



Aupōuri Ngāti Kahu Te Rarawa Trust

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TANGONGE PARK

**He waahi purotu, haumarū hoki, kia huihui, kia korikori, kia harihari ai
nga whānau o Te Hauauru o Kaitaia**

A safe and pleasant space for whānau in Kaitaia West
to gather, to play, and to socialize

09 June 2023

Michelle Rockell
Team Leader – Property Management
Far North District Council
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Tēnā koe Michelle

LEASE EXTENSION: TANGONGE DOMAIN

Thank you for your email last week. As you know, we have a current lease with the Far North District Council, with a right of renewal for a further 5 years, until 31 August 2028 [attached]

We are seeking a 30-year lease, to give funders the confidence they require that major work programmes we are seeking their support for, can be initiated, completed, and generate value across a longer period.

BACKGROUND

There are a number of recreational facilities in and around Kaitaia. There are none in Kaitaia West.

When we first started looking into doing something in Kaitaia West, we came across Tangonge Domain.

At that time, it was an unused and unwanted empty field (being used to dump landfill, domestic refuse and drug paraphernalia, graze cows and as a dog walk).

**Our long-term plan is to transform Tangonge Park into a safe and pleasant space
for whānau in Kaitaia West to gather, to play, and to socialize**

We began that journey 5 years ago when we signed a Lease with the Far North District Council.

PROJECTS COMPLETED TO DATE

LEASE SIGNED WITH FNDC

In 2018, we signed a 5+5-year lease with FNDC for Tangonge Domain.

CONCEPT PLAN

In 2019, we wanted a plan on how best we might extend and use the existing building down at the Park.
That Concept Plan was completed in August 2019 [attached]

CONDITION REPORT & FEASIBILITY STUDY

In 2020, we added to that Concept Plan by commissioning a Condition Report and Feasibility Study on reconfiguring the building, and the work required to redevelop the land [attached]

COMMUNITY CONSULTATION

In 2021, we held a series of discussions with whānau from Kaitaia West, who asked that we also consider other ideas for what might be done at the Park.

LAND DEVELOPMENT

In 2021, we talked with neighbours and local contractors about how best to clear and drain the land.
In 2022, we commenced and completed the land development work.

20,000 Drainage and foundation work

30,000 Grading and contouring of fields and areas for exercise track and parking area

10,000 Grassing of playing fields

Costed in the Tangonge Park, Condition Report and Feasibility Study January 2020

LAND MAINTENANCE

In 2023, with the land cleared and levelled, we have
removed all domestic rubbish
regularly maintained the lawns, drains and fences
done preliminary markings for sports fields and exercise areas

BUILDING REFURBISHMENT

In 2023, we began work on refurbishing the building.
Power supply was reconnected in April 2023, and new lighting has also been connected.
Water supply was reconnected in May 2023, and the old HW cylinder removed.
Storm water drainage cleaned out around whole building.
The building now has functional men's / women's / disabilities toilets.

COMMUNITY EVENTS TO DATE

Kiwi Tag	Mon & Wed	16 Oct 2022 – 14 Nov 2022
Christmas	Xmas In the Paddock	07 Dec 2022
Kiwi Tag	Mon	12 Jun 2023 – 26 Jun 2023
Touch	U16 mixed	18 Feb 2023

FUTURE PLANS

Development to date has cost ANT more than \$80,000. Full development will cost approx \$800,000. Future plans will be developed around specific project areas, and will depend on the availability of funding for their specific purpose.

We are seeking a 30-year lease, to give funders the confidence they require that major work programmes we are seeking their support for, can be initiated, completed, and generate value across a longer period.

Key funders will not fund major work programmes on a 5-year lease.

FUTURE WORK PROGRAMMES

CAPITAL PROJECTS

Childrens playground	50,000	Subject to design, fencing
Other play equipment	30,000	Swings, climbing frame, volleyball etc
Basketball court	20,000	Concrete pad, markings, goals
Exercise stations	25,000	Up to 8 stations
Footpaths and carparks	50,000	Concrete paths, sealed parking area
Pou whenua	10,000	5 Iwi pou
Landscaping	10,000	Soil, plants, paving
Boundary fencing	5,000	Repairs and maintenance as necessary
	200,000	

BUILDINGS

Permit drawings and consent	20,000	Plans, specifications and report
Community hub building	300,000	120 m ² @ \$2.5K
Covered verandas	100,000	100 m ² @ \$1K
Refit of changing rooms	50,000	New showers, toilets, vanities etc
Hot water, solar panels, wifi	30,000	Retrofit
Equipment storage room	20,000	Fill in on end of veranda
	520,000	

FUTURE PROJECTS:

- **Te Reo o Te Kāinga:** establish a Trust that includes local whānau to drive Tangonge Park
- **Natural Playground:** trees/logs for many activities trimmed for safety with limited plastic/steel
- **Pouwhenua:** for each of the iwi in Muriwhenua (barcoded for history lessons)
- **Boardwalk:** 1km for children, mums, parents, kuia/kaumātua, community, business, sports
- **Exercise stations:** around the walking track for whānau and for athletes to use
- **Food forest:** sectioned area for fruit trees with fruit available to the community
- **Natives:** Plants & trees, again with barcoded information on rongoa Māori, places to purchase
- **Park Map:** billboard and digital on Parks history and areas and uses
- **Junior Sporting Academy:** to encourage movement and co-ordination, to teach and learn motor skills, communication and dynamics, youth development, whanau involvement and team building, through a range of sporting codes such as
 - Ki-o-Rahi Mau Rakau
 - Kilikiti Touch
 - Kiwi Tag League 9s
 - Softball Soccer
 - Volleyball Basketball

I am happy to take your call should you wish to discuss any of the matters raised here.

Ngā mihi

A handwritten signature in blue ink, consisting of a large, stylized initial 'H' followed by a long, horizontal stroke that tapers to the right.

Hone Harawira
CEO Aupōuri Ngāti Kahu Te Rarawa (ANT) Trust
021 865 372