



Kaipara District Council

Reserve Management Plan

Northern Wairoa Memorial Park



July 2015



This Reserve Management Plan for Northern Wairoa Memorial Park was **adopted** by Kaipara District Council at a Council meeting on 28 July 2015 held at Mangawhai, pursuant to Section 41 of the Reserves Act 1977.

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1 Background

1.1 Introduction

The Northern Wairoa Memorial Park (also referred to in this Plan as ‘Memorial Park’ or ‘the Park’) is a large sporting complex serving the Northern Wairoa area and wider Kaipara District. The Park includes extensive playing fields, netball courts, clubroom facilities and a remnant of native Kahikatea forest. Kaipara’s Reserves and Open Space Strategy (ROSS) lists Memorial Park as a ‘Key’ reserve in the District.

This Reserve Management Plan was developed in consultation with the community and key stakeholders in Memorial Park. It is intended that the Plan captures the community’s desires, objectives and direction for Memorial Park. As such, the Plan will guide the management and development of Memorial Park, including development of further sporting facilities, while ensuring the interests of all users are maintained.

This Plan must be read in conjunction with the other plans, legislation and bylaws which dictate activities on Memorial Park, particularly the Reserves Act 1977.

The area covered by this Reserve Management Plan includes three Council-owned titles which together comprise an area of 15.1138 hectares. This area is to be managed by Council as one reserve under this Reserve Management Plan. The Reserve Management Plan area is outlined in green in the following map:



Management of the adjoining Rugby Park is not covered by this Plan. Rugby Park is owned and managed independently by the Northern Wairoa Sub Union. Despite this it is anticipated that these two parks, Memorial and Rugby, will continue to complement each other, as both are sporting and recreational facilities.

1.2 Shared Vision

The Shared Vision for Memorial Park is:

“Memorial Park is to be a multi-code sport and recreation park to cater for the Kauri Coast and wider District.”

This shared vision for Memorial Park has been finalised through submissions and input from the various stakeholders and user groups who are connected to the future of Memorial Park.

1.3 History of Northern Wairoa Memorial Park

The origins of Memorial Park began with the horror of the Great War. Following which, Dargaville, together with the rest of New Zealand, was left shocked by the loss of many of its young men; sons, brothers and husbands.

On 28 August 1919, a public meeting was held regarding an appropriate memorial to the men of the Dargaville area who had died in the Great War. The meeting had been convened by the Mayor of Dargaville Robert Hornblow (1861-1937). Four main proposals for a memorial included; reclamation and construction of a band rotunda, development of a memorial institute, development of a sports ground and park at Mangawhare, and purchase of Dargaville Club as a Soldiers' Club. After voting, it was decided to purchase land at Mangawhare to create an athletic park.

The land purchased in 1919 comprised of approximately 35 acres (14.2968 hectares) and on 10 February 1922 was transferred to the Dargaville Borough Council to hold in trust for the Northern Wairoa Fallen Soldiers Memorial Committee.

Development of the Park was slow at first. It is possible that little or no works were done prior to September 1928 when design work was undertaken and a meeting was held to decide how best to spend £1,000 of war funds, previously held by the Red Cross, which had been transferred to the Council in December 1926 for the “beautifying and improving of the Northern Wairoa Memorial Park”. Suggestions given at the meeting were to construct memorial gates bearing the names of the fallen soldiers and to construct a roadway to give access to the Park. Another suggestion was that the funds be invested and the interest combined with the rental received for grazing the land to create a fund for ongoing improvements.

During July, August and September 1934, works were undertaken at Memorial Park by returned soldiers. The soldiers were paid for this work and it is possible (from researching the records available) that this may have been a scheme to support these men. Both the Council and the Northern Wairoa Returned Soldiers Association contributed to paying the soldiers' wages.

Further design work was undertaken in November 1936 and in January 1938 the Dargaville Borough Council let a contract to BG Smith for the removal of the grandstand located at the Dargaville racecourse grounds for re-erection on the new sports ground Council had been developing during the previous year.

In 1939 World War II broke out in Europe. Once again Dargaville and the wider Northern Wairoa area offered up many of its finest young men, many of whom would never return. By the time World War II finally ended in 1945, Northern Wairoa Memorial Park had gained a new significance as a memorial to a further generation of war dead.

Prior to the 1950s, it appears development of sporting facilities at Memorial Park was confined to the northern part of the Park with the southern part leased for grazing. However on 04 December 1954 Council called for tenders for the construction of a croquet pavilion, bowling pavilion and erection of memorial gates at Memorial Park. An official opening of Memorial Park, or possibly the newly developed southern part of Memorial Park, was held on 10 November 1956.

In the late 1950s the Park was home to the Dargaville Tennis Club and Women's Bowling Club. Other sports such as hockey, football and cricket also became popular on the Park, though when these sports first established on the Park is not recorded. It is likely, however, that they were present prior to 1960. The Park was also used by the Northern Wairoa Boys and Girls Agricultural Club to hold their annual calf and lamb parades during the 1960s and early 1970s.

In the late 1960s and early 1970s the Park was also used as a landing site for Santa Claus during the Christmas season. Council gave permission for Santa Claus to arrive by aircraft to attend a children's Christmas party hosted by organisations such as the Dargaville Jaycees and Returned Services Association.

By March 1970 the Dargaville Tennis Club had gone from Memorial Park and Council had moved the old tennis shed to the croquet greens at the request of the Dargaville Croquet Club.

At the end of March 1970, the Women's Bowling Club vacated their pavilion and bowling green in Memorial Park to move in with the Dargaville Men's Bowling Club. The deteriorating condition of the bowling green and the cost of rental appear to have been major factors contributing to their move.

During the 1970s Memorial Park was home to croquet, hockey, cricket and other groups. The Northern Wairoa Cricket Association was the long term tenant on the grounds and was using most of the available space.

1971 saw further development works at Memorial Park. This included widening deviation and sealing of the road through the Park and improvement to the sports grounds and parking areas. Further works during 1972 included disking, harrowing, levelling, manuring and resowing of the sports fields.

On 21 July 1971 Council invited stakeholder groups to attend a meeting to discuss development of Memorial Park. A broad development plan had been prepared and was to be available at the meeting.

On 03 September 1981, Council publicly notified its intention to prepare a Reserve Management Plan for Memorial Park with interested persons or organisations to provide written suggestions on the content of the Plan to Council by 02 October 1981. A Draft Reserve Management Plan for Memorial

Park was subsequently prepared and publicly notified on 31 December 1981. Submissions closed at 4pm on 03 March 1982. It is not known if a final Plan was completed and adopted by Council.

Around 1980, a proposal was made to develop a multi-code sports complex on Memorial Park. This project ultimately eventuated in the pouring of concrete foundations for the new sports complex, however the project failed to proceed further and was later abandoned. In May 2001 Council undertook investigations as to the cost of removing these foundations.

On 05 September 2003, Council was advised that the Dargaville Croquet Club was being dissolved. The Club subsequently vacated their Memorial Park site.

The Northern Wairoa Soccer Club began using Memorial Park in 2005 and was given use of the old Croquet Club facilities in 2006. A formal lease of the old Croquet Club site, including the playing field, was later awarded to them on 28 November 2007. On 30 January 2008, Council resolved to move the Soccer clubrooms from Selwyn Park to Memorial Park. The Soccer Club was at the time being displaced from Selwyn Park by development of the Kauri Coast Community Pool. The Dargaville Volunteer Fire Brigade's competition area was also displaced from Selwyn Park by the pool development and was also subsequently relocated to Memorial Park.

The Wairoa Bulls Rugby League and Sports Club began using Memorial Park around 2006. Council undertook drainage works around 2007 and 2008 to help improve the Memorial Park playing fields for winter use by the soccer and rugby league clubs.

On 11 February 2008, Mayor Neil Tiller proposed developing a multi-code sports complex at Memorial Park.

In October 2012, the Dargaville Sports and Recreation Infrastructure Plan was prepared for Sport Northland and Kaipara District Council with financial support provided from the ASB Community Trust. The Plan recommends consolidating the vast majority of infrastructure provision for organised community sport on the Memorial Park - Rugby Park Precinct. The Precinct would then be the major sporting destination in Dargaville. The large land area would, according to the Plan, provide a user friendly one-stop-shop for field and court sports.

1.4 Use of Reserve

Currently, Memorial Park is used for a wide range of recreational activities by the Kaipara community. The Park is also home to a number of sports clubs including the Northern Wairoa Soccer Club, Northern Wairoa Bulls Rugby League Sports Club and Dargaville Bridge Club Incorporated. The Park is also used by the Dargaville Volunteer Fire Brigade for their competitions and competition training, and by local schools for cross-country races and other sporting events. In addition the Park is used for less formal forms of passive and active recreation including walking, running, cycling, dog-walking and picnicking.

The Park is listed as a "key" reserve in Council's Reserves and Open Space Strategy (ROSS). Under ROSS, "key" reserves are those which are considered to have the potential to contribute to Council's Community Outcomes (as specified in Council's Long Term Plan) and which have the potential to meet local needs and satisfy District level needs. Because of this, ROSS prioritises Memorial Park to have a Reserve Management Plan (RMP) prepared for it.

Looking forward, it is intended that the Park will be a sports and recreation centre to cater for a wide variety of sports. This will, in some cases, require the development of new facilities. These facilities can be developed in response to community demand, either by Council, community groups, sports clubs or other agencies.

The intended use of Memorial Park is therefore to provide a multi-code sports park to cater for the Kauri Coast and wider Kaipara District, as well as to provide opportunities for other forms of passive and active recreation. It is considered that the siting and operation of some commercial activities which support these other uses (e.g. a café or tuck shop) would also be an appropriate, complementary use of Memorial Park.

1.5 Location, Surrounds and Connectivity

Memorial Park has weak connectivity with the residential areas of Mangawhare (west Dargaville), with only two vehicle access points on Logan Street and hidden presence from the surrounding neighbourhood. The Park's limited road frontage greatly reduces its visibility and this is thought to reduce its patronage. It may be possible to make the Park less 'hidden' by enhancing its existing entranceways and making better use of LOT 2 DP3488 and ALL DP4883 to create a more noticeable pedestrian entranceway to the Park via Logan Street and River Road.

Pedestrian access to the Park from central Dargaville is currently possible via the River Road Bridge and LOT 2 DP3488. Connectivity could be improved by enhancing access to the sportsfields via LOT 2 DP3488, perhaps with the addition of a formed path.

The Park also has connectivity with the adjacent Rugby Park via the reserves' shared boundary. Pedestrian access is possible from Memorial Park to Murdoch Street (State Highway 12) via Rugby Park. Connectivity between the two reserves could be further improved by enhancing the current pedestrian access and possibly an exercise circuit linking the two, and possibly linking vehicle access from Memorial Park to Rugby Park.

Memorial Park also connects to the Kaihu River which flows along its north-eastern boundary. The river provides recreation opportunities for kayakers and eel fishers. Access to the river from Memorial Park is, however, currently difficult due to the muddy nature of the riverbanks and the thick growth of Manchurian Ricegrass which lines the river. Access to the river by earthmoving machinery is occasionally necessary to allow for mechanical cleaning of the river channel and maintenance of the stopbanks.

Memorial Park is one of two Council-owned sports parks in Dargaville, with the other being Selwyn Park. These grounds are complemented by Rugby Park and the local schools which also have playing fields, some of which are made available for community use. Despite this, interest in sport is such that Dargaville and the Northern Wairoa area is not considered over-supplied with playing fields or facilities.

1.6 Social and Demographic Context

As a “key” reserve under Council’s Reserves and Open Spaces Strategy, Northern Wairoa Memorial Park caters for not only Dargaville but the wider western area of the Kaipara District (commonly referred to as the Kauri Coast) as well. Statistics New Zealand estimates that the Kaipara District had a usually resident population of 20,500 people as at 30 June 2013, an increase of 10.51% since 30 June 2006 (an average increase of 1.5% per year). Projections for the District indicate growth will continue at a rate of about 0.7% per year from 2016 to 2026, before slowing to 0.5% by 2036 and 0.3% per year towards 2046 (Source: Statistics New Zealand).

This growth will, however, not be consistent across the District, with eastern communities such as Mangawhai and Kaiwaka expected to grow while western areas such as Dargaville are expected to grow only moderately or remain stable.

The District’s population is also anticipated to age over the coming decades. The number of residents in the District aged 65 and older is projected to rise from 4,200 (21% of population) in 2016 to 5,900 (28% of population) in 2026 and 6,600 (30% of population) in 2031. Over the same period the number of children in the District is expected to increase slightly or remain stable.

Regarding interest of the Kaipara and wider Northland population in sport; national research presented by Sport Northland tells us that, in general and at a high level, Northlanders are definitely ‘into’ sport and recreation:

- 9/10 take part in at least one sport and recreation activity annually, more than any other region in New Zealand;
- Northlanders have higher passion levels for sport and recreation than any other region in New Zealand; and
- 30% of Northlanders volunteer 1.1 hours to sport and recreation every year, the highest percentage of any region in New Zealand.

Young Northlanders particularly love participating in sport and recreation:

- They regularly participate in an average of 4.1 sport and recreation activities annually (second highest of any region in New Zealand);
- 92% spend 3+ hours per week participating in informal and organised sport and recreation activities;
- Nearly half (49%) volunteer in sport and recreation (second highest of any region in New Zealand); and
- 44% take part in ‘big weekend’ sport or recreation events, more than any other region in New Zealand.

However even with these positives, sport and recreation for Northlanders faces a number of challenges:

- 15-18 year olds spend less time ‘mucking around’ or in organised sport than 11-14 years olds and both these age groups have lower participation rates than the 5-10 age group;
- Participation is higher for boys than girls (in most respects);

- Opportunities close to home for rural kids are often limited, however young people in urban areas tend to be less engaged in sport than those in rural areas;
- On average more Northlanders do not meet the recommended guidelines of the minimum amount of physical activity per week for health benefits (30 minutes on 5 or more days), than do
- 33% of Northlanders participate in sport and recreation for 'relaxation' (highest in New Zealand); and
- 37% participate for 'fitness' (lowest in New Zealand)

From this we see that Memorial Park's core catchment area, Dargaville and the wider Northern Wairoa area, has a stable population that is very enthusiastic about sport. Memorial Park will therefore be important in meeting current and future demand for recreation and organised sport. In particular, the Park provides opportunities for increasing access to sports facilities for children in rural areas (as Dargaville is a rural service centre) and for increasing participation in healthy physical activity for adults, both of which are identified as priorities above.

1.7 Natural and Cultural Attributes

Northern Wairoa Memorial Park serves as a memorial to those men of the local community who were killed in World Wars I and II. A plaque on Memorial Park's memorial gate commemorates those from the area who served. As a war memorial, the Park stands testimony to the extent the horrors of war touched the Northern Wairoa community.

Historically, Iwi utilised the swampy floodplains around the Kaihu River mouth as a hunting and foraging area. The tall Kahikatea forests and tangled waterways abounded in tuna (eels), Kahikatea berries, kūkupa (native pigeon) and water fowl. The existing remnants of these once widespread habitat types therefore serve as a reminder of the kind of environment traditionally known to local Maori.

A stand of Kahikatea forest is present in the Park. This is a remnant of the lowland forest cover that would once have stretched up the Kaihu Valley and along either bank of the Northern Wairoa River, its tributaries and surrounding floodplains. The forest fragment provides habitat for birds and other native species. The area is also one of the few forest environments accessible for public recreation in Dargaville township and is highly valued by the community.

The Kaihu River flows along the northern boundary of Memorial Park. This provides opportunity for another natural area within the public domain, providing there is control of the Manchurian Ricegrass and the area is replanted with native vegetation.

2 Management Issues and Opportunities

2.1 Management

Current management of Northern Wairoa Memorial Park is undertaken by each sports group managing their own affairs, equipment and buildings. Council currently maintains the remainder of the Park and its facilities (those not owned or leased by sports groups). Council's current provision of services falls below its intended minimum standard. The recently installed toilet and the soon to be established changing sheds will bring the Park up to Council's minimum level of service for a District sports park. It is noted however, that while Council's minimum service level is sufficient for the present, it is not sufficient for the anticipated future level of use at Memorial Park. Council's desire is therefore to work with community groups to lift service levels for Memorial Park to a level sufficient to meet future demand.

2.2 Development of the Park

The Northern Wairoa Memorial Park is currently largely undeveloped. Opportunity exists to develop the Reserve further as a multi-use sports and recreation park.

This RMP takes a permissive approach to the development of sporting and recreational uses that will further enhance Memorial Park, but also sees the need to protect those features of the Park that are valued by the local community.

2.3 Drainage

2.3.1 Stopbanks

Memorial Park is protected from flooding by stopbanks along the Kaihu River. With the exception of some extreme events, the stopbanks are considered sufficient to protect the area from flooding caused by storm surges, king tides, heavy rainfall events or a combination of these factors. The stopbanks are maintained by Northland Regional Council. This is done by using an excavator to build up the stopbanks with dredgings from the river channel. This routine maintenance is undertaken as required but usually not more than every six years.

2.3.2 Field drainage

The playing field areas of Memorial Park are enhanced with subsoil drainage. This prevents the fields becoming sodden and unusable in winter. Regular maintenance is critical for this drainage to work.

2.4 Security

As per most parks, the gates to Memorial Park are locked at night to minimise vandalism. While locking the gates at night is sufficient to prevent vehicle access, and so protect the fields from vehicle damage, it will not prevent vandals completely. Memorial Park currently has limited opportunities for passive surveillance. This can be improved by encouraging more people to use the Park, particularly after dark (e.g. matches or training sessions held at night), and by designing any future buildings to allow for clear lines of sight. The risk of vandalism will likely reduce with improved utilisation of the Park and more people taking ownership of this space.

2.5 Pedestrian and Cycle Track Possibilities

There is the potential to develop a pedestrian and cycle track around Memorial Park and possible extension through Rugby Park. This would allow opportunities for people, particularly children, wanting to ride their bicycles in an off-road (no traffic) environment. The pedestrian and cycle track would also provide opportunities for joggers, runners and dog walkers. The figure below shows a possible route for this pedestrian and cycle track.



The pedestrian and cycle track could utilise existing paths and roadways as well as the potential for a new track to be constructed along the stopbank on the Kaihu River margin. If constructed, the stopbank section of the track would need to be redone following maintenance of the stopbank. The surface of the track would be mown grass, lime or gravel. Play features, such as BMX bike jumps and skate ramps may also be included as part of the track.

2.6 Kahikatea Forest Remnant

Memorial Park's Kahikatea remnant is one of the few forest reserves within walking distance of central Dargaville and residential Mangawhare. The forest remnant may prove a popular attraction for dog walkers, runners, cyclists and walkers. The trees also provide a food resource and habitat for birds as well as being a remnant of the forest type which once covered most of the swampy lowlands around the Kaihu and Northern Wairoa Rivers. This forest type on alluvial soils is now one of the most under-represented forest types left in the current landscape due to the usefulness of its underlying soil to agriculture.

The recreation opportunities offered by the forest add an attractive element to walking and cycling and should be enhanced with facilities such as walking tracks, park benches and information signs, drawing visitor's attention to the different plants present in the forest. The trees also provide shade for picnickers and sports supporters/spectators.

The forest area will need its weed infestation to be addressed to ensure Wild Ginger, Pampas and Climbing Asparagus do not prevent the regeneration of native species. Eleagnus, Buckthorn (*Rhamnus alaternus*) and Wandering Jew are also present in the forest area. These exotic weeds are currently the biggest threat to the health of the forest. A weed control programme is needed to restore the forest to its former glory.

Control of weeds will be difficult because the surrounding urban environment allows for continual introduction of non-native seeds. The focus therefore needs to be on control of the weeds rather than a one-off eradication. This could involve removal of large parts of the exotic plant component from the reserve, and replanting of native species. This would then have to be followed up with a maintenance weed control programme.

It is noted that Buckthorn may be rather difficult to control given its abundance and continual influx of seed from surrounding seed trees, particularly those used as hedges around some of the courts in the Park. These hedges may need to be removed and replaced, in time, with native hedge species.

2.7 River Margins

The margins of the Kaihu River along the northern boundary of Memorial Park are currently overgrown with Manchurian Ricegrass. There is the opportunity to control the Manchurian Ricegrass and replant this area with suitable, aggressive native species such as totara and karo as well as swamp-tolerant species such as Kahikatea, Cabbage Tree, Manuka and Flax. Once established, this native forest cover would create further habitat for native birds, attracting them into the town.

The trees would also provide shade for park users, particularly spectators, and act as a windbreak. Other boundaries of the Park could also be planted in this manner to create shelterbelts and provide shade and bird habitat.

Native seedlings to be used in the new plantings could be eco-sourced.

Any planting or development of the river margins must be done so as not to compromise the stopbanks or Council's ability to maintain them (refer to [Section 2.2](#) above).

3 Objectives, Policies and Implementation

3.1 Objectives

3.1.1 Shared Vision

The vision for Memorial Park is:

“Memorial Park is to be a multi-code sport and recreation park to cater for the Kauri Coast and wider District.”

3.1.2 Overall Objective

To provide a multi-code sport and recreation park to cater for the Kauri Coast and wider District in honour of those men who were killed in World Wars I and II.

3.1.3 War Memorial Objectives

To maintain the Northern Wairoa War Memorial Park to serve as a memorial to the many young men of the District who were killed in the Great War.

3.1.4 Increase Use and Utilisation through Collaboration

To increase the amount of use which the Park receives from groups and individuals through collaboration with sporting and recreational groups, while ensuring casual use is provided for.

3.1.5 Providing for the Community's Needs

To maintain Memorial Park as a reserve that provides for the needs of the community.

If the community's needs change and the Park in its current form is not able to meet these needs, changes will be needed to the Park, including possibly a review of this Plan.

3.2 Policies

3.2.1 Sportsfields

Memorial Park will remain largely as open space to be primarily managed as sportsfields. These sportsfields may include improvements such as drainage, Astro-turfing, and hard surfaces for sporting use and car parks, and other developments to maximise their usefulness to the many sports codes which use the Park. It is intended, however, that the majority of Memorial Park's open space shall remain in grass to provide for sporting and recreational use.

Duplication of facilities, including sportsfields, is discouraged while sharing of facilities is encouraged.

3.2.2 Sports Facilities

Establishment of structures within Memorial Park, either by Council or other organisations having obtained the consent of Council (a 'Licence to Occupy'), shall be permitted under this Plan providing that these are for sports or recreational use and meet the requirements of [Section 53\(1\)\(g\)](#) of the Reserves Act 1977. Other structures (not for recreational or sporting use) may be permitted where they are not inconsistent with the objectives and policies of this Plan and the provisions of the Reserves Act 1977 and have obtained the consent of Council.

3.2.3 Connectivity

Improve connectivity between Memorial Park and Rugby Park, by enhancing the current pedestrian access and possible exercise circuit and possibly also linking vehicle access from Memorial Park to Rugby Park.

Improve connectivity between Memorial Park and the Dargaville town centre. This may include creating a pedestrian link from Logan Street to Memorial Park via LOT 2 DP34008.

3.2.4 Commercial Activities

The siting and operating of some commercial activities, whether permanent or temporary, is an appropriate, complementary use of Memorial Park; provided they are of a nature that complements the use of the Park for recreation and sport and contributes to the shared vision. In this way the inclusion of suitable commercial activities is considered to be not be inconsistent with [Section 17](#) of the Reserves Act 1977 and to be consistent with [Section 53\(1\)\(n\)](#) of the Reserves Act 1977.

3.2.5 Existing Users

Any development or redesign of the Park shall be done in consultation with the existing users of the Park (e.g. the Wairoa Bulls Rugby League and Sports Club, the Dargaville Volunteer Fire Brigade, the Northern Wairoa Soccer Club and the Bridge Club).

Consideration will be given to the infrastructure and facilities installed and maintained by existing users of the Park when any development or redesign is considered (e.g. the Wairoa Bulls Rugby League and Sports Club's floodlighting, the Dargaville Volunteer Fire Brigade's competition fire hydrants).

Council will seek to formalise agreements with existing and future users of Memorial Park through Licences to Occupy or other agreements, and will seek to protect the interests of these groups and the community through such agreements.

This Reserve Management Plan supports maximum use of present and future facilities. Preference will therefore be shown towards shared or multi-use of present and proposed facilities.

3.2.6 War Memorials

Memorial Park's memorial gates are to be maintained and, if desired by the community or the Returned Services Association, enhanced. In addition, further memorials that commemorate the service men and women of our District may be established within the RMP area, as and when desired by the community or the Returned Services Association, with the permission of Council and in consultation with the Northern Wairoa Memorial Returned Services Association Inc.

3.2.7 Kahikatea Forest Remnant

The Kahikatea remnant will be managed so as to enhance its use for recreation as is consistent with the primary purpose of the reserve under [Section 17](#) of the Reserves Act 1977.

The ecological values of the Kahikatea remnant are to be maintained and enhanced in accordance with [Section 17\(2\)](#) of the Reserves Act 1977.

3.2.8 Kaihu River Margins

The Kaihu River margins, including the associated stopbank, are primarily to be managed so as to provide flood protection to Memorial Park, the surrounding area and properties further upstream.

Without compromising flood protection, the Kaihu River margins will be managed so as to enhance their use for recreation as is consistent with the primary purpose of the reserve under [Section 17](#) of the Reserves Act 1977.

Without compromising flood protection, the ecological values of the Kaihu River margins are also to be maintained and enhanced in accordance with [Section 17\(2\)](#) of the Reserves Act 1977.

3.2.9 Dogs

Dogs are to be permitted in Memorial Park provided they are under the supervision of their owner or other responsible person charged with their care, and provided that person sees to it that any faeces produced by that dog is disposed of properly. Furthermore, all dogs on Memorial Park are to be managed in accordance with Council's [Policy on Dogs and Dog Management Bylaw](#).

3.2.10 Security

The Memorial Park toilets and the vehicle gates to Memorial Park will be locked at night to help minimise vandalism within the Park.

Passive surveillance is to be enhanced where possible through careful design and siting of facilities.

3.2.11 Vehicle Access and Parking

Vehicle access via the current two access points on Logan Street will be maintained.

Parking is to be provided onsite to reduce the need for visitors to the reserve to park on Logan Street, as is consistent with [Section 53\(1\)\(h\)\(ii\)](#) of the Reserves Act 1977.

Where new developments which have the potential to increase patronage are permitted, these should include sufficient new parking spaces so as to accommodate the anticipated increase in visitors.

3.2.12 Increasing Use and Utilisation

Measures which enhance the Park and attract more sporting, recreational and casual users to this reserve space are supported by this Plan providing they are not inconsistent with the other objectives and policies contained in this Plan and have the consent of Council. The sharing of facilities is to be encouraged.

3.2.13 Permanent and Temporary Accommodation

This RMP makes allowance for a caretaker's residence to be sited on any of the lands included in this RMP, and for that residence to be used as permanent or temporary accommodation by a caretaker of Memorial Park (approved by Council as holding that position), and that caretaker's family, as is in accordance with Section 44(1)(e) and Section 53(1)(k) of the Reserves Act 1977.

3.2.14 Self-Contained Motorhomes

This RMP makes allowance for self-contained motorhomes to park on the Reserve, and be used for accommodation, providing there are no more than four such vehicles at a time and that they are parked in one or more formed vehicle parking spaces, as is in accordance with [Section 44\(1\)\(e\)](#) and [Section 53\(1\)\(h\)\(ii\)](#) of the Reserves Act 1977. Except with the consent of Council, self-contained motorhomes will be limited to a stay of one night or, if their stay is associated with some event sited on the Park (e.g. a circus), a stay of up to four nights will be permitted. This policy can be reflected in any future Council bylaw relating to Freedom Camping.

3.2.15 Walking, Cycling and Other Informal Recreation

Walking, cycling and other informal recreation (such as throwing a frisbee or going for a jog) is permitted on Memorial Park.

3.2.16 Potentially Dangerous or Incompatible Activities

Any sport or other activity, recreational or otherwise, that possesses a significant risk to human safety will not be permitted in Memorial Park. Some examples of non-permitted activities include; golf, surfcasting, the flying of model aircraft, equestrian activities and the use of motor vehicles outside defined vehicle accessways.

Any sport or other activity, recreational or otherwise, that would normally pose a risk to human safety may be permitted in Memorial Park if prior consent has been obtained from Council. Council will need to be satisfied that appropriate safety provisions have been put in place to protect human safety for the duration of the activity. For example, Council consent may be given for a circus involving equestrian activities where the horses will be handled by trained handlers and the public will be suitably separated from the activity.

3.2.17 Smoking

Memorial Park is a smokefree zone in accordance with Council's [Smokefree Parks and Playgrounds Policy](#). This means that Memorial Park is to be promoted as a smokefree area through signage and publicity.

3.2.18 Consumption of Alcohol

Memorial Park is included as part of Dargaville's 'liquor ban' zone under Council's [Public Places Liquor Control Bylaw](#). This means that the consumption of alcohol is not permitted anywhere on Memorial Park without a liquor licence. Should a club or group located on the Park wish to sell and consume alcohol at their clubrooms, they would first need to apply for a liquor licence from Council.

3.2.19 Management

Night games/training and the use of floodlighting will be permitted on Memorial Park. Floodlighting, both establishment and operation, is to be undertaken in compliance with the Kaipara District Plan.

3.3 Implementation Plan

| Action | Agencies Involved in Delivery (not exclusive) | Comments | Priority | Indicative Costing |
|---|--|---|---------------------|---------------------|
| Playing Fields | | | | |
| Maintain drainage. | Kaipara District Council. | To be included in Council's maintenance contract. | High | \$5,000 annually |
| Maintain mowing of grassed areas. | Kaipara District Council. | Already included in Council's maintenance contract 705. | High | Under contract |
| Support Facilities/Structures | | | | |
| Establish changing sheds. | Kaipara District Council. | | High | \$100,000 |
| Develop additional toilet facilities. | Kaipara District Council. | The Park is currently serviced by a single unisex toilet. | High | \$30,000 - \$40,000 |
| Work with community groups and other agencies to facilitate the development of appropriate facilities/structures. | Kaipara District Council, community groups and agencies. | Council will work with user groups and stakeholders to ensure appropriate facilities and structures are established. | High | Unknown |
| War Memorial | | | | |
| Maintain and, if desired, enhance the memorial gates. | Northern Wairoa Memorial Returned Services Association Inc. (RSA), Kaipara District Council. | There is an existing plaque on the memorial gates commemorating those men from the area who were killed in World Wars I and II. | Medium | Unknown |
| Establish other memorials as desired by the community and the RSA. | RSA, community groups. | This is to be undertaken as and when desired by the community and the RSA, and is to be consistent with the objectives and policies of this Plan and with Council's approval. | As and when desired | Unknown |
| Connectivity | | | | |
| Create better linkages between Memorial Park and central Dargaville via LOT 2 | Kaipara District Council, community groups. | This could involve provision of a walking and cycle track between Memorial Park and LOT 2 DP 3488 or by | Low | \$3,500 - \$5,000 |

| Action | Agencies Involved in Delivery (not exclusive) | Comments | Priority | Indicative Costing |
|--|--|---|----------|--------------------|
| DP 3488 and the River Road Bridge. | | connecting the grassed area of Memorial Park with LOT 2 DP3488. | | |
| Utilise LOT 2 DP3488 and ALL DP4883 to create a more noticeable entranceway to the Park. | Kaipara District Council, community groups. | This may include signage, plantings or other developments to make this space more eye-catching and link into Memorial Park. | Medium | Unknown |
| Enhance the existing main entranceways. | Kaipara District Council, community groups, RSA. | Create an enhanced entranceway at the existing entrance on Logan Street (near Campbell Terrace) and possibly enhance the second Logan Street access (near Kings Court Avenue) | Medium | Unknown |
| Construct a pedestrian and cycle track creating a circuit around Memorial Park. | Kaipara District Council, Sport Northland, community groups. | | Medium | \$10,000 |
| Improve the linkages between Memorial Park and Rugby Park. | Kaipara District Council, Dargaville Rugby Football Club Inc., community groups. | At present access between the two parks is provided by a narrow gap in the fence. Any improvement will need to be discussed with the Northern Wairoa Sub Union. | High | Unknown |
| General | | | | |
| Rehabilitate the existing access road and car parks. Seal gravel car parking areas. | Kaipara District Council | Sealing of the existing car parks will only be undertaken if it remains in its present location. | Medium | Unknown |
| Remove the remains of the old tennis court nets. | Kaipara District Council | These may pose a hazard. | High | Unknown |
| Remove pampas and | Kaipara District | Remove pampas and bamboo | Medium | Unknown |

| Action | Agencies Involved in Delivery (not exclusive) | Comments | Priority | Indicative Costing |
|---|--|--|----------|--------------------|
| bamboo. | Council | where they occur in Memorial Park. | | |
| Trim the hedge on the western boundary. | Kaipara District Council | General maintenance. | High | Unknown |
| Replacement or screen planting of the existing fence between Memorial Park and the residences on Logan Street. | Kaipara District Council, possibly local residents | This may involve either replacing the existing fence or screening it from view with a hedge. If a hedge is used it must utilise a species which will not pose a further weed invasion threat to the Kahikatea remnant. Any project to achieve this end will follow the principles of Crime Prevention Through Environmental Design and give consideration to lines of sight and the need for passive surveillance. | Low | Unknown |
| Security | | | | |
| Increase use and community ownership of the Park. | Kaipara District Council, community groups. | This may include projects to make access points to Memorial Park more visible. | High | Unknown |
| Improve passive surveillance by undertaking a review of the structures and vegetation in the park with a view towards improving lines of sight. | Kaipara District Council. | This may be done by following the principles of Crime Prevention Through Environmental Design by removing or trimming existing vegetation and through the careful siting and design of new buildings to allow for clear lines of sight and to not create hidden places. | Medium | Unknown |
| Kahikatea Forest Remnant | | | | |
| Improve the walking track through the Kahikatea remnant | Kaipara District Council, community | It may be desirable to create additional tracks through the Kahikatea remnant. | Medium | \$3,000 |

| Action | Agencies Involved in Delivery (not exclusive) | Comments | Priority | Indicative Costing |
|---|--|---|----------|--|
| and possibly extend it. | groups. | | | |
| Install information signs giving information on this forest type and the vegetation present. | Kaipara District Council, Department of Conservation, community groups. | Signs may be placed next to examples of the vegetation species they refer to. | Medium | \$2,500 |
| Install park benches in and around the forest remnant to provide shaded seating. | Kaipara District Council, community groups. | This may prove popular with young and elderly residents who may need to rest while out walking or with spectators watching their team play. | Medium | Unknown. Depends on the type and number. Concrete would cost \$3,000 |
| Initial removal of large parts of the exotic plant component of the reserve, and replanting of native species that occupy the same niche. | Kaipara District Council, Northland Regional Council, Department of Conservation, local schools, community groups. | This initial effort would need to be followed by an ongoing weed control programme to ensure organised control. | Medium | Possibly around \$1,500 annually |
| Instigate a continued programme of periodic (annually or every two years) weed control for Pampas, Wild Ginger, <i>Eleagnus</i> and Wandering Jew in the Kahikatea remnant. | Kaipara District Council via a contractor or community volunteers, Northland Regional Council. | | High | \$2,000 annually |
| Plant Flax and Karo along the western boundary of the Kahikatea remnant. | Kaipara District Council, Northland Regional Council, | The Flax bushes and Karo will create a buffer protecting the forest interior from strong winds which can damage the | Low | \$1,500 |

| Action | Agencies Involved in Delivery (not exclusive) | Comments | Priority | Indicative Costing |
|--|---|---|----------|--------------------|
| | Department of Conservation, local schools. | trees. | | |
| River Margins and Other Plantings | | | | |
| Commence a programme to control the Manchurian Ricegrass. | Kaipara District Council, Northland Regional Council, community groups. | This is to knock back the Manchurian Ricegrass enough to allow replanting with natives. No more should be sprayed at any one time than can be replanted. Northland Regional Council is responsible for maintaining the Kaihu River and spraying the ricegrass. | Medium | Unknown. |
| Replant the river margins with suitable native species. | Kaipara District Council, Northland Regional Council, Department of Conservation, community groups. | Suitable native species would include Totara, Puriri, Kahikatea, Cabbage Tree, Manuka and Flax. Any planting of the river margins would need to be done so as not to prevent access by heavy machinery for river maintenance. | Low | Unknown |
| Extend native plantings along the western boundary of Memorial Park. | Kaipara District Council, community groups. | This would provide shelter from the wind and shade for park users. | Low | \$4,500 |
| Remove the hedges of exotic plants and replace with native hedge species such as Karo (<i>Pittasporum crassifolium</i>). | Kaipara District Council, community groups. | This would eliminate what is a seed source for the weeds invading the Kahikatea remnant. | Low | \$3,000 |

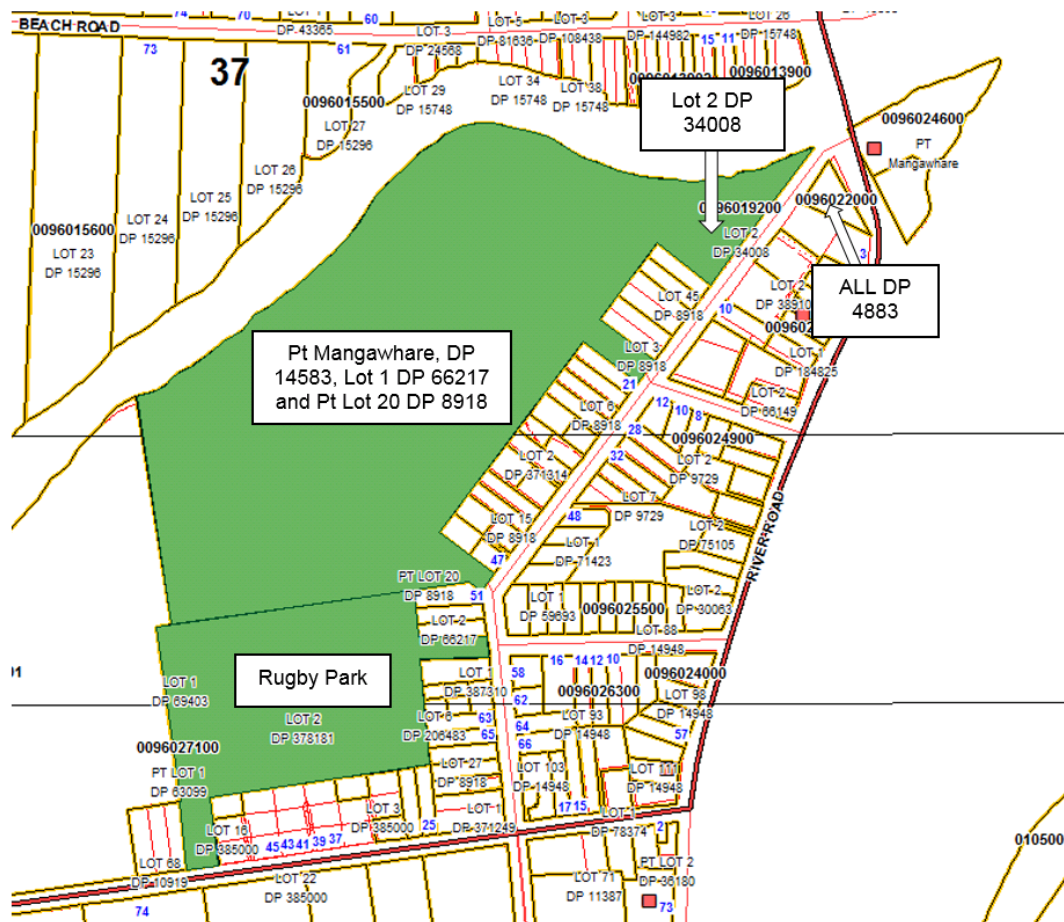
4 Legal and Planning Framework

4.1 Legal Description, Classification and Ownership

This RMP relates to the management of five Council-owned sections which are all part of or linked to the Memorial Park complex. Details on these three titles are summarised in the table below.

| District Plan Reference | Title | Reserve Classification | Owner | Land Area (Hectares) |
|-------------------------|---|---|--------------------------|----------------------|
| RMU165 | Pt Mangawhare, DP 14583, Lot 1 DP 66217 and Pt Lot 20 DP 8918 | Recreation Reserve | Kaipara District Council | 14.2968 |
| N/A | Lot 2 DP 34008 | Zoned as Rural in the Kaipara District Plan | Kaipara District Council | 0.6197 |
| RMU164 | ALL DP 4883 | Proposed Local Purpose Reserve | Kaipara District Council | 0.1973 |

The map below shows where the different sections are located to form the wider reserve complex.



Rugby Park, which adjoins Memorial Park is not covered by this Plan. Rugby Park is managed by the Northern Wairoa Sub Union. Despite separate ownership, it is anticipated that these two parks, Memorial and Rugby, will continue to complement each other as recreational and sporting facilities.

4.2 Existing Leases, Concessions and Users

4.2.1 Northern Wairoa Soccer Club

In 2007 Council made the following resolutions for the Northern Wairoa Soccer Club:

- *“That Council approves a lease of part of Lot 1 DP66217 ALL 14583 PT lot 20 DP8918-REC RES (old Croquet Club site) at Memorial Park to the Northern Wairoa Soccer Club Incorporated subject to the lease being able to be terminated should the redevelopment of Memorial Park require changed arrangements; and*
- *That the lease be for a term of 10 years and provide for a right of renewal of 10 years; and*
- *That the annual lease rental is \$5.00 per annum; and*
- *That Council approves in principle with moving the Northern Wairoa Soccer Club from Selwyn Park to Memorial Park; and*
- *That Council approves a lease of the old Cricket storage shed for a period of 10 years.”*

This Agreement was signed on 23 July 2012 for a term of 10 years with a further right of renewal for 10 years including 5-yearly rent reviews expiring on 22 July 2032.

The leased area of Memorial Park is shown in the figure below:



Under the lease contract the lessee shall use the leased area for Soccer Club activities and such other uses which are for the benefit of the Kaipara District and its residents. It is also required that the leased land be used on a not-for-profit basis. The lessee is required to keep and maintain the leased area in good and substantial repair, order and condition, including the maintenance of leased buildings. The public are not to be excluded from the leased area.

4.2.2 Dargaville Bridge Club Incorporated

From 1979 to 2004, the Dargaville Bridge Club Incorporated shared occupancy of the Kiosk building and surrounding grounds at Memorial Park with the Northern Wairoa Cricket Association. In 1984 Council supported the proposal to enter into a formal lease with the Dargaville Bridge Club and the Northern Wairoa Cricket Club which commenced 01 April 1994 for a term of 10 years. This Agreement provided for a right of renewal for a further 10 year term with the lease expiring on 31 March 2004.

When the lease expired in 2004, the Northern Wairoa Cricket Club surrendered their part of the lease leaving the Dargaville Bridge Club to negotiate a new lease on their own. The Dargaville Bridge Club requested a lease renewal for the Kiosk building at Memorial Park and the carparks for the use in common with members of the public of the public parking. This was agreed for a term of 10 years with a right of renewal for a further term of 10 years with a final expiry date of 30 June 2024.

4.2.3 Wairoa Bulls Rugby League and Sports Club

The Wairoa Bulls Rugby League and Sports Club use Memorial Park as their home fields. The Club uses some of the playing fields for training and to host games. The Club has also installed some floodlighting over these fields to allow them to play later in the evenings. The Wairoa Bulls Rugby League and Sports Club does not as yet have any formal lease with Kaipara District Council.

4.2.4 Dargaville Volunteer Fire Brigade

The Dargaville Volunteer Fire Brigade use a 75m x 50m area of Memorial Park's playing field to host fire competitions and for training. The Brigade installed a watermain and fire hydrants in the field after they were forced to relocate from Selwyn Park when the Kauri Coast Community Pool was constructed. The Dargaville Volunteer Fire Brigade does not presently have a formal lease agreement with Kaipara District Council.

4.3 Other Statutes

This RMP is to guide the management and development of Memorial Park. The Plan must be read in conjunction with the other plans, legislation and bylaws which dictate activities on Memorial Park. Some of the more relevant of these statutes which dictate activities on Memorial Park are listed in the table below.

| Statute | Importance |
|------------------------------|--|
| The Reserves Act 1977 | Memorial Park is a Recreation Reserve under Section 17 of the Reserves Act 1977. This Act sets out how reserves are to be managed including what kinds of activities are permitted on this kind of reserve. |
| Resource Management Act 1991 | The purpose of this Act is to promote the sustainable management of natural and physical resources. The Act sets rules and regulations regarding the use, development and protection of natural and physical resources. Because this Act governs the use of land, it |

| Statute | Importance |
|---|--|
| | includes various sections that may apply to activities on Memorial Park. |
| Kaipara District Plan | The Kaipara District Plan (prepared under the Resource Management Act 1991) recognises Memorial Park as a recreational reserve. More importantly the District Plan includes rules controlling activities and land use on the land surrounding Memorial Park. |
| Northland Regional Council Plans and Policies | The Northland Regional Council has a Regional Policy Statement and three Regional Plans being the Regional Plan Air Quality, Regional Plan Water and Soil and the Regional Plan Coastal. These contain rules and policies around land use and discharges to the environment. |

5 Review Procedures

5.1 Adoption

This Reserve Management Plan for Northern Wairoa Memorial Park was adopted by Kaipara District Council at the Council meeting on 28 July 2015 held at Mangawhai, pursuant to Section 41 of the Reserves Act 1977.

5.2 Review Process

The Council is required by [Section 41\(4\)](#) of the Reserves Act to keep the Management Plan under continuous review as required.

“(4) The administering body of any reserve shall keep its management plan under continuous review, so that, subject to subsection (3) of this section, the plan is adapted to changing circumstances or in accordance with increased knowledge; and the Minister may from time to time require the administering body to review its management plan, whether or not the plan requires the approval of the Minister under this section.”

The intention is that the Plan be adapted to changing circumstances or increased knowledge. Generally, Plans should be reviewed at a minimum of 10 year intervals and need not involve a complete rewriting.

Section 41(8) of the Reserves Act requires:

“(8) Where in terms of its responsibilities under this Act the administering body of any reserve resolves to undertake a comprehensive review of its management plan, the administering body shall follow the procedure specified in subsections (5) and (6) of this section as if the review were the preparation of a management plan.”

Effectively this provision requires that where a comprehensive review of the RMP is proposed, the public notice/consultation process required is the same as if the Plan was newly created.

In the event of changes not involving a comprehensive review, the Council may undertake the process required as if the RMP was newly created. This provides a discretion and such a discretion should be applied with care; the degree of change and likely effects of change should determine if section 41(5) and (6) or a lesser process are followed.

The nature of the review may not necessarily need to be a full and comprehensive review however the decision as to whether to undertake a review and what scale that review should be needs to consider the following:

- Whether the objectives and policies of the RMP remain current;
- Whether the provisions of the RMP still reflect the use, protection and maintenance desired for the reserve;
- Whether the implementation of the RMP has facilitated the use and enjoyment of the reserve;
- Whether the RMP manages development on the reserve in a suitable manner;
- Whether there have been changes in surrounding land uses which affect the use or management of the reserve;

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- Whether the RMP still reflects community and iwi desires for the reserve;
 - Whether the RMP has resulted in any unintended adverse effects through its implementation;
 - If there has been any public feedback about the management or operation of the reserve or the RMP.

It is recommended that these matters are the minimum considered in determining whether a comprehensive review is undertaken and that a report is prepared considering these factors and recommending whether a review is necessary and, if so, what level of review. The same report needs to also consider whether the changes proposed to the RMP are of such a nature as constitute a comprehensive review (and thus require public involvement as set out in sections 41(5) and (6)) or whether a lesser level of review is proposed and full compliance with sections 41(5) and (6) may not be necessary.

6 Appendices

6.1 Further Historical Notes

Here follows a list of notes, in chronological order, detailing some events in the history of Memorial Park. Most of these notes have been sourced from Council's files or from newspaper records.

11 November 1918, Germany surrendered, ending the Great War. On 28 June 1919, Germany and the Allied Nations (including Britain, France, Italy and Russia) signed the Treaty of Versailles, formally ending the Great War.

On 28 August 1919, an initial public meeting was held regarding an appropriate memorial to the men of Dargaville who had not returned from the Great War. The meeting had been convened by the Mayor of Dargaville, Robert Hornblow (1861-1937). Four main proposals for a memorial included:

- 1) reclamation and construction of a band rotunda,
- 2) development of a memorial institute,
- 3) development of a sports ground and park at Mangawhare,
- 4) purchase of Dargaville Club as a Soldiers' Club.

A decision was made after voting to purchase 18 acres (7.28434 hectares) of land at Mangawhare, based on the proposal by F. M Jervis to:

"...acquire ground for athletic park—to erect grandstand, etc., land for domain of natural bush adjoining to highly approve same and to erect memorial tablets with the names of men from the Northern Wairoa, who have fallen and who have taken part in the Great War..."

The land purchased in 1919 comprised of approximately 35 acres (14.2968 hectares) being far greater than the initial decision of 18 acres (7.28434 hectares).

On Tuesday 27 January 1920 the Dargaville Borough Council's Finance and Legal Committee considered a letter from the Northern Wairoa Fallen Soldiers Memorial Committee "asking whether the Council would accept as an endowment approximately 45 acres of land at Mangawhare if the land is handed over free of cost for the establishment of an athletic park and domain".

The Finance and Legal Committee was "favorable to the proposal".

Over the next two years the details were worked out and the Certificate of Transfer was issued on 10 February 1922 to the "Mayor, Councillors and Burgesses of the Borough of Dargaville of an estate in fee simple ... All that parcel of land containing 35 acres and 4 perches more or less ... "There is no explanation of the discrepancy between the area given in the Committee's letter and that on the Certificate of Transfer.

The legal description was – all land on DP14583, Mangawhare Block, Kaihu Survey District.

On 30 November 1923, a meeting of the Fallen Soldiers Memorial Committee was held to discuss further the issue of a war memorial. The scheme was named "The Northern Wairoa Fallen Soldier's Memorial".

A further meeting was held on 14 December 1923 of which several options were mentioned, however three residents Messrs Colmore-Williams, A E Harding and WJ Robertson had advised:

“That in 1919 an area of 30 acres of land at Mangawhare had been purchased, by the direction of a public meeting, as a memorial park. This had been paid for, and was held in trust by the Borough Council, but beyond fencing, not much had been done to the grounds.”

Colmore-Williams, Harding and Robertson also claimed it would also be ‘a distinct breach of faith to now go back on the arrangement made in 1919... that the committee appointed had done its duty as directed, and while favouring the foreshore schemes, they considered that the original scheme should also be proceeded with’. The trio also noted that funds had been made available from the collection of Red Cross money totalling approximately £3,500, of which a proportion had been allocated towards the development of the land acquired at Mangawhare. A decision was made that a committee from the meeting would meet with members of the former committee ‘to see if some amicable arrangement could be reached, and to report to a further meeting on 10 January’.

On 18 December 1926 the Supreme Court ruled on application for the Red Cross funds collected and held by the Hobson County Council during the war totalling £3,789 were to be distributed. This included an order for £1,000 to the Borough of Dargaville, to be expended by the Council in beautifying and improving the Northern Wairoa Memorial Park.

Following a competition calling for designs for the layout of the Soldiers’ Memorial Park, Council at its 21 March 1928 meeting adopted the design entered by AD Goodwin. Mr Goodwin received a reward of £15 while the only other entrant, Mr D Petroff received £10.

A meeting was held in the Municipal Chambers on 17 September 1928 to decide how the Red Cross funds were to be spent. Suggestions were to construct memorial gates bearing the names of the fallen soldiers and to construct a roadway to give access to the Park. It was also suggested that the funds be invested and the interest combined with the rental received for grazing the land to create a fund for ongoing improvements.

During July, August and September 1934, works were undertaken at Memorial Park by returned soldiers. The soldiers were paid for this work and it is possible (from researching the records available) that this may have been a scheme to support these men. Both the Council and the Northern Wairoa Returned Soldiers Association contributed to paying the soldiers’ wages.

19 November 1936: Council accepted the tender by Mr AD Goodwin to provide a scheme plan for the layout of Memorial Park at the cost of £8.18.6.

In January 1938 the Dargaville Borough Council included a contract to BG Smith for the removal of the grandstand located at the Dargaville racecourse grounds, for re-erection on the new sports ground Council had been developing during the previous year.

1939 World War II broke out, ending in 1945.

01 October 1947: The Dargaville Borough Council made a request to Auckland City Council for it to make available its Director of Parks in order to prepare a development plan for Memorial Park. It was considered that there was no suitably qualified officer at Dargaville Borough Council at the time.

Auckland Council replied to say that all its Parks officers were already fully occupied with their own work but suggested that Council contact Mr TS Aldridge, recently retired Superintendent of Parks, with its request. Council wrote to Mr Aldridge on 31 October 1947 but his reply is not recorded.

03 February 1949: Council granted an extension to Mr L Radich to continue cutting Ti Tree on Memorial Park. This record suggests there was a substantial amount of ti tree growing on at least part of Memorial Park in the 1940s.

19 July 1949: Council leased the southern half of Memorial Park, including the Kahikatea forest and the area where the kiosk now stands, to Mr Burgess. The lease was to be from 01 May 1949 until 01 May 1951 unless otherwise terminated before that date. This lease appears to have been for grazing, with the remainder of the reserve to be administered by Council and used as sports grounds.

July 1951: Memorial Park was being administered by the Council through its Parks and Cemeteries Committee together with the Northern Wairoa War Memorial Committee.

04 December 1954: Council called for tenders for the construction of a croquet pavilion, bowling pavilion and erection of memorial gates at Memorial Park.

On 13 June 1956 a Certificate of Title added “decimal seven nine of a perch more or less being part Lot 20 Deposited Plan 8918 and being part Mangawhare Block” to Memorial Park.

10 November 1956: It appears the opening of Memorial Park was held on this date. Mr AJ Callaghan, a Vice-President, was requested to represent the Chamber of Commerce.

On 19 August 1957 the Memorial Park Committee recommended that the Memorial Park tennis courts be closed for that season in order to permit the establishment of a first class turf. It was also recommended that the Tennis Club be relieved of their undertaking to pay rental.

16 July 1957: Council called for applications to rent the Pavilion at Memorial Park (probably the kiosk building) to operate a catering business. Mr AE McNally was successful in being appointed to this position which included accommodation in the Pavilion.

In 1958, the Women’s Bowling Club erected three 35ft poles for floodlighting. These replaced two 25ft poles serving the kiosk. The Women’s Bowling Club later donated these poles to Memorial Park, when they vacated their premises at the end of March 1970.

26 August 1963: Council received advice from the Department of Agriculture regarding drainage of Memorial Park.

Late 1962: It appears that works were done regarding supplying electricity to Memorial Park. The costs appear to have been shared between Council and clubs on the Park.

08 March 1966: The Memorial Park Tennis Club wrote to Council requesting an appointment to present their case in regards to a reduction in the hiring fees for the tennis courts. By October 1966, a lack of membership and the cost of using the tennis courts had forced the Club into recess for the 1966/1967 season. However by December the Club had recovered sufficiently that Council was able to grant them use of the courts for the 1966/1967 season.

21 March 1966: The Lions Club of Dargaville wrote to Council offering to provide labour if Council would provide materials to bring the children's play amenities into a state of good repair.

Another Certificate of Title issued on 12 February 1967 added a further "1 acre, 2 roods, 5 perches more or less being Lot 2 on Deposited Plan 34008 being part of Mangawhare Block" to the Park.

25 July 1967: The Eileen Home Cookery was notified that their lease of the kiosk building was to be terminated in three months' time.

29 September, 1967: Council wrote to the Memorial Park Tennis Club asking the Club to note that they should take no steps to use the tennis courts until they had stated the Club's proposals regarding payment of arrears of rent and until the Council's permission was available.

1968: Memorial Park was being used for both hockey and football.

11 October 1968: Council was loaning equipment to the Dargaville Tennis Club including nets, shield, court marker, stools and umpire stand.

It is known that in the late 1960s and early 1970s the Park was used as a landing site for Santa Claus during the Christmas season. Council gave permission for Santa Claus to arrive by aircraft to attend a children's Christmas party hosted by organisations such as the Dargaville Jaycees and Returned Services Association.

It is known that in the 1960s and early 1970s the Park was used by the Northern Wairoa Boys and Girls Agricultural Club to hold their annual calf and lamb parade.

07 August 1969: It appears that works were undertaken around this time at the cost of \$7,000 to convert the Memorial Park tennis courts, or possibly the bowling green, into basketball courts. It appears the tennis courts were in grass prior to this as the Croquet Club was given permission to use the tennis courts on 13 August 1969 as a temporary measure while their greens were being reformed.

14 August 1969: Council at its meeting of 14 August 1969 gave permission for the construction of a tool shed on the croquet green.

January 1970: The Northern Wairoa Hockey Association used their Mole Plough to till the three Memorial Park hockey fields at a cost to them of \$44.00. It is understood that the Association undertook mole ploughing of Memorial Park's fields on a number of occasions.

26 March 1970: The Dargaville Croquet Club thanked Council for their assistance in moving the old Tennis Club shed to the croquet greens.

The Women's Bowling Club vacated their pavilion and bowling green in Memorial Park to move in with the Dargaville Men's Bowling Club at the end of March 1970. It appears they had been in that location since about 1954. The deteriorating condition of the bowling green and the cost of rental appear to have been a major factors contributing to their move.

1971: The kiosk building was being leased by the Dargaville Jaycees. They noted that sharing of the toilet and dressing facilities with the public and other clubs was difficult and was making them reconsider continuing their tenancy.

1971: Memorial Park was home to croquet, hockey, cricket and other groups.

April 1971: With the completion of a separate entrance to Rugby Park, the entrance to Rugby Park from Memorial Park was closed. Following this, full implementation of the development plan for Memorial Park which included widening deviation and sealing of the road through the Park and improvement to the sports grounds and parking areas was commenced.

21 July 1971: Council invited stakeholder groups to attend a meeting to discuss development of Memorial Park. A broad development plan had been prepared and was to be available at the meeting.

Lot 1 DP66217 was donated to Council by the Hayward sisters on 27 September 1971. The area involved was "1 rood – 0.74 perches". This area was added to Memorial Park.

13 June 1972: Hockey had been using four playing fields on Memorial Park for an annual rental of \$60.00. However in this year they made no use of Memorial Park due to major works being done on the playing fields there. This work included disking, harrowing, levelling, manuring and resowing.

20 July 1972: Dargaville Rugby League requested permission from Council to use playing fields.

19 November 1973: Council received an enquiry regarding space for softball at Memorial Park. Council was open to accommodating this sport but drew attention to the fact that the Northern Wairoa Cricket Association was the long term tenant on the grounds and that they were using most of the available space.

03 September 1981: Council publicly notified its intent to prepare a RMP for Memorial Park with interested persons or organisations to provide written suggestions on the content of the RMP to Council by 02 October 1981. A Draft Reserve Management Plan for Memorial Park was subsequently prepared and publicly notified on 31 December 1981. Submissions closed at 4pm, 03 March 1982.

1998/1999: \$1,000 was spent on spraying weeds in the Kahikatea forest remnant. A further \$1,500 was spent on weed control in the 1999/2000 year. Control of weeds in the forest remained on Council's agenda for some years to come.

31 May 2001: Investigations were done as to the cost of removing the [foundations](#) for the uncompleted sports complex.

05 September 2003: Council was advised that the [Croquet](#) Club was being dissolved.

November 2004: [60s Up Movement](#) of NZ (Inc) asked to use the old Croquet Club grounds to play petanque and hold petanque tournaments with teams from outside the District. Council advised that their request would go before a Council meeting, however the 60s Up Movement later advised that their members were not up to maintaining the grounds.

01 August 2005: A letter from the Northern Wairoa Soccer Club was sent to Council requesting permission to use the Memorial Park grounds to play junior soccer on Saturday mornings. Council was supportive.

25 January 2006: Mr Daniel Walters wrote to Council requesting permission to use the Memorial Park grounds for a Proposed Rugby League Club. Council was supportive.

07 March 2006: the Dargaville Rugby League Club requested the use of the Croquet Club building.

13 March 2006: The Northern Wairoa [Soccer](#) Club requested the use of the Croquet Club facilities. It appears the use of these facilities was later awarded to the Soccer Club.

Field [drainage](#) appears to have been installed in [2007](#).

A report was made to the Council meeting on 26 September 2007 regarding allocation of further funds to the development of Memorial Park for works including further drainage. The report noted that: "The Fire Service may also need to relocate [from Selwyn [Park](#)] practice activities when the pool is built and has indicated that this is potentially a suitable site for them. Other clubs may be interested in this venue with improved facilities."

28 November 2007: Council approved a lease of part of LOT 1 DP66217 ALL 14583 PT LOT 20 DP8918-REC RES (old Croquet Club site) at Memorial Park to the Northern Wairoa Soccer Club Incorporated subject to the lease being able to be terminated should the redevelopment of Memorial Park require changed arrangements. The lease was granted for a term of 10 years and provide for a right of renewal of 10 years. Annual rent was set at \$5.00 per annum. Council also approved in principle with moving the Northern Wairoa Soccer Club clubrooms from Selwyn Park to Memorial Park and approved a lease of the old Cricket storage shed for a period of 10 years.

A letter was received 06 November 2007 from the Northern Wairoa Soccer Club requesting that Council move their clubrooms to Memorial Park as they were being displaced by the pool. The letter included this section regarding the fire brigade:

Dargaville Fire Brigade.

After discussion with the Dargaville Fire Brigade it has been agreed that we will share the storage shed with them for the purpose of the Fire Brigade being able to store their competition trolley and equipment in the shed. If we are successful in getting the training lights the Fire Brigade will be most welcome to have use of the floodlighting free of charge for their training nights.

Included is a letter of support from the Fire Brigade confirming this.

30 November 2007: the Northern Wairoa Bulls Rugby League and Sports Club formally asked Council's permission to use the fields at Memorial Park which they had already been using for the past two seasons. They also mentioned the need for better facilities including changing sheds, toilets and showers.

December 2007: NZ Sports Turf Institute called for Tenders for contractors to undertake drainage of Memorial Park fields. Tenders closed at 4.00 pm on Thursday 24 January 2008.

30 January 2008: Council resolved to move the soccer clubrooms to Memorial Park at the expense of between \$9,000 and \$10,000. This cost was met out of the existing loan of \$250,000 for Drainage and Development work for Memorial Park proposed for the 2007/2008 year.

11 February 2008: Mayor Neil Tiller proposed developing a multi-code sports complex at Memorial Park, expanding on the existing facilities at the Park and adjacent Rugby Park. The Fire Brigade was also mentioned as being keen to move their training/competition course to Memorial Park. It was also noted that a previous attempt to create a multi-code sports complex in the 1980s had resulted in nothing more than a number of concrete foundations.

10 March 2008: The Dargaville Tennis Club expressed their interest in the development of Memorial Park as a future sports centre.

14 May 2009: Northern Wairoa Bulls Rugby League and Sports Club expressed interest in using Memorial Park. Council said if the Bulls could come to an agreement with the Soccer Club then Council would be willing to work with both Clubs to come to a suitable agreement over use of the fields.

18 January 2010: A Running Club expressed interest in using the Park and one of its buildings. Council replied to say that all the buildings were tenanted and that the Running Club should approach these buildings' tenants with their request.

6.2 Statutory Framework

Preparation of an RMP is a statutory requirement under the Reserves Act 1977. Section 41 of the Act sets out in detail the requirement for territorial authorities to prepare a Management Plan for all reserves they control or manage. In summary, section 41 provides for:

- Management Plans to be prepared and reviewed (Section 41(1), (2), (4), (8) and (9));
- Content of the RMP to allow for enjoyment, maintenance, protection, preservation and development (as appropriate), of the reserve depending on the purpose of the reserve (Section 41(3));
- Provision of public notice of the proposed Draft Management Plan, giving the opportunity for making submissions, a public hearing and either adoption of the Plan or a recommendation on whether to adopt the RMP (where the Minister holds that delegation) (Section 41 (5), (6), (7), (10) and (11));
- General provisions (relating to approvals under other Acts) (Section 41(12));
- Provisions relating to Ministerial approval (Section 41 (13), (14), (15) and (16)).

The steps in preparing an RMP require a level of consultation which will ensure that the people of the Kaipara District have a say in the management of this Reserve. Communities and individuals can also support initiatives outlined in the RMP by making submissions during the Annual Plan process.

Section 16 of the Act provides for the Minister of Conservation to gazette an area of land as 'reserve' under the Reserves Act and to classify it for one of the purposes listed in Sections 17 to 23 of the Act. Northern Wairoa Memorial Park is classified as a 'Recreational' reserve. This means it is reserved for the purpose of providing areas for the recreation and sporting activities and the physical welfare and enjoyment of the public, and for the protection of the natural environment and beauty of the countryside, with emphasis on the retention of open spaces and on outdoor recreational activities, including recreational tracks in the countryside.

The Reserves Act 1977 requires that the public shall have freedom of entry and access to all recreational reserves (subject to the specific powers conferred on the administering body by sections 53 and 54, to any bylaws under the Act applying to the reserve, and to such conditions and restrictions as the administering body considers to be necessary for the protection and general well-being of the reserve and for the protection and control of the public using it).

Furthermore the Act requires that where scenic, historic, archaeological, biological, geological, or other scientific features or indigenous flora or fauna or wildlife are present on the reserve, those features or that flora or fauna or wildlife shall be managed and protected to the extent compatible with the principal or primary purpose of the reserve. This therefore requires that management of the Kahikatea remnant must be undertaken so as to promote its use for recreation as this is the primary purpose of the reserve.

The Act also requires that those qualities of the reserve which contribute to the pleasantness, harmony and cohesion of the natural environment and to the better use and enjoyment of the reserve shall be conserved. Such features in Memorial Park include the Kahikatea remnant and the expansive playing fields.

Finally the Act requires that the value of a recreational reserve as a soil, water, and forest conservation area shall be maintained to the extent compatible with the principal or primary purpose of the reserve. This further requires that management of the Kahikatea remnant must be undertaken to the extent compatible with the purpose of recreation.

6.3 Other Policies, Plans and Strategies

This section is intended to provide an overview of District and Regional strategies relevant to the Northern Wairoa Memorial Park.

6.3.1 Kaipara District Reserves and Open Space Strategy (June 2006)

This document is intended to provide a vision for the management of reserves and open space within the Kaipara District and to guide Council in partnership with communities to make informed decisions on issues relating to reserve, recreation and open space.

The Strategy includes policies for the general management of the different types of reserves and open space within Kaipara. The Strategy lists Memorial Park as one of the District's "key" reserves. This means it has been prioritised to have an RMP prepared before 2016.

6.3.2 Asset Management Plans

Kaipara District Council is working to prepare an Asset Management Plan for each of its activities. Asset Management Plans relevant to Council's reserves include those for Recreational Facilities, Camp Grounds, Halls, Cemeteries, Conveniences and Forestry.

The purpose of Asset Management Plans (AMPs) is multiple; it provides discussion of the key elements affecting management of Council's assets, including the legislative framework, links to Community Outcomes, Policies and Strategy, the proposed levels of service and performance measures and demand, environmental and service management.

Asset performance, condition and a Financial and Lifecycle Strategy is presented to define the investment planned to address issues and to ensure that an uninterrupted service is provided to customers now and into the future. The AMPs sets out to:

- demonstrate that asset management strategies support the core social, economic, environmental and cultural outcomes, identified through community consultation;

- outline how Council will meet its legal and regulatory obligations;
- provide a long term view on sustainable and cost-effective management of demands on assets;
- ensure that the activity is managed in a cost-effective and sustainable manner;
- provide financial forecasts and projections to meet Council's long term management approach for the asset;
- to summarise in one place Kaipara District Council's strategic and long term management approach for the provision and maintenance of its assets.

6.3.3 Long Term Plan 2015/2025 (LTP)

The Annual and Long Term Plans detail work programmes, funding and the steps Council will take toward meeting the community's expectations.

Council's Long Term Plan 2015/2025 describes management of the District's parks and reserves as follows:

Activity Description - What We Do

- Council owns and manages around 165 parks and reserves throughout the District. Within the Council-owned parks and reserves Council operates five cemeteries, of which four are active;
- Council provides 29 public toilets within civic areas and reserves across the District;
- Camp grounds are included in the Parks and Reserves portfolio.

The Level of Service

Provision

- An active sports park within a 40 minute drive of all residents (not all belonging to Council) with toilet and changing facilities;
- Coastal access and esplanade reserves in urban areas already developed or zoned for residential development in the District Plan, with car parking areas;
- A local purpose reserve within a 15 minute walk of residents in urban areas already developed or zoned for residential development in the District Plan;
- A public toilet in shopping areas servicing an urban population over 2,000.

Maintenance levels

- Opportunities for community organisations to lease reserve land under the Community Assistance Policy and develop and manage community facilities where consistent with any Reserve Management Plan;
- Compliance with health regulations for public toilets;
- Maintenance levels set according to the category of reserve.

Service Level Issues

- Council is very well supplied with nature reserves, often in locations where use is low;
- Council relies on community-owned and/or managed sports parks. The only Council-owned and managed sports park is Memorial Park in Dargaville;

- Maintenance levels are very low. It is planned that maintenance is improved in three key parks over the 10 years of the Plan – Mangawhai Community Park, Harding Park/Pou Tu o Te Rangi and Taharoa Domain;
- Council collects Reserve Contributions for the development of parks and open space, from new property development. The growth in the number of new properties means that this is now a significant amount, allowing Council to invest in more park development;
- In the past money collected from this source has not been spent. This has resulted in a build-up of reserves that, as we spend them, has to be funded by borrowing. We aim to use this build-up of reserves over the 10 years of this Plan.

Service Level Risk

- Community volunteers play a big role in the care and development of our parks and reserves. The new Health and Safety Bill, when enacted, may add additional cost to services undertaken by volunteers and will impact on the volume of work volunteers will undertake;
- If Council cannot spend Reserve Contributions as collected, there is a small risk that those who have paid them challenge Council to refund their contribution;
- Any expenditure of Reserve Contributions will increase debt levels.

Contribution to Community Outcomes

- Council wants to work with the people in Kaipara to make it a place where it's easy to live. When it's easy, it will be easy to do business here, easy to join in and easy to enjoy nature;
- Reserves and Open Space are provided so that people can join in recreational activities and enjoy nature.

Funding Source and Rationale

Funding:

- General rates, Uniform Annual General Charges;
- Reserve Contributions collected under the District Plan;
- Consistent with our Reserve Contribution Policy (use of) we intend to spend the contributions collected from the previous year on the following years capital works projects. This spend will be undertaken according to a 60:40 split. 40% will be spent on reserves of district-wide significance – Mangawhai Community Park, Harding Park/Pou Tu o Te Rangi and Taharoa Domain. 60% will be spent local to the area from where they were collected.

Rationale:

- A mainly public good activity with impacts from growth funded by developers' financial contributions.

6.3.4 Northland Regional Council

The Northland Regional Council has a Regional Policy Statement and three Regional Plans being the Regional Plan Air Quality, Regional Plan Water and Soil and the Regional Plan Coastal.

The RMP is considered to be consistent with these regional plans.

6.3.5 Dargaville Sport and Recreation Infrastructure Plan 2012

Sport Northland and Kaipara District Council with financial support from the ASB Community Trust, commissioned Global Leisure Group Limited to complete a strategic plan for future provision of sport and recreation infrastructure in Dargaville. The intent was to help the Dargaville community to develop a shared vision for a more sustainable sport and recreation infrastructure network in the town.

This study has:

- Assessed current facility and park provision in Dargaville;
- Identified needs of sport and recreation stakeholders;
- Overlaid key trends in sport and recreation and best practice in infrastructure provision and management relevant to the Dargaville situation;
- Identified desired outcomes and planning principles;
- Proposes a development strategy and a 20-30 year development plan for future provision.

The Dargaville Sport and Recreation Infrastructure Plan includes a development plan. The development plan recommends consolidating the vast majority of infrastructure provision for organised community sport on the Memorial Park - Rugby Park Precinct. The Precinct would then be the major sporting destination in Dargaville. The large land area would provide a user friendly one-stop-shop for field and court sports.

6.3.6 Northland Sports Facility Plan 2014

The purpose of the Northland Sports Facility Plan is to provide a high level strategic framework for regional sports facilities planning. It is designed to provide direction on what should be done and crucially, what should not be done. The plan is designed to focus thinking at a network-wide sports facilities level with emphasis on international, national, regional and district level assets, while also capturing local level facility data.

The Plan represents the most comprehensive regional facility data source currently available.

The Plan concludes with a number of priority project actions for each of Northland's three districts. This includes two priority project actions for Kaipara District, one of which is: undertaking needs, cost benefit and feasibility assessments for Kauri Coast Sportsville – multi-sport development. This action is listed as high priority action.

6.3.7 Dargaville Facility Feasibility Study 2014

The Kauri Coast Recreational Facilities Society Incorporated (KCRFSI) contracted Global Leisure Limited (GLG) to complete a feasibility study for the planned Stage 1 development of Memorial Park. The key outcomes are an assessment of the functional requirements for the Stage 1 facility, a concept plan to meet these requirements and assessment of the financial feasibility of the proposed facility. It should be acknowledged that the feasibility study report provides a baseline or snapshot of the current situation within a dynamic process. Changes will occur that will require adjustment by the KCRFSI in the future.

The Dargaville Sport and Recreation Infrastructure Plan (the Infrastructure Plan) was completed in 2012 and is a key information document for this feasibility study. The Infrastructure Plan recommended Memorial Park as the key development site in Dargaville for new sporting facilities. Work undertaken since 2012 include:

- The formation of a governance structure to drive the transformation of sport provision in Dargaville and wider catchment area has been progressed. The KCRFSI constitution has been modified to create a sports club partnership structure devoted to serving the needs of the member sports clubs;
- Securing funding and commissioning of the feasibility study into the development of sustainable sports infrastructure on Memorial Park

The feasibility study includes a development strategy which aims to consolidate the vast majority of infrastructure provision for organised community sport on the Memorial Park - Rugby Park Precinct.

6.4 Summary of Submissions Received During Consultation

6.4.1 First round of consultation – notification of intention to prepare a Reserve Management Plan

Council's intention to prepare an RMP for Memorial Park was publicly notified on 11 April 2014 and the submission period for comments closed on 20 June 2014.

In total, ten sets of comments were received. Matters raised were largely consistent across those who commented, with protection of the bush reserve featuring highly. Other suggestions included:

- adding a pedestrian/cycle track around the Park;
- improving security particularly around the boundary;
- ensuring any development of the Park makes adequate allowance for vehicle parking;
- planting the edge of the Kaihu River with native Kahikatea trees to replace the Manchurian Ricegrass;
- allowing self-contained caravans to park/stay at the Park overnight (as well as providing a facility for freedom campers - this was also seen as an opportunity to reduce vandalism through passive surveillance);
- involvement of local schools and other community groups in the restoration of the bush area and river margins; and
- that Kauri trees be planted in the bush reserve (as these are the emblem of the Kauri Coast).

6.4.2 Second round of consultation – notification of Draft Reserve Management Plan

The Draft version of this Reserve Management Plan was publicly notified on 31 March 2015 with submissions closing on 05 June 2015. A total of seven submissions were received.

A summary of the main points raised by submitters is as follows:

- Parking insufficiencies;
- Lack of security;
- The need for beautification;

-
- Suggested changes to the Shared Vision;
 - Nemours comments regarding the need for development of further sporting facilities, the revitalisation of existing facilities and collaboration among sports clubs;
 - It was raised that the Reserve Management Plan considerably overstates the current level of facilities;
 - Suggested that the overhead, electrical lines coming into the park need to be placed underground as they are not conducive to a park environment;
 - Stated that the Reserve Management Plan needs to acknowledge the Park's primary use is for formal sport and as such development opportunities for sport need to be 'permitted activities' within the Plan;
 - Support was noted for a walking and cycling track around the Park;
 - Support for facilities, including sportsfields, not being duplicated, while sharing of facilities is encouraged;
 - The sharing of facilities between Memorial Park and Rugby Park was supported, as was better connectivity between Memorial Park and Rugby Park.