

Wood Street Shopping Area and Kaipara District Council Working in Partnership



Action Plan Update 3

May 2015

Issue	Action Update
<p>More parking spaces</p> <p>Pedestrian access and speed reduction</p> <p>Traffic flow</p> <p>Better public toilet facilities</p> <p>Drainage issues with water running from raised land where the shops are located (especially fire station) into neighbouring residential properties</p>	<p>ON-GOING</p> <p>Council has approved the Fire Service's License to Occupy application to locate next to St John's Ambulance in Mangawhai Park. Once this building has been moved, there is the potential to address these concerns in this vacant land.</p> <p>Council staff are working on a brief for design options, looking at the area collectively, in order to address these concerns. Once design options have been collected these will be put back to the community. Council's limited financial capacity will be taken into account when choosing the best option.</p> <p>The measures that have been taken to ease pedestrian access and act as visual traffic calming devices in Wood Street will also continue to be monitored and be taken into account with the design options.</p>
<p>Gorse and vegetation needs to be cut back on the corner of Ellen Street and from 14-18 Wood Street. There also could be a footpath on this side of the road.</p>	<p>COMPLETED</p> <p>Council staff have checked the gorse and vegetation growth. The gorse on Ellen St appears to be part of a hedge growing on the landowner's property. This is the landowner's responsibility to look after. The gorse growing in the area around 14-18 Wood St has been removed.</p> <p>Council's Roding Engineer has stated that it would not be suitable to have a footpath on this side of the road, however there is one on the opposite side which leads to the Wood St Shopping area.</p>
<p>Better noise control enforcement – where does the officer come from? Are there local volunteers or police who can help, especially over summer?</p>	<p>COMPLETED</p> <p>Noise control is part of the service contract currently held with Environmental Northland Limited (ENL). The phone number to report issues is 0800 105 890. The ENL firm is based in Whangarei and there is a pool of warranted officers that may be called on to cover all call outs. This is a 24 hour service and there should be a turnaround of no longer than 45min, provided there is no other priority call currently being attended. Police are only involved in this process if needed to seize equipment, and it is not recommended that local volunteers become involved in noise control enforcement. However, if you are not happy with the service you receive, it can be reported to Council, with evidence of your contact with ENL. If</p>

	you want to know how ENL have responded to your complaint, you can ask them to get back to you within daylight hours.
Signage for car parking off Fagan Place could be more visible	COMPLETED Signage was relocated to the left hand side of the road in December, ensuring it is more visible.
Clearer footpath definition: Especially outside the Liquor Store and Fishing and Tackle shop	COMPLETED Council's Roding Engineer has investigated the area outside the Liquor Store and Fishing and Tackle shop, and as this area is part of privately owned land, Council cannot install footpaths here. Therefore it is up to individual landowners to determine whether footpaths are needed. The Wood St business community could approach the landowners.
Disabled car park needed on same side of the road as Chemist	COMPLETED Council's Roding Engineer has fully investigated the disabled car park and concluded that there is no satisfactory space available on the other side of the road. The current location of the disabled car park is the best place possible.
Privately owned vacant land on Wood Street could be used for parking overflow during peak periods	RECOMMENDATION As this is privately owned land, permission or an arrangement would be need to be agreed on by the landowner. Council is investigating design options for the future use of the Fire Station land, as once vacant this could be used for more parking space.
Health services could become integrated so they occupy one space offering a range of services	COMPLETE Community Facilitator has been in communication with a health provider. This is a wider community discussion that could be addressed by interested parties.
Keep the Wood Street area unique and different with a diverse range of shops	COMPLETE The District Plan guides growth. Section 3A Mangawhai Growth Area discusses the character of Wood Street in relation to change and development, particularly Rule 3A.3.3 . The District Plan also has Mangawhai Design Guidelines , which help guide development towards good design to realise sustainable, community focused outcomes for Mangawhai. The local business community can also help ensure that their neighbourhood is kept unique, working together to encourage a diverse range of shops.

<p>Rubbish bins for Margaret Street Perhaps a certain style of bins could be put there that would not allow people to put household rubbish in.</p> <p>Although it was noted by those who attended the Wood St Community Planning meeting that since bins have been removed, rubbish has reduced and people are unable to fill the bins with household rubbish or dump their black bags there.</p>	<p>COMPLETE</p> <p>It is not Council's practise to install rubbish bins in residential areas, as they have their own rubbish collection.</p> <p>However, bins within the Wood Street area have been upgraded to a larger size, and are emptied six times per week during the summer period.</p>
<p>Shuttle bus over summer from Village to Heads – have funding from Northland Regional Council (NRC) and Mangawhai Business Development Association (MBDA), and in discussion for a 10 year plan with NRC. Would like funding support from Kaipara District Council.</p>	<p>COMPLETE</p> <p>Kaipara District Council will not continue to contribute funds for this service, as the number of use versus the total cost does not stack up. In the 2013/2014 summer period the service cost \$10,000 and approximately 300 passengers used it. This worked out to a subsidy of roughly \$30 per passenger, in addition to the \$2 paid by each passenger.</p>
<p>Space for car parking along Ellen Street</p>	<p>COMPLETE</p> <p>Parking is currently available in this area, and Council will continue to metal it so it is suitable for parking.</p>
<p>Does the community want trees or shrubs in Fagan Place car park?</p>	<p>COMPLETE</p> <p>These gardens have now been replanted, ensuring visibility in the car park.</p>
<p>Lack of street sweeping</p>	<p>COMPLETE</p> <p>This was completed in August. From the start of the 2015-16 financial year, this will occur twice a year/approximately every six months.</p>
<p>Tsunami siren cannot always be heard from Hall</p>	<p>COMPLETE</p> <p>The Wood Street area is not a tsunami zone, therefore the siren is a general warning for the benefit of the area, mostly for the proximity to the fire and ambulance services rather than alerting residents in the vicinity. The tsunami siren network throughout</p>

	<p>Northland was tested on the weekend of 27 September 2014. Civil Defence has produced a Community Response Plan for Mangawhai which gives detail on how wider notifications and warnings are carried out. Community Facilitator has distributed this.</p>
<p>Will the shopping area spread out and force residents to be pushed out? Will the land be re-zoned due to commercial pressures?</p>	<p>COMPLETE</p> <p>At this stage, Council is not proposing to rezone this area, and if the shopping area did spread out, commercial enterprises would need to establish into the residential zone. This would mean they would be under a certain set of restrictions that ensures their activity is compatible with residential activity. District Plan Rule: 13.10.4</p>
<p>Does the District Plan allow for Wood Street commercial properties to be two storeys or higher?</p>	<p>COMPLETE</p> <p>Rule 14.10.5 of the District Plan states the maximum height of a building within a commercial zone must not exceed 12m in height. If it does, it would require a resource consent and would be subject to a range of restrictions relating to the site and design.</p>
<p>What does the District Plan cover regarding pedestrians?</p>	<p>COMPLETE</p> <p>Rule 3A.6.5 of Section 3A Mangawhai Growth Area discusses Pedestrian and Cycle Access.</p> <p>Subdivision design within the residential and business zones will be expected to achieve pedestrian friendly streets and safe, 'Crime Prevention through Environmental Design' (CPTED) linkages between Mangawhai Park and golf course, esplanade reserves, business areas and other community facilities. These outcomes will be achieved through subdivision and land use Resource Consents.</p>
<p>Is the Mangawhai Structure Plan now null and void, or will it still be implemented?</p>	<p>COMPLETE</p> <p>Some of the outcomes identified in the Mangawhai Structure Plan have been included in the District Plan, for example Section 3A Mangawhai Growth Area, and through the Mangawhai Design Guidelines. Other outcomes would be delivered by Council's Roding Team, or Parks and Reserves Team. Full implementation of the Structure Plan has not yet been achieved because of Council's circumstances. Some of the matters presented in the Structure Plan continue to be of relevance to Wood Street.</p>

Is it worth spending a large amount of money for an issue that is only relevant two weeks of the year? Group responded to this with the inevitable growth of Mangawhai, so something does need to be done. Need to think of development for the next 10-20 years in terms of future growth.

COMPLETE

While it may not be worth spending a large amount of money for an issue that is relevant two weeks of the year, the future growth of Mangawhai needs to be taken into account as it is identified that the community is growing. According to the 2013 Census data, Mangawhai (Village and Heads) has a total population of 2,415 people. This is an increase of 645 people or 36% since the 2006 census. With Estuary Estates planned for development, this is potentially the main commercial centre for Mangawhai in the future.