

# Snells Beach Ratepayers and Residents Association – SBRRA

## Minutes of public meeting – Monday 3 July 2023

### Betty Paxton Room Mahurangi East Community Centre 7.30pm

**Present:** Peter Beekman (chair), SBRRA committee (Eileen O’Loan, Diane Taylor, Anouska Brown, John Norman, Maurie Hooper, Kathy Toon) Ivan Wagstaff(RLB) Dave Stott + 40 people

**Apologies:** Cr Greg Sayers, Michelle Carmichael(RLB) Tim Holdgate (RLB), Ray Bull, Peter Caccia-Birch, Mark Dobson, Hugh Briggs, Cath Hodder, Jan France,

**Previous minutes** – 1<sup>st</sup> May 2023 Confirmed /seconded Anouska Brown, Diane Taylor

#### **Matters arising:**

##### **Shorebird information panels: Diane Taylor**

- No further progress on this. We will bring back to the membership if/when we have progress to report
- Still awaiting progress on the shorebird roosting area at the northern end of the beach. Megan Young AC Biodiversity Officer is leading this project. Awaiting funding and RLB consent.
- Our committee suggestion is to initially trial one information panel at the northern end of the walkway. Consultation with members before we move forward with the project
- Undertaking any new projects is not easy in this current financial climate.

##### **SB shopping centre/supermarkets: Peter Beekman**

- Still lots of rumours, but no verified information available at this time.
- The rumours say – a pizza shop in the old dive shop is coming and that a 4 Square supermarket may still be a viable option. A fitness centre will be going into the top floor of the Warehouse building.

##### **Beachfront repair:**

- SBRRA has been in contact with Christoph Saltau Principal Coastal Engineer /Resilient Land & Coasts /Infrastructure & Environmental Services. Auckland Council
- He has agreed for himself and his team to be the guest speakers at the November meeting. They will present the Shoreline Adaptation Plan – this is being worked on at the present time and should be ready for public consultation by November.
- General discussion followed on the temporary repairs already undertaken. Comment was made that there didn’t seem to be a project plan for the remediation work. Who was the contractor?
- Question: how old was the pathway? A: Initially built 20yrs or so – has been rebuilt – so probably 16yrs since the rebuild.

##### **Mahurangi East Road repair:**

- SBRRA has received this update from Michelle Carmichael (RLB)
- *Info from AT: Temporary repairs done to open up to 2 lanes. • Preliminary Site Investigations completed. • Delays due to not being able to locate Chorus cable after 4 x-ray attempts. • Chorus cable now found.*
- *There are no further dates communicated to us at this time.*
- Comment made from the floor that the white lines should be re-painted while we await the repair. Very difficult to see in the dark or rain. **ACTION:** SBRRA will log a job.
- Ivan Wagstaff (RLB) then reminded all that everyone should report a job – it generates a job # and this makes it easier to follow up.
- **ACTION:** Secretary to re-send the How to page to the membership.

### **Erosion at Northern end of Beach – Boathouse Bay:**

- Question asked of Ivan Wagstaff : Has the responsibility for the remediation of the sand dune erosion at the northern end of the beach been transferred to AC from the developers. SBRRA action – to formally ask RLB this question

### **Nikau School:**

- Update received from Michelle Carmichael
- *I lodged local board feedback re the notification status on 17<sup>th</sup> May. Below (in italics) is part of the summary section of my feedback. Please note, that even though I have recommended that this is classed as a limited notification (notified to affected parties & not all public), the planning department may decide on a different notification status. I have today followed up with the planning department asking what the current status of the application is, and will let you know what I hear back.*
- **For the above reasons, and as the application is a Discretionary activity, the Local Board recommend that this application is classified as a limited notification.**
- *We recommend that notification is to all affected parties/stakeholders. This includes but is not limited to:*
  - *The Snells Beach community – including all residents, businesses and community groups (e.g. Snells Beach Residents and Ratepayers Assoc.)*
  - *Restore Rodney East and Snells Shoreline Conservation Community*
  - *Auckland Council Parks and Facilities, Natural Environments and Environmental Services departments, Auckland Transport.*
  - *Mana whenua included but not limited to Ngati Manuhiri Settlement Trust and Trustees of the Omaha Marae.*
  - *Prospective parents who may also live outside the Snells Beach area but intend to enrol their children at this school.*
- General discussion followed. Concerns re fencing, play space and encroachment onto the reserve voiced.
- SBRRA will continue to liaise with RLB and send out updates as we receive them.

### **Canada Geese:**

- These are classed as a pest. No poison allowed as on public land. Only option is to manage as they roost on private land. Do we have any volunteers willing to manage this? Contact SBRRA if able
- Ivan suggested working with / thru the Parks Dept.

### **Lett Road Subdivision:**

- No further update was available from local resident contact at this time
- Our understanding is that arbitration has taken place and there will be a reduced subdivision allowed. Still TBC

### **Mahurangi road pedestrian crossing update:**

- Received from Michelle Carmichael - *The Mahurangi East Rd crossing near Iris / Dalton is in the 2023/24 works programme, still subject to final budget \$ being confirmed (however AT don't envisage any issues with this). No current timeline at this stage, although I have checked on status or when hopefully expected for delivery, so will let you know if hear anything further before the meeting.*
- *A further crossing (or other pedestrian safety measure) near 139 Mahurangi East Road is listed as one of our possible forward projects. We'll be able to let you know more once our decision re the exact projects to be completed in Rodney as part of our next 3 year Transport Capital Fund budget are confirmed.*

**AC report: Cr Greg Sayers - N/A**

**RLB report:** Ivan Wagstaff

**Rodney Local board plan**

- The RLB is working on this at present.
- There was a 50% budget cut suggested initially – but will not be happening. Thank you to all the community for the feedback received.
- Signoff for the RLB 3yr budget plan will be at the next RLB meeting. The 10yr plan will be worked on next year.

**The Rodney Local Parks Plan** is nearly ready to be finalized.

- You will find the Warkworth Area Parks in Vol 2 – all 350 of them

**Non- notified consents:** SBRRA had asked RLB for clarification on the consent process –  
***Non-notified consents:** there is great concern in the community at the number of non-notified consents being issued. How can the local community and SBRRA committee have our voices heard, before decisions are made?*

**Michelle Carmichael's reply**

*If there is a particular project you have concerns about you can make an enquiry online <https://www.aucklandcouncil.govt.nz/report-problem/Pages/email-us.aspx> (building and consent enquiries are listed as possible through here) or phoning the council on 09 301 0101. If there is wide community concern, then the more people that enquire online the better I would think. If you don't have any success with that then email me the details and I will make an enquiry.*

Ivan Wagstaff also added that there is a monthly report generated by AC of all the non-notified consents Auckland wide before council. This is not a free report – it must be purchased. SBRRA to discuss at committee meeting. **Q:** Is there a planner in the membership willing to monitor this report for the community?

**Q; Kawau Bay** - Does the RLB have an action plan in place to monitor or eradicate the invasive seaweed recently discovered at Great Barrier. Action for SBRRA committee to ask this question of Cr Greg Sayers and the RLB.

**Any other business**

It was noted that our previous SBRRA chairman Mark Dinniss had died recently. Condolences to Judy Dinniss and family from all of the SBRRA membership

**Snells Beach Community Event:** Kathy Toon – SBRRA committee – is organizing a Snells Beach community event. Date Fri 18<sup>th</sup> August 4.30-9.30pm.

A chance for the community to meet – food trucks, entertainment. We are hopeful that all the community groups will be represented – an opportunity to celebrate our vibrant community. More info to come.

**Dogs on the beach reminder:** June Turner wished to remind the community that even in winter – dogs on the walkway and beach **north of Sunburst Carpark** must be under control and on a leash at all times. **Q:** Are dogs allowed off leash at the low tide mark? No definitive answer from the attendees.

**Action:** – Secretary to contact Megan Young for answers

**Fluoridation of Snells Beach Water:** Robyn Duffy wished to bring to the community's attention that the water in Snells Beach is not fluoridated. If this a concern for you – please contact AC or RLB and voice your concern.

**Correspondence:** NZ Companies Office, RLB members, MECC admin, Christoph Saltau, membership receipts, WALG minutes, community event notifications

**Financial report: 26th June 2023**

<b>Opening General funds</b>	<b>\$4,813.70</b>
<b>Opening Camera funds</b>	<b>\$ 664.11</b>
<b>Opening Balance</b>	<b>\$5,447.81</b> balance as of 28/4/2023
<i>Income</i>	<i>\$860.00 ( subscriptions + \$10 donation)</i>
<i>Expenditure</i>	<i>\$517.50 Laptop</i>
<b>Closing balance</b>	<b>\$5,820.31 [General = \$5,156.20 + Camera = \$664.11]</b>

**Financial statement approved:** Maurie Hooper, **seconded** Peter Beekman

**Community Roundup:** : Updates received from: Mahurangi Combined Friendship Club, Heritage Mahurangi Inc, Highfield Garden Reserve & Donkey Soc, Mahurangi Trail society, Snells Shoreline Conservation Society, See attached

### **Guest Speaker: Dave Stott.** Co-Chair of One Mahurangi.

- Warkworth has a Structure Plan in place within the Auckland Unitary Plan.. What do we want in our area and timeframes for developing our region for the future.
- After community consultation - the final plan was accepted, and we are now supposed to be in the implementation stage.
- Because of poor implementation of the Unitary Plan by Council planning departments – developers have driven the process by using the private plan change process for exemptions – and these are normally granted.
- AC has based infrastructure planning etc on the original structure plans – and so new exceptions – eg: WW Ridge development – means that roading, wastewater & public transport planning are not ready.
- Auckland Council is now proposing a slowdown in future planning with 4 steps to be now taken into account.
  1. Financial restraints
  2. Flooding resilience review of all Auckland
  3. Government directive for future medium density housing
  4. Green fields sites preservation. Priority to retain horticulture land
- This has meant all planning processes in Auckland Council have been slowed or delayed
- EG: WW Ridge – now 80% complete – but wastewater infrastructure is not there to support the subdivision. It seems a temporary solution will be in place for a few years until the new WW wastewater project is able to be connected to the subdivision.
- According to the Structure Plan – that wasn't to happen before 2035. And the subdivisions to the south of WW – not ready for infrastructure until 2040/45.
- AC is looking at where to intensify housing – some benefits to this – with transport, retail, schooling already in place. Intensification could make communities more vibrant.
- However – the redevelopment of Greenfields is a lot cheaper than intensification for developers.
- There is a call for co-ordination between all parties .The example given was of the school proposed in Woodcocks Rd. No communication between Education Dept, Existing schools, AC planning, One Mahurangi etc.
- One Mahurangi has helped with the formation of the WW Transport & Infrastructure forum. This forum connects all agencies – MPs. AC, developers etc. At present there are 13-14 projects in the discussion forum.
- The Forum has had some successes. – no tolls on the new motorway. 4 laning of the Matakana Link Road at a cheaper price. There is a wealth of local knowledge in the area and there should be strong community input in future planning.
- The forum made a recent presentation to AT and Waka Kotahi re Hill Street. No decision as yet. There is a probable design but not an implementation plan as yet. A wait n see situation, with all the budget funding cuts.
- Notice of Requirement (NOR) process. This is where AT, Waka Kotahi, Watercare, Kiwi Rail etc. place vast areas of land on reserve for future transport routes. “ Supporting Growth Alliance Te Tupu Ngatahi” is the govt agency. But there must be a better way –

at present landowners penalized – unable to do anything with their land for many many years – with no certainty. Can the govt not buy out the landowners?

- At present there is a NOR on the land for the southern link road. Watercare planning from the showgrounds to Lucy Moore Park, future cycleways, Matakana/ Sharp Road intersection

**Q:** Hill Street funding – there has been a funding cut as part of the council cost cutting – there is only now funding to complete a detailed design

**Q:** WW Queens Street shopping Centre development. WW centre plan document has been completed. Will be going out for consultation soon.

**Q:** Swimming Pool. Public/private partnership with Northern arena. To be started very soon. Access to site from Matakana Link Road formed.

**Q:** Developments in the NE – prob 2045 – nothing major as yet. Upgrade of Sandspit Road (WW end) due 2040 perhaps

**Q:** Pets North now moving into old Stationery Warehouse building. The Oaks development will be building on the vacated site

**Q:** Hudson Road improvements. There is no time frame for any upgrades to this route. 10-15 yrs away. Comment from the floor that traffic is now using this to access Mahurangi College. RLB has asked AT to investigate a bus route along here. Future plans show a AT parkride behind Pak n Save.

**Q:** RLB is looking at public transport options to link all of WW

**Q:** AT has agreed to investigate the option of a slip road at Hill Street for traffic from our peninsula

Meeting closed at 9.06pm

**Next public meeting: Monday 4<sup>th</sup> Sept 2023 7.30pm. Speaker TBA**

## **Community Roundup – 3<sup>rd</sup> July 2023**

### **SSCC – Snells Shoreline Conservation Community**

- **Reminder** - Sunday July 9 | 9.30am-11.30am | Community planting morning | Meet at 70 Kokihi Lane, Snells Beach
- Wear gumboots and bring a spade, if you have one. Hot soup when the mahi is completed. For more information go to [snellsconservation.org/what-s-on](https://snellsconservation.org/what-s-on)

### **Mahurangi Combined Friendship Club:**

- This club meets 1<sup>st</sup> Wed of the month 9.45am - Mahurangi East Community Centre Hall
- Interesting and informative guest speakers monthly, followed by a tea/coffee and biscuits. A time to socialize and meet new people
- Smaller interest groups meet on a more regular basis
- Contact. Stan Armiger – President 021 0666 449 or Mary Davies – committee 09425 6128
- All welcome

### **Heritage Mahurangi Inc:**

#### **Advance notice**

- Sat 21<sup>st</sup> Oct – 51<sup>st</sup> Kowhai Festival (Labour weekend)
- Sat 21-23Oct (Labour Weekend) WDHS & Mahurangi College Class reunions. Celebrating 160yrs of the formal district wide education
- Sat 11-Sun 19<sup>th</sup> November – Warkworth Heritage Festival

Contact Dave Parker 027 484 9935 [dh.parker@xtra.co.nz](mailto:dh.parker@xtra.co.nz)

### **Highfield Garden Reserve & Donkey Society:**

- **AGM- Tues 1 Aug 4pm** Betty Paxton Room Mahurangi East Community Centre. Guest speaker – Ox Wightman

- A very successful thank you morning tea was recently held to celebrate and thank all the volunteers who contribute to the care of the reserve( planting, weeding, pest control and helping with the donkey care)
- Our financial year is from 1st July to 30th June. Annual Membership for 2023/2024 is \$10 per household.
- To renew your membership please direct credit Highfield Donkeys Inc.  
ASB 12 3095 0254516 00

## **Mahurangi Winter Festival of Lights: Saturday 15<sup>th</sup> July 11am – 9pm (Matariki weekend)**

**This year's line-up includes:**

- *the famous ITM Parade of Lights*
- *Artwork of Lights unveiling over the Mahurangi River*
- *Live Music, Snow Canon*
- *Ice Skating Rink*
- *Rides*
- *Food Trucks*
- *Bouncy Castle*
- <https://www.mahulightfestival.nz/>

## **Mahurangi Trail Society**

- Thank you for the successful planting on 18<sup>th</sup> June
- Next Te Whau planting day is SAT 12 Aug from 9.30am. Bring closed shoes or gumboots, gloves and water/snacks.
- Spades provided – some gloves available as well
- BBQ provided after.
- Come one, come all!