currently underway, it started on 15 October and will finish on 15 December. 18 Nov 2025 8:33pm Action reassigned to Ackers, Roger by Wihongi-Alderton, Amber - Reassigned to GM 09 Dec 2025 7:50am Status unchanged – open for public consultation. 14 Jan 2026 12:00pm Consultation on the draft reserve management plan and the reserve classification has concluded. Staff are analysing submissions and working on next steps including amendments to the draft reserve management plan.

9 KARAKIA WHAKAMUTUNGA / CLOSING PRAYER

10 TE KAPINGA HUI / MEETING CLOSE