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**ORDINARY MEETING**

**OF**

**MAKARA/OHARIU COMMUNITY BOARD**

**MINUTE ITEM ATTACHMENTS**

Time: 7.30pm  
Date: Thursday, 30 July 2015  
Venue: Makara Hall  
366 Makara Road  
Makara  
Wellington

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**Business**

**Page No.**

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**2.1 Tabled Item A - Graphics**

1. Tabled Item A - Graphics 2

**2.2 Tabled Items – Survey Analysis from Christine Grace and Margie Scotts**

1. Tabled Item - Survey Analysis – Christine Grace 8

2. Tabled Item – Survey Analysis – Margie Scotts 13

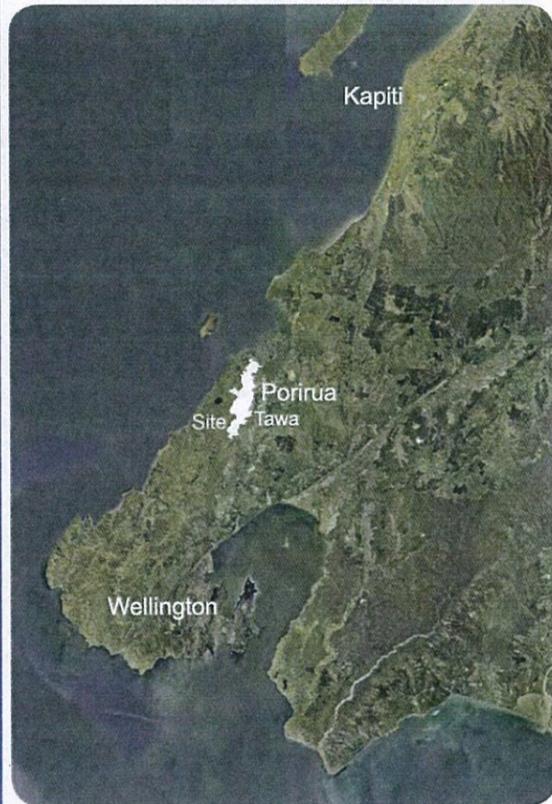


Figure 1: Park location

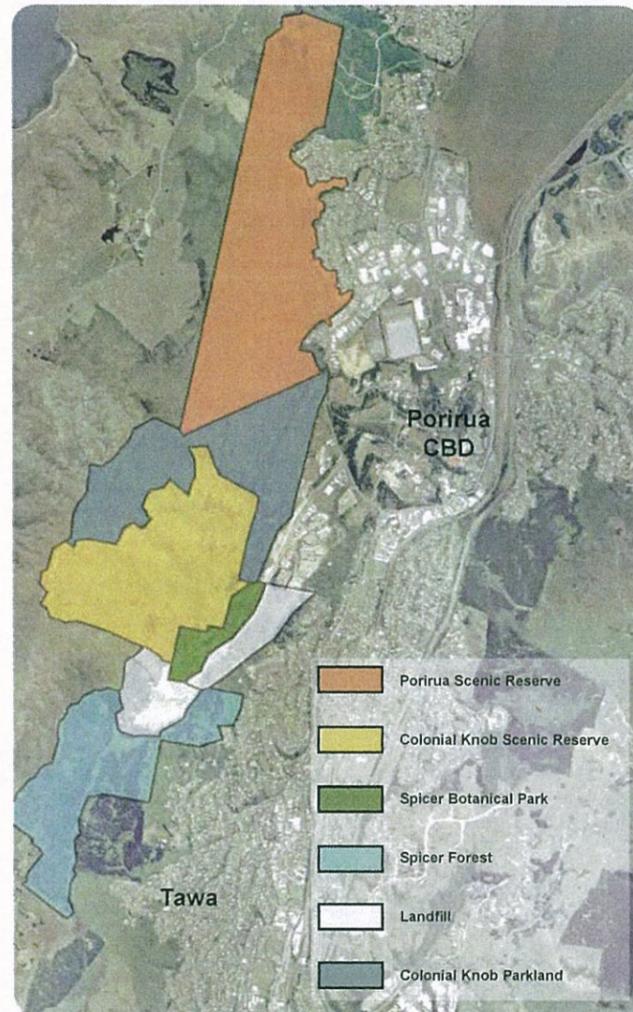


Figure 2: Areas that make up the park

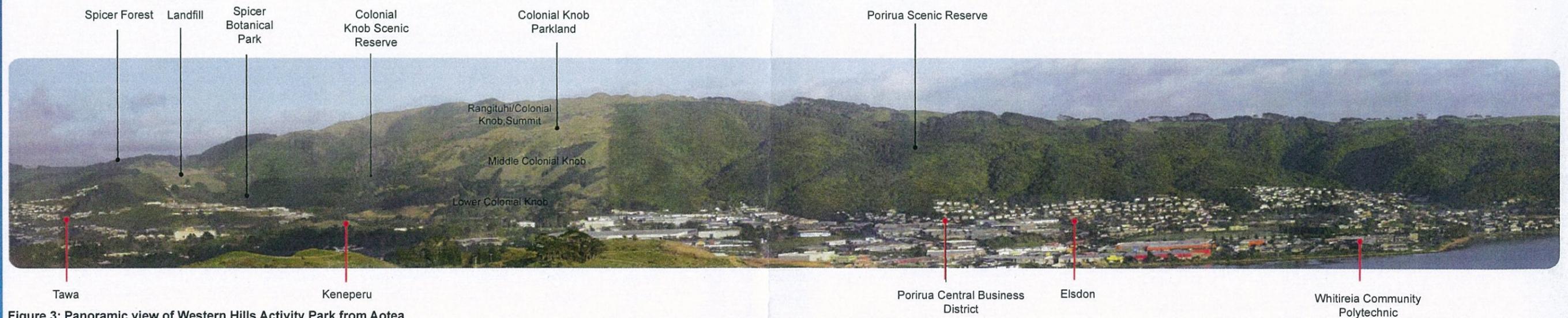


Figure 3: Panoramic view of Western Hills Activity Park from Aotea

## 1. Introduction

The activity park is a joint project between Porirua and Wellington City Councils. It is located between Titahi Bay to the north and Ohariu Valley to the south and overlooks Porirua Central Business District and Tawa (Figure 1). The activity park proposal was initiated by discussion on future management of Spicer Forest where pine harvesting was no longer a viable economic option, and the Porirua City Council purchase and retirement of farmland on Colonial Knob.

The location is ideal for an activity park. It is close to developing urban areas with a diverse and growing population and major transport links. It connects to local, regional and national walking trails and visually and ecologically to Wellington City's Outer Green Belt and Porirua City's western hills, city backdrop and coastline (see Figures 2 & 3)

The working name for the park is Western Hills Activity Park, but discussions are underway with Ngāti Toa for a name that reflects the significance of the setting.

### What is being proposed

The proposal is a broad framework for leisure and informal recreational activities. Decisions on types of activities are based on the ability of the landscape to absorb activities and aspects such as gradient, vulnerability to erosion, visual prominence, vegetative cover, ecology, and streams. Activities are proposed for five reserve areas and a hierarchy of entrances and trails:

**Spicer Botanical Park** - the main park entrance or gateway with increased carparking capacity, park information and trails leading to other activity areas. It is a setting for events and a destination in its own right with walks, specimen tree planting, interpretation, viewpoints, picnic areas, toilets, shelters and facilities such as a mountain bike washing station within the established arboretum.<sup>1</sup> is a trail that leads to Spicer Forest from Spicer Botanical Park (see page 8 for details).

**Spicer Forest** - multi-use active recreation area within a managed forest as a pleasant setting for activities such as mountain biking, walking, jogging, orienteering, horse trekking. It is accessed via Broken Hill Link (a trail from Spicer Botanical Park), Tawa, Ohariu Valley Road and Colonial Knob (see Page 9/10 for details).

<sup>1</sup> An arboretum is a botanic garden of trees

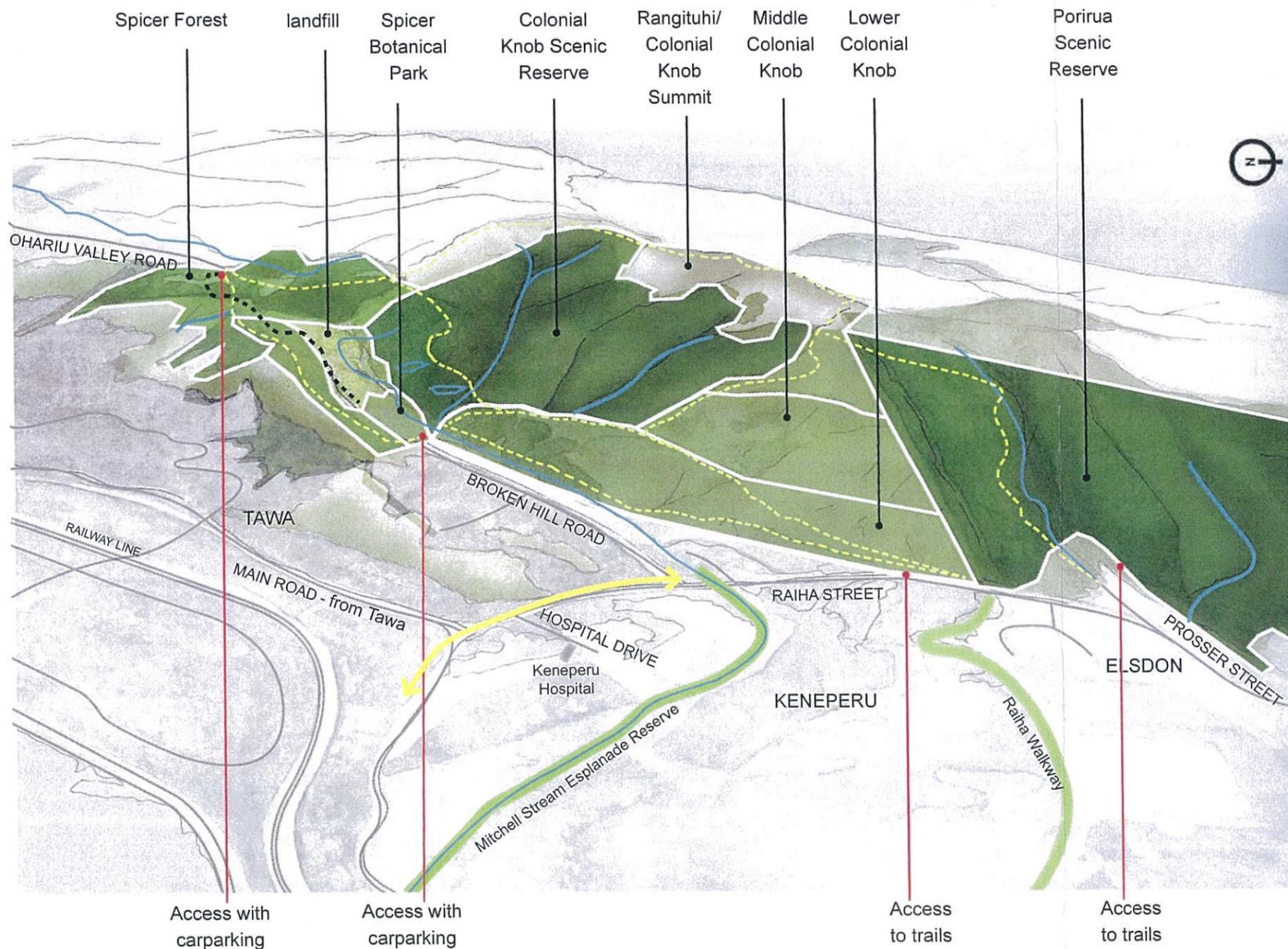
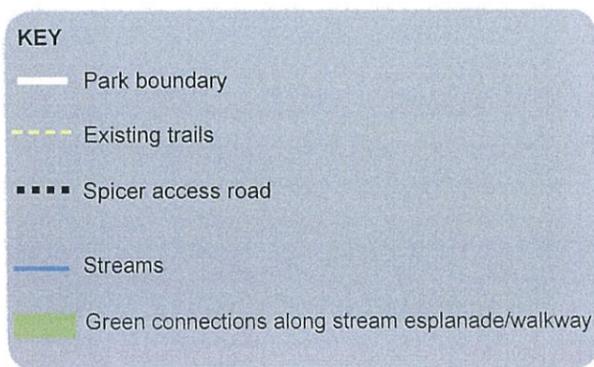


Figure 4: Birds eye view of the park



**Colonial Knob Parkland** - made up of lower, middle and Rangituhi / Colonial Knob Summit:

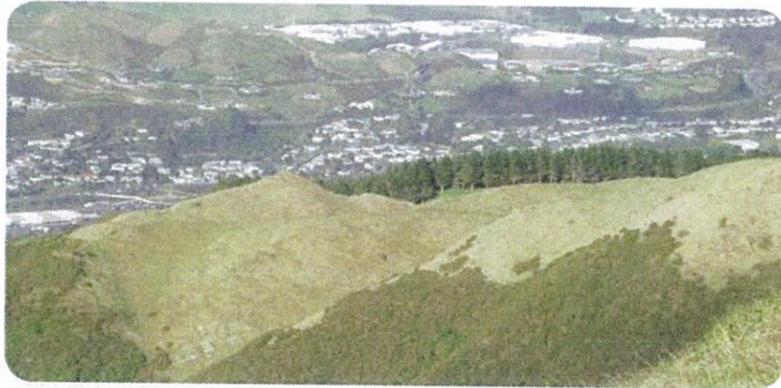
- A whānau/family orientated recreation area on lower Colonial Knob with mountain bike trails for mixed abilities and BMX track within managed exotic and native trees and carparking off Raiha Street (see page 11)
- A highly visible, steep area with mixed exotic and native planting to reduce erosion and visually and ecologically connect Colonial Knob and Porirua Scenic Reserves. Walking, mountain bike and horse trekking trails to the summit and controlled 4-wheel drive access for shuttles, sightseeing and access to communication towers for maintenance (see page 12)
- At the summit an undulating landscape of peaks and troughs, highpoints and expansive 360° views. Activities are sightseeing, picnicking, walking, mountain biking and horse trekking with controlled 4-wheel drive access in selected areas that are not viewed from the valley floor or urban areas. Native planting in gullies and wet areas and a managed open landscape on ridges and viewpoints (see page 13).

**Porirua Scenic Reserve** - Protection of significant lowland native forest that is now rare in the region. Access for walking, mountain biking and running: a new route that ascends from Raiha Street, a new north/south route to Stuart Park, Titahi Bay and Whitireia Park, and formalisation of the route used by runners during the annual Porirua Grand Traverse from Rangituhi Crescent to the Raiha Street entrance (see page 14).

**Colonial Knob Scenic Reserve** - The main entrance from Spicer Botanical Park to the remnants of the two historical reservoirs improved to cater for all abilities. Remedial work on the remaining reservoir. Continued maintenance of the track through the scenic reserve to the top of Spicer Forest and Te Araroa National Walkway (see page 14).

**Hierarchy of entrances and connections** - carparking at the main entrance and two secondary entrances, and a range of cycle and walkway connections to key transport routes, public transport, local, regional and national walkways and cycleways, the wider reserve network and neighbouring suburban areas see page 15).

**Hierarchy of trails** – development of trails for different users, use and difficulty, designed to avoid conflict between users with loop trails of varying distances, shared trails in places and the easiest trails closest to park entrances (see page 16).



View of western edge of Spicer Forest from Rangituhi/Colonial Knob.



Spicer access road in Spicer Forest.



Location for parking at entrance to Spicer access road from Ohariu Road.

### 3.2. Activity Area 2: Spicer Forest

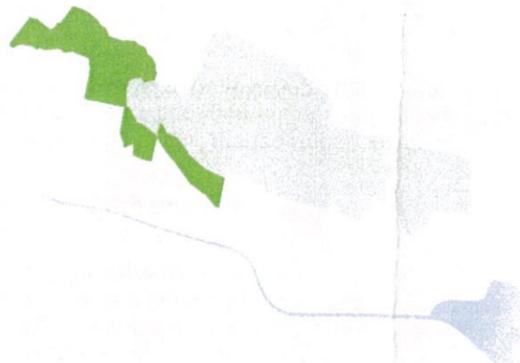
Spicer Forest is a pine forest on relatively steep slopes with pockets of native broadleaf forest and groups of exotic tree species. The slopes that face Tawa are the backdrop to the valley floor and are highly visible. Spicer Forest is less visible from Ohariu Valley Road with only the high slopes at the head of the valley visible.

The character of Spicer Forest has changed with construction of a road from the landfill to Spicer Forest. Pine trees have been cleared to make way for the road along what was previously the Te Araroa National Walkway. Earthworks associated with road construction have created battered slopes and some flat areas alongside the road. The national walkway has been moved westward and now follows Ohariu Stream.

A ridgeline parallel to Broken Hill Road on the eastern side links Spicer Forest with Spicer Botanical Park. A shared trail along the ridgeline (Broken Hill Link, constructed during 2015) provides access at a mostly easy grade between these two areas. The ridge has regenerating native scrub and pine trees, and is highly visible from Tawa.

#### OPPORTUNITIES

Spicer Forest has potential to be developed as a recreational area within a managed forest with mountain biking, walking trails, orienteering and horse trekking. The forest area east of Ohariu Stream has the most potential for development. The road through Spicer Forest will remain closed to public vehicles but provides access. Flat areas created when the road was constructed can be utilised. The point where the road meets Ohariu Valley Road has space for visitor parking.

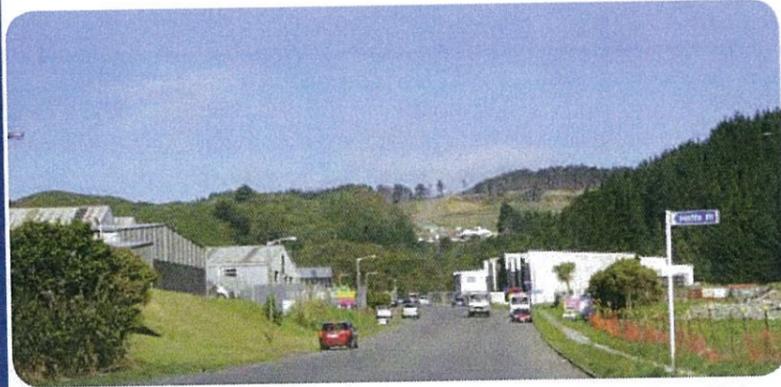


#### ISSUES

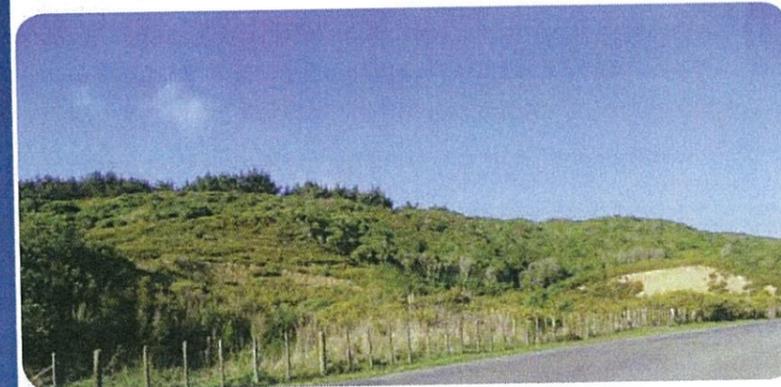
- Access to Spicer Forest from Wellington suburbs is along Ohariu Valley Road from Johnsonville and from Chastudon Place in Tawa. Access from Kiwi Crescent and Redwood Bush is only possible across private land
- Long term forest management in conjunction with recreational use
- Protection of Ohariu Stream and its tributaries from sediment
- The western side at the top of Ohariu Valley is steep with many small streams running into Ohariu Stream. Wind damaged trees make this area unsuitable for public access and track development
- Ohariu Valley Road entrance carpark security
- Potential conflict between recreational users, especially mountain bikers and horses
- Recreational access needs to be balanced with landfill safety and security
- Smell and plastic blowing from the landfill creates a negative perception of the landfill and possibly the Broken Hill Link.

#### PROPOSALS

1. Improved connections with Northern Wellington suburban areas, especially from Upper Stebbings Valley and Redwood Bush.
2. Management of Spicer Forest to allow recreational activities within a forest setting in the area east of Ohariu Stream.
3. Riparian planting along Ohariu Stream and trails located away from the stream and its tributaries to avoid sediment getting into the stream.
4. Management of the western side at the top of Ohariu Valley (west of Ohariu Stream) for native understorey regeneration as wind damaged pines and windthrow open up areas.
5. Utilisation of the road in Spicer Forest for access and recreation.



View up Broken Hill Road to Broken Hill Link, the landfill and the northern edge of Spicer Forest (looking south).



Start of the Broken Hill Link on the eastern side of the landfill (looking south)



Broken Hill Link meets Spicer access road (looking south with the landfill out of the picture to the right)

6. Trails separate from Te Araroa walkway for recreation utilising the topography and avoiding conflict between recreational users - walking, orienteering and horse trekking trails, some for shared use and some for separate use.
7. Horse trekking as a park activity.
8. Partnership with landfill management on access, security, trail development and management of landfill smell and rubbish (particularly plastic bags) blowing onto the area the trail runs through.
9. Dense planting between trails and the landfill with gaps for views of landfill activities and interpretation of landfill operations and waste minimisation.
10. As landfill areas are retired treat them in an appropriate manner that allows for integration into the park over time e.g. surface contouring and treatment that would allow recreational use and planting.
11. Once the landfill is retired, alternative access may be developed through the landfill area to the foot of the Spicer access road.

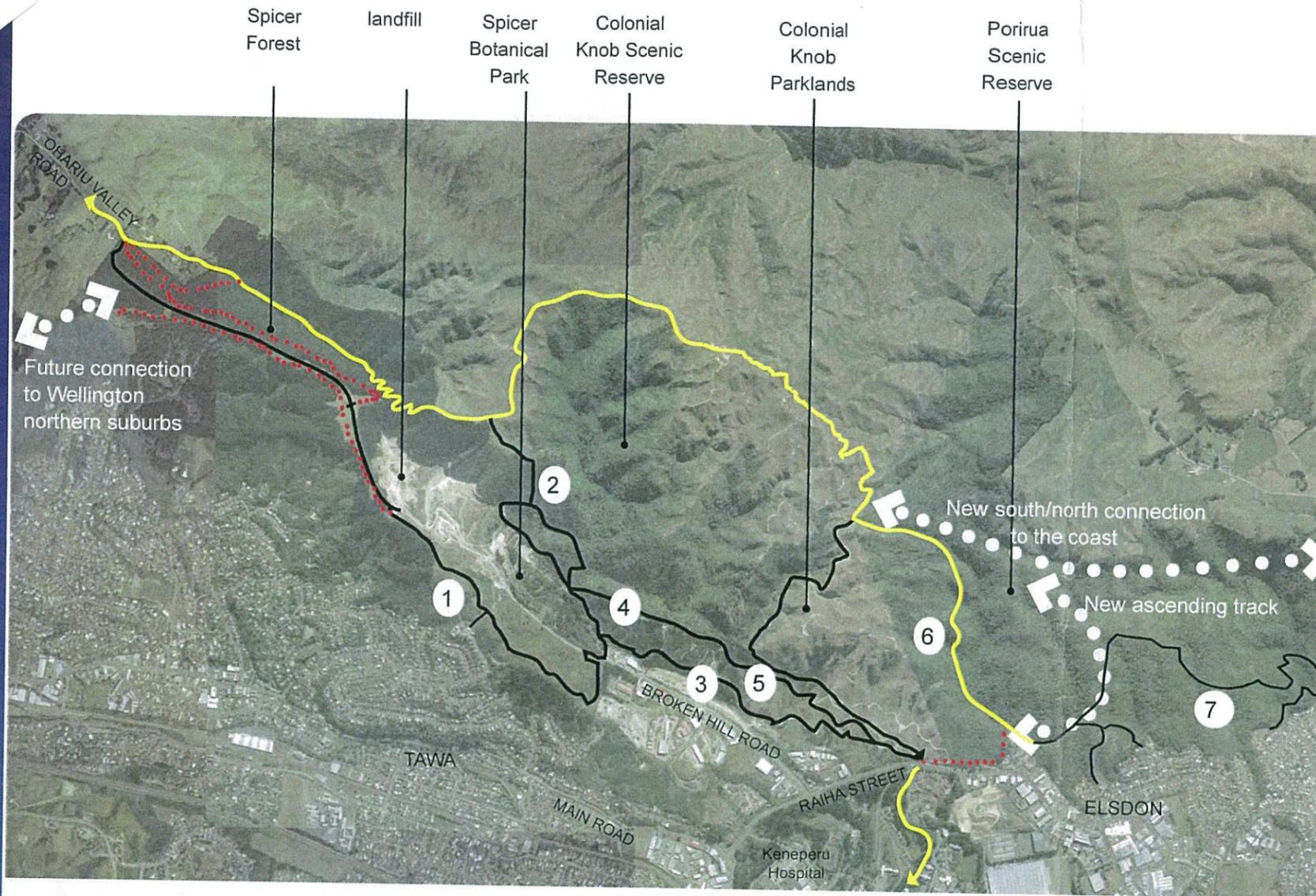


Figure 7: Locations of Trails

**KEY - NB Locations of trails are approximate**

- Existing Trails (approximate locations - some are under construction)
- Te Araroa National Walkway (includes Colonial Knob gazetted walkway)
- Proposed new trails
- ↔ New connections - walking/mountain biking

1 Broken Hill Link	5 The Rehab
2 Colonial Knob Scenic Reserve track	6 Porirua Scenic Reserve track
3 Spicer Link	7 Porirua Grand Traverse running route NB The track between Rangituhi Crescent and Raiha Street is currently poorly marked.
4 The Doctor	

### 3.6. Locations of trails and trail use

Some existing trails within the park need upgrading. New trails will be developed in activity areas with varying grades and for different uses. It is important to have loop trails of varying length with the shorter loop trails near entrances. Trails near entrances and those with high use need to be maintained to a high standard. Tracks closest to entrances will generally be the easiest grades with more difficult grades of tracks further away. (See Figure 7)

Trails will be designed to avoid potential conflict between users with clear sightlines. In some places shared trails are appropriate and in other places different users will be separated. Some trails will be wide enough to accommodate multiple users - walkers, mountain bikers and horse trekking. From time to time trails may be booked for an event and temporarily closed to other users. (See Figure 8)

#### PROPOSALS

1. Trails in Colonial Knob Parkland and Spicer Forest for walkers, mountain bikes and horse trekking following established design principles to ensure quality tracks with a long life.
2. Loop walk and mountain bike trails of varying lengths in Spicer Forest and Colonial Knob parkland. Trails are to be suitable for varying ages and abilities with grades ranging from easy, intermediate and expert.
3. Easy walks and beginner cycle trails centred around the main and secondary entrances, with more challenging experiences located further away.
4. A shuttle concession to take sightseers and mountain bikers up to Rangituhi / Colonial Knob summit.
5. A new walking /mountain bike route that ascends through Porirua Scenic Reserve from Raiha Street. The route to be developed between Porirua City Council and Mana Cycle Group with a rigorous track approval process and ecological assessment before the route is finalised and track built.
6. A north/south walking/mountain bike route through Porirua Scenic reserve from Colonial Knob Parkland to Stuart Park via public land that buffers Porirua Water Treatment Plant.
7. Formalisation of the track from Rangituhi Crescent in Takapuwhia to the Raiha Street entrance to Porirua Scenic Reserve used by runners during the Porirua Grand Traverse.

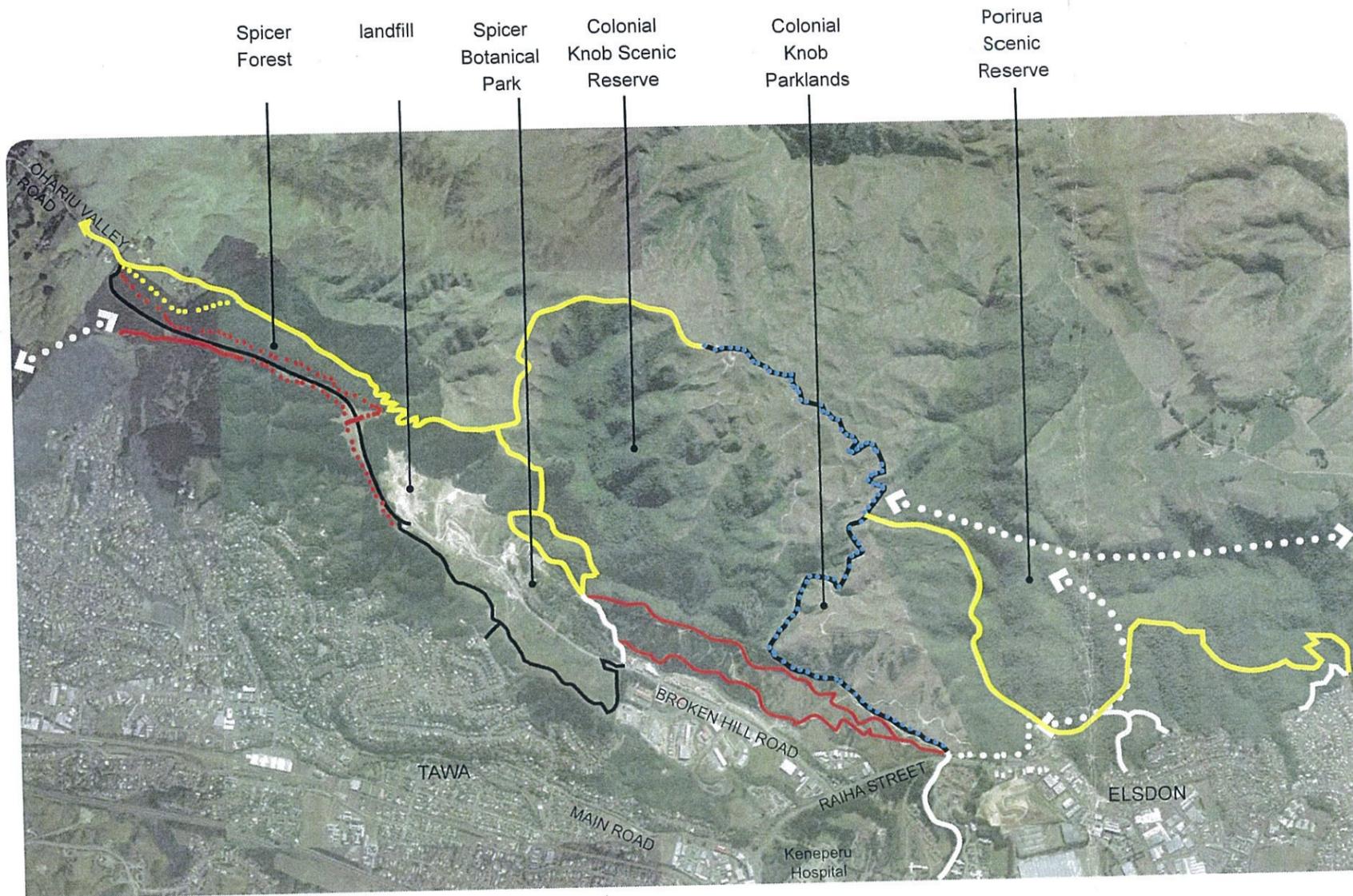
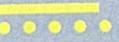
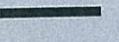


Figure 8: Trail use

**KEY** - NB Locations of trails are approximate

-  Walking only
-  Shared use - walking, mountain biking, horse trekking
-  Existing 4-wheel access road utilised for shared route to summit - walking, shuttle/sightseeing, horse trekking with separate downhill mountain biking
-  Mountain biking only
-  Walking and mountain biking

## Makara/Ohariu Community Plan

The Community Plan draft has emerged from a survey of residents in Ohariu and Makara in 2014, designed to obtain community views regarding the Makara and Ohariu area, identifying points of difference and determining what opportunities there might be to ensure that it remains an attractive and desirable place in which to live, work and play.

This Draft Plan proposes a number of key recommendations taken from the survey that will assist in the ongoing development of a sustainable community. While the Plan has no legal status, it does provide an insight on the direction both communities would like to move.

### Process

Survey (Completed)  
Identified areas of importance (Done)  
Draft Plan – Available for community comment  
Resident meeting (s) – Discussion on Draft Plan  
Changes made to Plan  
Community Sign Off  
Implementation

Table of Contents

Map of Area

Vision

Community Profile

Discussion points

What is important to the communities of Makara and Ohariu?

## Vision

### We Value

#### Our Environment

Its distinction from Wellington  
The hills, valleys and beaches

#### Our History

Our farming history  
Our buildings and relics from the past

#### Our Economy

A place which enables people to work in Wellington or from home, and still have access to a full range of business services

#### Our Community

A community spirit  
Peace and quiet where a relaxed lifestyle can be enjoyed  
A safe community where people know each other  
A strong connection to the land  
The local population be maintained or increased in numbers

#### Recreation

Access to recreational opportunities in the area and in the wider Wellington area with ease

## Community Profile

### Location

Makara and Ohariu lie to the west of Wellington with a range of hills separating them from Wellington. Access is via the Makara Hill Road from Karori, and the Ohariu Valley Road from Johnsonville. The roads are winding and narrow, with farms and lifestyle blocks alongside the road, and also some groupings of housing, hall and horse recreation buildings near the crossroad of Ohariu Road and Takarau Gorge Road, and the School, Churches and Hall at the intersection of Makara Road and South Makara Road. Takarau Gorge Road meets the Makara Road, and the Makara Road then connects to the Makara Beach where there is another small grouping of housing.

### History

To complete

## Discussion Points

The results of the survey pointed to ten main concerns and interests

Road Safety  
Transport  
Subdivision  
Character  
Natural Environment  
Pest/Weed Control  
Cellphone/Internet Coverage  
Utilities  
Windfarms  
Communication

### ROAD SAFETY

Road safety appeared to be the main concern for residents of both Makara and Ohariu. Cars, heavy vehicles, cyclists, horse riders and walkers all compete on narrow winding roads. Many road maintenance suggestions were made, (Board to look at list, identify and request Council to make specific changes)

### TRANSPORT

Road improvement and maintenance, large vehicles issues, signage, passing/stopping bays, edges, corner straightening, speed restrictions, alternative options (Board to identify and speak to WCC)

### SUBDIVISION

Allow a managed growth which is enforced by subdivision rules which are agreed to by residents and Council

### CHARACTER/ENVIRONMENT/PEST AND WEED CONTROL

Retain and preserve the rural character, keeping it rural for the whole of Wellington. Protecting waterways, native habitats, coast and beach, pest and weed control, (Discussion to identify long term plan by residents and Council)

### INTERNET/CELLPHONE COVERAGE

Parts of Makara (unsure if all Ohariu is acceptable) require improvement of cellphone and broadband coverage. Reliable power and telephone lines required. Identify with Board and set target date.

## UTILITIES

Identify water quality issues. Improve rubbish collection. Request Council to clear road edges of rubbish/slips on a regular timetable.

## WINDFARMS

No further windfarm development.

## COMMUNICATION

Maintain and support both Ohariu Hall and Makara Hall, both valuable to residents for functions and get-togethers.

Improve community email access, and local information of events.

Joint functions for Ohariu and Makara residents.

## Makara/Ohariu Community Board Plan 2015 – 2018

### Vision

To maintain and enhance Makara- Ohariu's role as Wellington's only rural space, and largest open space recreational area, by protecting rural and coastal land use and values.

- Protects the open space rural character of the area
- Builds community identity and spirit
- Manages land development in a way that supports community values and vision
- Protect and restore the physical environment.
- Provide reliable, fit-for-purpose infrastructure (roads, tele-communications, power supply, street lighting, flood control)
- Acknowledges its history and heritage.
- Safe, well maintained roads

### Community Snapshot

The Makara-Ohariu Community Board represents the 783 (2013) residents of Makara and Ohariu, and covers a land area of 15,193 ha (152 sq km). The area is a mix of rural and semi-rural activities, small settlements, and industrial development. There were 336 dwellings (March 2103). Of these, 48 dwellings were rented, 51 were unoccupied and the remainder were owner-occupied.

Trends since 2003 Makara and Ohariu Community Plans ( just a few ideas)

- The population has increased from xxx to 783
- The number of dwellings has increased from xxx to 336.
- There are 52 new building sites
- Land use and development: pastoral farming has declined. Heavy industrial development has increased, as has lifestyle and small residential property development. There are more hospitality and leisure businesses, and more day visitors. There is increased heavy traffic, motor vehicle and cycle traffic, and the road quality has improved. Waterway quality has declined on most measures.

Project	Lead Board member	Year 1	Year 2	Year 3
<b>COMMUNITY</b>				
<b>Promote Makara School</b>				
<b>Protect the viability of Makara School</b>				
Attract families with school age children to the area through incentives.				
<b>Increased local recreational opportunities</b>				
<b>Develop new facilities</b>				
Develop ridge line walks, cycle and horse tracks; walks etc through Spicers Forest				
Apply for Council grants to upkeep hall				
Establish a horse riding and trekking park (similar to mountain bike park)				
Organise social activities for young people[teenagers?]				
<b>Promote community identity and spirit</b>				
<b>Increase the number of community events</b>				
Develop Community Awards				
Promote community events:				
Community opinion days				
Social events, quizzes and dinners				
Working bees				
Promote joint Makara-Oharui Country Fair				
Mark historical sites and develop plan for preservation, public access and interpretative display boards, preserve local stories and photographs.				
Implement Gateway project update [from previous Community Plan]				
Promote Makara-Oharui through an information brochure				

<b>ENVIRONMENT</b>			
<b>Protect, restore and sustain the coastal environment</b>			
<b>Maintain facilities at Makara Beach and revegetate Wharehou Bay</b>			
Reforest Wharehou (Fishermans) Bay			
Upgrade boat ramp at Makara Beach and maintain river mouth opening.			
<b>Protect and restore fresh waterways</b>			
<b>Rivers and streams</b>			
Improve fresh water quality:			
<ul style="list-style-type: none"> <li>install more waterway monitoring stations</li> <li>remove noxious weeds from streams</li> <li>fence streams, ,plant natives on banks</li> <li>remove gravel, foliage from stream bed</li> </ul>			
Improve flood protection			
<b>Re-introduce indigenous bird species</b>			
Plant a bird flight corridor to join up with Makara Bush and Zealandia.			
Control possums, stoats, wild cats, ducks			
<b>Control noxious weeds and pests</b>			
Control gorse and Darwin's Barberry on farmland			

<b>INFRASTRUCTURE</b>			
<b>Provide reliable infrastructure</b>			
<b>Upgrade telecommunications infrastructure</b>			
Reliable telecoms infrastructure with fewer outages, faults, and better coverage.			
- Phone			
- Broadband internet			
- Spark and Vodaphone coverage			
<b>Improve power supply infrastructure</b>			
Move power poles inside fence lines and remove power poles on blind corners.			
Reliable power lines [and supply]			

<b>DEVELOPMENT</b>			
<b>Manage land development to support the community's values and vision</b>			
<b>Maintain appropriate rural activities</b>			
Restrict commercial activities			
Impose fines for inappropriate activities [not of] a rural nature			
Oppose development that is out of character with existing land use, or impacts it.			
<b>Subdivision</b>			
Restrict subdivision and further development			
Reduce land development for value gains			
Enforce [existing] subdivision rules			
Tighten subdivision rules, with more restrictions and conditions			
Retain current green area			

Roading			
<b>Improve maintenance of road reserve</b>			
Native planting on roadsides and reserves through Makara and Ohariu valleys			
Regular roadside mowing, flax removal tree trimming (safety, sight lines)			
Regular removal of rubbish on road reserves [ ? <i>number per year</i> ]			
<b>Road safety</b>			
Improve safety for cyclists and motorists meeting oncoming traffic by redesigning and repairing curbs, ruts, drainage, under cutting of road, crumbling road shoulders			
Better maintenance of drains and faster clearing of slips			
Improve road surface			
Increase safety for cyclists, horse riders, runners and motorists by			
- creating a cycle lane			
- establishing proper passing bays			
- widen particularly narrow spots and blind corners			
- improving poor sightlines			
- restricting cyclists to one abreast			
- creating a riding lane in Makara and Takarua Gorge			
- safe berms for cyclists, horse riders and runners on blind corners			
Install speed bumps at entrance to Makara Beach settlement and on Estuary Street; remove judder bars on Sth Karori Rd			

<p>Increase road safety by reducing speed limits:</p> <ul style="list-style-type: none"> <li>- 30 km around school, riding schools and Playcentre</li> <li>- Ohariu Valley crossroad</li> <li>- South Karori Road</li> <li>- speed restrictions on large vehicles, buses, trucks</li> </ul>				
<p>Install traffic warning signs:</p> <ul style="list-style-type: none"> <li>- Road are shared by cars, horses, cyclists, runners and walkers</li> <li>- Keep left – cyclists and cars</li> <li>- Warning roads not suitable for runners</li> <li>- Slow drivers and cyclists pullover and allow other traffic to pass</li> </ul>				
<p>Increase safety of all road users by introducing some restrictions:</p> <ul style="list-style-type: none"> <li>- no long-axle vehicles</li> <li>- no trucks over 10 tonne</li> <li>- no runners</li> <li>- reduced speeds</li> </ul>				

REPRESENTATION			
Engage with community on Board activities and keep them informed about relevant local government issues			
<p>Improve Board's transparency and communication to the community.                      Circulate a newsletter reporting on Board activities, highlighting upcoming issues and reporting progress on plans, projects and issues ( <i>every 2 months -3/ 4 x year may more practical</i>)? Hold regular public meetings to canvas community views</p>			
<p>Effectively represent the community's wish to retain local representation through a Community Board by making submissions in all available forums</p>			
<p>Have a local Councillor on Community Board</p>			