

# Strategy, Planning and Development Committee Agenda

**Date:** Thursday, 21 August, 2025

**Time:** 9:00 am

**Location:** Civic Centre, Te Iwitihi, 9 Rust Avenue

**Elected Members:** Cr Ken Couper (Chairperson)  
Cr Scott McKenzie (Deputy Chairperson)  
His Worship the Mayor Vince Cocurullo  
Cr Gavin Benney  
Cr Nicholas Connop  
Cr Jayne Golightly  
Cr Phil Halse  
Cr Deborah Harding  
Cr Patrick Holmes  
Cr Marie Olsen  
Cr Carol Peters  
Cr Simon Reid  
Cr Phoenix Ruka  
Cr Paul Yovich

For any queries regarding this meeting please contact the Whangarei District Council on (09) 430-4200.

<b>1. Declarations of Interest / Take Whaipānga</b>	
<b>2. Apologies / Kore Tae Mai</b>	
<b>3. Confirmation of Minutes of Previous Strategy, Planning and Development Committee Meeting / Whakatau Meneti</b>	
3.1 Minutes Strategy, Planning and Development Committee meeting held 17 July 2025	7
<b>4. Decision Reports / Whakatau Rīpoata</b>	
4.1 New Public and Private Road Name – RMA Consents – ALLIM Limited– Ref SD2200085	11
<b>5. Information Reports / Ngā Pūrongo Kōrero</b>	
5.1 Operational Report - Strategy, Planning and Development - August 2025	29
<b>6. Public Excluded Business / Rāhui Tangata</b>	
<b>7. Closure of Meeting / Te katinga o te Hui</b>	

Recommendations contained in the agenda are not the decisions of the meeting.

Please refer to minutes for resolutions.

## ***Strategy, Planning and Development Committee – Terms of Reference***

### **Membership**

<b>Chairperson</b>	Councillor Ken Couper
<b>Deputy Chairperson</b>	Councillor Scott McKenzie
<b>Members</b>	His Worship the Mayor Vince Cocurullo Councillors Gavin Benney, Nicholas Connop, Jayne Golightly, Phil Halse, Deborah Harding, Patrick Holmes, Marie Olsen, Carol Peters, Simon Reid, Phoenix Ruka and Paul Yovich

**Meetings** Monthly

**Quorum** 7

### **Purpose**

To oversee planning, monitoring, education and enforcement activities, and guide the economic and physical development and growth of Whangarei District.

### **Key responsibilities**

- Regulatory and compliance
  - Environmental health
  - General bylaw administration
  - Animal (dog and stock control)
  - Hazardous substances and new organism control
  - Parking enforcement (vehicles registrations and warrant of fitness)
  - Noise control
  - Food Act
- Building Control
  - Property Information and Land Information Memoranda
  - Consents and inspections
  - Monitoring and compliance
- Resource Consents
  - Subdivision, land use and development control
  - Development contributions
  - Monitoring and compliance
- District Plan
  - Plan changes
  - District Plan administration

- Strategic Planning
  - Place based strategies (city centre), functional strategies (climate change)
  - Climate Adaptation
  - Growth planning
  - Urban design
  - Strategic alignment of infrastructure
  - Reporting strategic trends and analysis
- Economic Development
  - District marketing and promotions
  - Developer engagement
- Marinas
- Airport
- Forestry
- Operational accountability of performance including:
  - Health and Safety
  - Regular reporting on service delivery
  - Compliance
  - Sustainability
  - Finance
- Reporting on capital projects.
- Operational reporting for the Strategy and Democracy and Planning and Development groups within Council where their functions are not covered by other Committees.
- Procurement – general procurement relating to the areas of business of this committee, within delegations.
- Shared Services – investigate opportunities for Shared Services for recommendation to council.
- Council Controlled Organisations (CCOs) – monitoring the financial and non-financial performance of CCOs whose functions would otherwise fall under the scope of this committee. Includes trading CCOs (CCTOs) and those CCOs exempted under the LGA. Responsibilities include:
  - advising on the content of annual Statement of Expectations to CCOs
  - agreement of the Statement of Intent
  - monitoring against the Statement of Intent
  - for exempted CCOs, monitoring and reporting as agreed between Council and the organisation
  - quarterly reporting on performance

**CCO accountable to this committee:**

- Whangarei District Airport – CCO

**Delegations**

- (i) All powers necessary to perform the committee's responsibilities, including, but not limited to:
  - a) the approval of expenditure of less than \$5 million plus GST.
  - b) approval of a submission to an external body.
  - c) establishment of working parties or steering groups.
  - d) adoption of strategies and policies relating to the key responsibilities of this committee (except for those that cannot be delegated by Council under Clause 32(1)(f) of Schedule 7 of the LGA).
  - e) the power to adopt the Special Consultative Procedure provided for in Section 83 to 88 of the LGA in respect of matters under its jurisdiction (this allows for setting of fees and bylaw making processes up to but not including adoption).
  - f) the power to delegate any of its powers to any joint committee established for any relevant purpose under clause 32, Schedule 7 of the Local Government Act 2002.

**The Committee does not have:**

- i. The power to establish sub-committees.
- ii. The powers Council is expressly prohibited from delegating as outlined in Clause 32(1)(a)-(h) of Schedule 7 of the Local Government Act 2002; being:
  - the power to make a rate
  - the power to make a bylaw
  - the power to borrow money, or purchase or dispose of assets, other than in accordance with the long-term plan
  - the power to adopt a long-term plan, annual plan or annual report
  - the power to appoint a chief executive the power to adopt policies required to be adopted and consulted on under the Local Government 2002 in association with the long-term plan or developed for the purpose of the local governance statement
  - the power to adopt a remuneration and employment policy.



## Strategy, Planning and Development Committee Meeting Minutes

**Date:** Thursday, 17 July, 2025  
**Time:** 9:00 a.m.  
**Location:** Civic Centre, Te Iwitihi, 9 Rust Avenue

### In Attendance

Cr Ken Couper (Chairperson)  
 Cr Scott McKenzie (Deputy  
 Chairperson)  
 Cr Gavin Benney  
 Cr Nicholas Connop  
 Cr Deborah Harding  
 Cr Patrick Holmes  
 Cr Marie Olsen  
 Cr Carol Peters  
 Cr Simon Reid  
 Cr Phoenix Ruka  
 Cr Paul Yovich

### Not in Attendance

His Worship the Mayor Vince Cocurullo  
 Cr Jayne Golightly  
 Cr Phil Halse

### Scribe

D.Garner (Democracy Adviser)

### Secretarial note:

Item 5.1 was taken before Item 4.5.

### 1. **Declarations of Interest / Take Whaipānga**

No interests were declared.

### 2. **Apologies / Kore Tae Mai**

Cr's Jayne Golightly and Phil Halse. His Worship the Mayor was absent on Council Business.

**Moved By** Cr Deborah Harding

**Seconded By** Cr Scott McKenzie

That the apologies be sustained.

**Carried**

**3. Confirmation of Minutes of Previous Strategy, Planning and Development Committee Meeting / Whakatau Meneti**

**3.1 Minutes Strategy, Planning and Development Committee Meeting held on 19 June 2025**

**Moved By** Cr Carol Peters

**Seconded By** Cr Scott McKenzie

That the minutes of the Strategy, Planning and Development Committee meeting held Thursday 19 June 2025, having been circulated be taken as read and now confirmed and adopted as a true and correct record of proceedings of that meeting.

**Carried**

**4. Decision Reports / Whakatau Ripoata**

**4.1 New Public and Private Road Names – RMA Consents – Port Nikau Joint Venture – Ref SL2200019**

**Moved By** Cr Ken Couper

**Seconded By** Cr Gavin Benney

That the Strategy, Planning and Development Committee:

1. Approve the name of 6 public and 1 private road off Port Road, Whangarei as follows –

Road 1 – Millbank Drive

Road 2 – Gunnels Avenue

Road 3 – Waypoint Drive

Road 4/6 – Windward Avenue

Road 5 – Astern Avenue

Road 7 – Mariners Drive

Road 8 – Halyard Lane

**Carried**

**4.2 Private Plan Change Request - 422 Marsden Point Road**

**Moved By** Cr Ken Couper

**Seconded By** Cr Gavin Benney

That the Strategy, Planning and Development Committee:

1. Accepts the Request for a private plan change by On Point Northland Limited pursuant to clause 25(2)(b) of Part 2 of Schedule 1 of the Resource Management Act 1991.



2. Approves for notification the private plan change by On Point Northland Limited under Clause 26 of Part 2 of the Schedule 1 of the Resource Management Act 1991.
3. Delegates the Chief Executive to make any non-material minor edits or amendments to the plan change documents including typographical/ formatting changes, or changes to correct any identified errors.
4. Notes that a decision to accept the request for a plan change will commence the process, with the plan change being brought back to the Committee or Council for decision making following notification, submissions and hearings.
5. Notes that if the plan change is accepted the applicant will pay the actual and reasonable cost of processing this private plan change.

**Carried**

#### **4.3 Notification of Temporary Activities, Cross Boundary Matters, Contaminated Land and Minor Improvements Plan Changes**

##### Procedural Motion

**Moved By** Cr Ken Couper

**Seconded By** Cr Carol Peters

That the item of business should lie on the table until further information is received from central government and not be discussed at this meeting.

**Carried**

#### **4.4 Whangārei District Airport Final Statement of Intent 2025 - 2026**

**Moved By** Cr Scott McKenzie

**Seconded By** Cr Gavin Benney

That the Strategy, Planning and Development Committee

1. Under delegation approves the Final Statement of Intent 2025/2026 for the Whangarei District Airport.
2. Notes and provides feedback on the 2025/26 Final Statement of Intent.

**Carried**

#### **4.5 Delegation for Submission on Updates to National Policy Statements and National Environmental Standards**

**Moved By** Cr Scott McKenzie

**Seconded By** Cr Carol Peters

That the Committee:

1. Directs staff to develop a submission to Central Government on current proposals for updates and additions to the Resource Management Act 1991 national policy statements and national environmental standards.
2. Authorises the Chair plus any two members approve the submission on behalf of Council.

**Carried**

*Cr Paul Yovich requested his vote against the motion be recorded.*

### **5. Information Reports / Ngā Pūrongo Kōrero**

#### **5.1 Operational Report - Strategy, Planning and Development - July 2025**

**Moved By** Cr Ken Couper

**Seconded By** Cr Nicholas Connop

That the Strategy, Planning and Development Committee notes the Strategy and Democracy and Planning and Development Operational reports for July 2025.

**Carried**

### **6. Public Excluded Business / Rāhui Tangata**

No business was held in public excluded.

### **7. Closure of Meeting / Te katinga o te Hui**

The meeting concluded at 9:28am.

Confirmed this 21<sup>st</sup> day of August 2025

Cr Ken Couper (Chairperson)

## 4.1 New Public/Private Road Name – RMA Consents – ALLIM Limited– Ref SD2200085

**Meeting:** Strategy, Planning and Development Committee  
**Date of meeting:** 21 August 2025  
**Reporting officer:** Toni Satherley - Post Approval Officer

### 1 Purpose / Te Kaupapa

To name a public and private road in the Whangarei district to assign unique addresses for properties to be readily locatable by emergency service responders and service delivery providers.

### 2 Recommendation / Whakataunga

That the Strategy, Planning and Development Committee:

1. Approves the names of one public and one private road off Pipiwai Road, Whangarei as follows:
  - a) Private Road – Furlong Lane
  - b) Public Road – Kūkupa Rise

### 3 Background / Horopaki

A road naming application (Attachment 1) has been received to satisfy conditions of a subdivision for ALLIM Ltd to name one public road and one private road off Pipiwai Road, Whangarei. These roads are part of Stages 1 and 2 of a 28 residential lot subdivision over 3 stages. The proposed names are considered in accordance with Council's Road Naming Policy 2024.

The applicant supplied the following names for the **Private Road**:

- **Furlong Lane**  
 The ROW follows a track that was previously used for over 20 years by the owners parents to train horses (training horses was a passion of theirs and one of the main reasons they originally purchased the property). The horses galloped up the hill to improve their stamina & strength. A furlong is a measurement of length in horse racing. It is  $\frac{1}{8}$  of a mile or 220 yards - a very similar distance to the length of the ROW.
- **Ruru Lane**  
 At night you can often hear the call of the Ruru coming from the bush or surrounding trees.
- **Kohekohe Lane**  
 There are a number of Kohekohe trees in the area which are a popular roosting site for the local Kereru. Seeds have been collected from these trees and the resulting

seedlings have been planted through the property. paddle on the right-hand side.

The applicant supplied the following names for the **Public Road**:

- **Kūkupa Rise** –  
There are several pairs of Kūkupa/ Kererū on the property and they are often seen flying, swooping and feeding in and around the Tarire, Kohekohe, Puriri, Kowhai, Totara, Te Kouka, Nikau & Pigeonwood (Porokaiwhiri). Additional plantings of these trees along with other favoured trees is aimed to encourage and help maintain these birds (along with trapping of pests).
- **Wairaki Rise** –  
It is our understanding that Waraki is Te Reo for Morning Song or Dawn Chorus (for Birds). The road travels alongside area's of native bush which catch the morning sun, There are resident populations of song birds throughout the year, with many of these singing at dawn.
- **Kererū Rise** –  
Same reason as given for Kūkupa Rise above., however this option doesn't meet Council policy guidelines as there is a Kereru Street located in Maunu, within the 25km duplication separation threshold.

## 4 Discussion / Whakawhiti kōrero

Under Council's Road Naming Policy Applicants and developers are:

*“Encouraged to work with mana whenua as to whether they have an interest or historical knowledge of the land or area on which the road is to be constructed and asked if they wish to contribute names at the beginning of the development process. If a public road name is required, then the developer must consult with mana whenua as to whether they have an interest or historical knowledge of the area and wish to contribute to the road naming process”.*

In doing so applicants are to provide each mana whenua group with *“at least 15 working days to identify if the area has cultural significance and provide feedback to the applicant”.*

The Policy states that the *“purpose of the feedback is to provide non-binding advice to the applicant as to how culturally significant an area is to mana whenua”.*

### 4.1 Engagement undertaken in support of the current Road Naming application

Mana whenua (Ngati Kahu o Torongare) have been consulted using the Council confirmed email contact details. An initial response was received (Attachment 3), however no further comments were received regarding the proposed names or suggested road names within the 15 days required under Council's Road Naming Policy.

As no feedback was received via Hapu, Councils Māori Outcomes team supplied comments on the road names supplied (Attachment 4).

### 4.2 Financial/budget considerations

This road name application is a condition of their consent, and the associated cost is recovered from the applicant.

## **5 Significance and engagement / Te Hira me te Arawhiti**

The decisions or matters of this Agenda do not trigger the significance criteria outlined in Council's Significance and Engagement Policy, and the public will be informed via Agenda publication on the website.

## **6 Attachments / Ngā Tāpiritanga**

1. Road Naming Application x 2
2. Location Name Map
3. Hapu proof of consultation
4. Māori Outcomes feedback



## ***Application for Road Naming***

Thank you for making an application to name a road or accessway. It is a privilege to be able to suggest a name for a road or accessway within our district. Please familiarize yourself with our Road Naming Policy, which is available on our website.

### ***Points to remember when making an application***

- Please print clearly to ensure the form is easy to read.
- We will respond to every application received. Please ensure that you provide appropriate contact details so that our response gets back to you.
- Your application will not be returned to you once it is lodged with Council. Please keep a copy for your reference.

### ***Important Considerations***

- Please refer to the ***Road Naming Policy*** and ***Road Naming Index*** prior to making your application. These documents will be helpful when proposing road names. Both documents can be found on the Council website at [www.wdc.govt.nz](http://www.wdc.govt.nz)
- Please supply all supporting documentation including any consultation, background information and any other relevant information to aid the approval process.
- Incomplete applications will be given the opportunity to amend and resubmit.

### ***How to get this application to us***

Email to: [mailroom@wdc.govt.nz](mailto:mailroom@wdc.govt.nz) (Attention: RMA Consents)

### ***Applicant or Agent Details***

Name(s) ALLIM Limited

Development Address 217 Pipiwai Road, RD 6 Whangarei

Council File Ref SD2200085

Email

[murraymortimer@gmail.com](mailto:murraymortimer@gmail.com) Mobile  
0274809090 Private Bag

## ***Proposed Road Name Details***

Please indicate whether the road is Private ( ☒ box )

If it is a Public road, you must undertake consultation with the appropriate mana whenua. If you are unsure who to contact, please email [mailroom@wdc.govt.nz](mailto:mailroom@wdc.govt.nz) (Attention: RMA Consents) who can assist.

☐ Private (> 5 Lots)

### ***Proposed road name 1: Furlong Lane***

Reason

The ROW follows a track that was previously used for over 20 years by our parents to train horses (training horses was a passion of theirs and one of the main reasons they originally purchased the property), The horses galloped up the hill to improve their stamina & strength. A furlong is a measurement of length in horse racing. It is  $\frac{1}{8}$  of a mile or 220 yards - a very similar distance to the length of the ROW.

### ***Proposed road name 2: Ruru Lane***

Reason

At night you can often hear the call of the Ruru coming from the bush or surrounding trees.

### ***Proposed road name 3: Kohekohe Lane***

Reason

There are a number of Kohekohe trees in the area which are a popular roosting site for the local Kereru. Seeds have been collected from these trees and the resulting seedlings have been planted through the property.

***Please supply a scheme plan map in Black and White with Road or Accessway clearly marked when submitting your application.***



## ***Application for Road Naming***

Thank you for making an application to name a road or accessway. It is a privilege to be able to suggest a name for a road or accessway within our district. Please familiarize yourself with our Road Naming Policy, which is available on our website.

### ***Points to remember when making an application***

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- We will respond to every application received. Please ensure that you provide appropriate contact details so that our response gets back to you.
- Your application will not be returned to you once it is lodged with Council. Please keep a copy for your reference.

### ***Important Considerations***

- Please refer to the **Road Naming Policy** and **Road Naming Index** prior to making your application. These documents will be helpful when proposing road names. Both documents can be found on the Council website at [www.wdc.govt.nz](http://www.wdc.govt.nz)
- Please supply all supporting documentation including any consultation, background information and any other relevant information to aid the approval process.
- Incomplete applications will be given the opportunity to amend and resubmit.

### ***How to get this application to us***

Email to: [mailroom@wdc.govt.nz](mailto:mailroom@wdc.govt.nz) (Attention: RMA Consents)

### ***Applicant or Agent Details***

Name(s) ALLIM Limited

Development Address 217 Pipiwai Road, RD 6 Whangarei

Council File Ref SD2200085

Email [muraymortimer@gmail.com](mailto:muraymortimer@gmail.com) Mobile 0274 809090

## ***Proposed Road Name Details***

Please indicate whether the road is Public ( ☒ box )

If it is a Public road, you must undertake consultation with the appropriate mana whenua. If you are unsure who to contact, please email [mailroom@wdc.govt.nz](mailto:mailroom@wdc.govt.nz) (Attention: RMA Consents) who can assist.

☐ Public

### ***Proposed road name 1: Kukupa Rise***

Reason

There are several pairs of Kukupa/Kereru on the property and they are often seen flying, swooping and feeding in and around the Tarire, Kohekohe, Puriri, Kowhai, Totara, Te Kouka, Nikau & Pigeonwood (Porokaiwhiri). Additional plantings of these trees along with other favoured trees is aimed to encourage and help maintain these birds (along with trapping of pests).

Road has a gradual upward incline - therefore **Kereru Rise**.

### ***Proposed road name 2: Waraki Rise***

Reason

It is our understanding that Waraki is Te Reo for Morning Song or Dawn Chorus (for Birds). The road travels alongside area's of native bush which catch the morning sun, There are resident populations of song birds throughout the year, with many of these singing at dawn.

### ***Proposed road name 3: Kereru Rise***

Reason

There are several pairs of Kukupa/Kereru on the property and they are often seen flying, swooping and feeding in and around the Tarire, Kohekohe, Puriri, Kowhai, Totara, Te Kouka, Nikau & Pigeonwood (Porokaiwhiri). Additional plantings of these trees along with other favoured trees is aimed to encourage and help maintain these birds (along with trapping of pests).

***Please supply a scheme plan map in Black and White with Road or Accessway clearly marked when submitting your application.***

# LOCATION MAP

Public Road for  
naming -

- Kūkupa Rise
- Waraki Rise
- Kereru Rise

Private Road for  
naming -

- Furlong Lane
- Ruru Lane
- Kohekohe Lane

SD2200085

SD2300083.1

Eagle Technology, LINZ, StatsNZ, NIWA, Natural Earth, © OpenStreetMap contributors., Whangarei District Council Land Information New Zealand, Whangarei District Council





**From:** [Murray Mortimer](#)  
**To:** [Toni Satherley](#)  
**Subject:** Fwd: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)  
**Date:** Rāpare, 5 Pipiri 2025 9:25:20 AM

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**EXTERNAL:** This email originated from outside Whangarei District Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

FYI - Email correspondence with Hapu

----- Forwarded message -----

**From:** **Murray Mortimer** <[murraymortimer@gmail.com](mailto:murraymortimer@gmail.com)>  
**Date:** Tue, May 20, 2025 at 2:38 PM  
**Subject:** Re: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)  
**To:** Nga Mahinga Ngati Kahu o Torongare <[ngamahinga.ngatikahu@gmail.com](mailto:ngamahinga.ngatikahu@gmail.com)>

Kia ora Jess

I have been contacted by the Whangarei District Council  
 They are following up on our application to name a Road and ROW at 217 Pipiwai Road.  
 Just wondering if there had been any feedback on the names we proposed for the Road & ROW?

Ngā mihi

Murray

On Sun, May 4, 2025 at 8:29 PM Nga Mahinga Ngati Kahu o Torongare  
 <[ngamahinga.ngatikahu@gmail.com](mailto:ngamahinga.ngatikahu@gmail.com)> wrote:

Kia ora Murray,

Have given out a pānui to the hapu - have stated Wednesday feedback end date so will respond then.

Ngā manaakitanga  
 Jess, Admin  
 Ngā Mahinga o NKoT

On Thu, 1 May 2025, 4:45 pm Murray Mortimer, <[murraymortimer@gmail.com](mailto:murraymortimer@gmail.com)> wrote:

Kia ora

ALLIM Ltd is developing a residential subdivision at [217 Pipiwai Road](#). (with 5 of your representatives visiting the site in October)  
 The development has progressed with the road to be tarsealed once we have some fine & settled weather.  
 As a result we have a Road and a ROW to name.

In talking with family we have come up with 3 names for the Road & ROW which we think suit or have relevance to the area.

As part of the consultation process we would appreciate feedback from Ngāti Kahu o Torongare on the names we have selected (including preferences or objections to any of the names)

I have attached the completed WDC Application forms for proposed road names along with a scheme map showing the road & ROW within the subdivision

We will appreciate your feedback & consideration

ngā mihi

Murray Mortimer  
0274 809090

**From:** [Mark Scott](#)  
**To:** [Toni Satherley](#); [Turi Hippolite](#)  
**Subject:** RE: Application Forms Road Names at 217 Pipiwai Road (Approved Consent SD2200085)  
**Date:** Monday, 9 June 2025 2:53:00 pm  
**Attachments:** [image002.png](#)  
[image005.png](#)  
[image006.png](#)  
[image007.jpg](#)

Kia ora Toni

Yes, the Kaikohe association refers to a tribe being locked in during a particular raid and surviving on the kohekohe berry.

I have now included a comment for 'ruru':

- **Kereru Rise** | This one raises a dialectal matter as the word 'kūkupa' is the word used by the northern tribes for the native wood pigeon as opposed to 'kererū'. Though I would be obliged to raise caution should the name 'Kūkupa' be substituted as it may be confused with the prominent ancestor of the Te Parawhau tribe, Te Kūkupa, for which that area is not Te Parawhau. But this might be all right with the word 'Kūkupa' alone.
- **Waraki Rise** | 'Waraki' does mean birdsong, but that word is long out of use. Be great to have that word used again, otherwise the more common word for 'bird song' is 'kōrihi'.
- **Kohekohe Rise** | No issue. Very appropriate if that tree is growing in abundance in that area, incidentally that is how Kaikohe got its name.
- **Ruru Lane** | Among the northern dialectal names for the small brown native owl is 'koukou', but 'ruru' is also acceptable. However in the north, 'ruru' often refers to the female as heard in the expression 'hine ruru' or 'female owl'.
- **Tui Lane** | 'Tui' means 'to sew, thread on a string, thread'. 'Tūi' on the other hand refers to the bird as per the attachment. Though I am unsure whether our street signs use macrons to show the difference. This isn't a biggie as it is unlikely anyone might name a street after the verb form of the word. But the use of macrons would be most useful when using Māori names.

**Nāku i roto i ngā mihi**  
**Mark N Scott**

**Manager Māori Outcomes | Strategy & Democracy**  
**Whangarei District Council | Te Iwitihi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangarei 0143**  
**P 09 430 4200 | DDI 09 470 3028 | M 021 221 7556 | [www.wdc.govt.nz](http://www.wdc.govt.nz)**



**From:** Toni Satherley <toni.satherley@wdc.govt.nz>  
**Sent:** Monday, 9 June 2025 9:21 am  
**To:** Mark Scott <mark.scott@wdc.govt.nz>; Turi Hippolite <turi.hippolite@wdc.govt.nz>  
**Subject:** RE: Application Forms Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

Kia ora Mark,

Thanks for your comments on the proposed Māori road names.

Your comments are very interesting, especially how Kaikohe was named.

In a previous life I worked for the Far North District Council office in Kaitia, and used to travel to Kaikohe a bit.

Did you have any comments on Ruru Lane?

Nga Mihi | Kind Regards  
**Toni Satherley**

**Post Approval Officer** | RMA Consents

**Whangarei District Council** | Te Iwitihi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangārei 0143

Phone 09 430 4200 | Mobile 021 563 907 | E [toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)




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**From:** Mark Scott <[mark.scott@wdc.govt.nz](mailto:mark.scott@wdc.govt.nz)>

**Sent:** Friday, 6 June 2025 5:39 pm

**To:** Toni Satherley <[toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)>; Turi Hippolite <[turi.hippolite@wdc.govt.nz](mailto:turi.hippolite@wdc.govt.nz)>

**Cc:** Jarred Martin <[jarred.martin@wdc.govt.nz](mailto:jarred.martin@wdc.govt.nz)>

**Subject:** RE: Application Forms Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

Kia ora Toni

The only matter we can comment on concerns the proposed Māori names:

- **Kereru Rise** | This one raises a dialectal matter as the word 'kūkupa' is the word used by the northern tribes for the native wood pigeon as opposed to 'kererū'. Though I would be obliged to raise caution should the name 'Kūkupa' be substituted as it may be confused with the prominent ancestor of the Te Parawhau tribe, Te Kūkupa, for which that area is not Te Parawhau. But this might be all right with the word 'Kūkupa' alone.
- **Waraki Rise** | 'Waraki' does mean birdsong, but that word is long out of use. Be great to have that word used again, otherwise the more common word for 'bird song' is 'kōrihi'.
- **Kohekohe Rise** | No issue. Very appreciate if that tree is growing in abundance in that area, incidentally that is how Kaikohe got its name.
- **Tui Lane** | 'Tui' means 'to sew, thread on a string, thread'. 'Tūi' on the other hand refers to the bird as per the attachment. Though I am unsure whether our street signs use macrons to show the difference. This isn't a biggie as it is unlikely anyone might name a street after the verb form of the word. But the use of macrons would be most useful when using Māori names.

**Nāku i roto i ngā mihi**  
**Mark N Scott**

**Manager Māori Outcomes** | Strategy & Democracy

**Whangarei District Council** | Te Iwitihi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangārei 0143

P 09 430 4200 | DDI 09 470 3028 | M 021 221 7556 | [www.wdc.govt.nz](http://www.wdc.govt.nz)




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**From:** Toni Satherley <[toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)>

**Sent:** Friday, 6 June 2025 11:37 am

**To:** Mark Scott <[mark.scott@wdc.govt.nz](mailto:mark.scott@wdc.govt.nz)>; Turi Hippolite <[turi.hippolite@wdc.govt.nz](mailto:turi.hippolite@wdc.govt.nz)>

**Cc:** Jarred Martin <[jarred.martin@wdc.govt.nz](mailto:jarred.martin@wdc.govt.nz)>

**Subject:** RE: Application Forms Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

Kia ora Mark and Turi,



Thanks for the suggestion below.

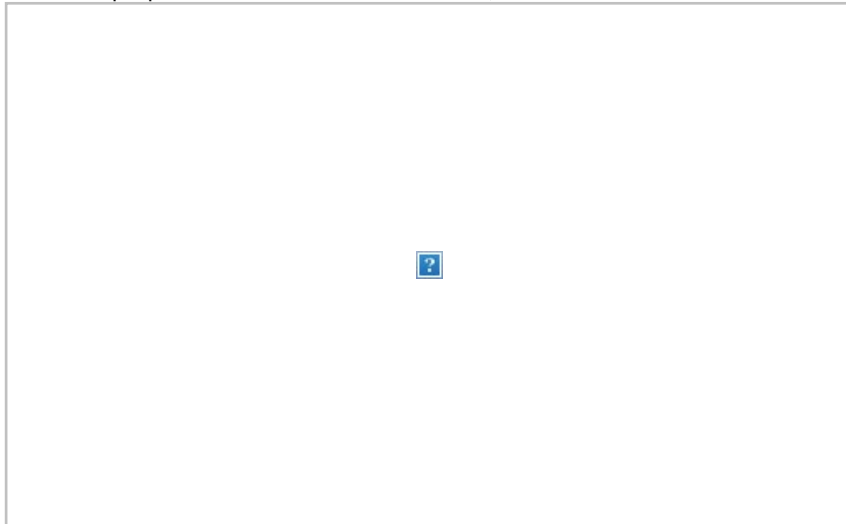
For clarification, Council's new road naming policy (attached) states that the applicant needs to give each mana whenua group at least 15 working days, which in the instance they have, this included an acknowledgment and response timeframe.

Therefore, I'm not sure we should be taking extra steps to seek further consultation, as the developer has followed our road naming policy.

However, that said, as we haven't obtained Hapu feedback on the proposed names, can I please request approval from yourselves that the proposed road names are **"appropriate, spelt correctly, interpreted correctly and not offensive to Māori."**

Your approval is required as part of the checking process.

Details of proposed road names shown below, and attached -



**Proposed Public Road Names – See attached application for further details**

- Keruru Rise
- Waraki Rise
- Kohekohe Rise

**Proposed Private Road Names - See attached application for further details**

- Furlong Lane
- Ruru Lane
- Tui Lane

I appreciate your assistance in this matter.

Nga Mihi | Kind Regards

**Toni Satherley**

**Post Approval Officer** | RMA Consents

**Whangarei District Council** | Te Iwitahi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangārei 0143

Phone 09 430 4200 | Mobile 021 563 907 | E [toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)




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**From:** Mark Scott <[mark.scott@wdc.govt.nz](mailto:mark.scott@wdc.govt.nz)>

**Sent:** Friday, 6 June 2025 9:48 am

**To:** Turi Hippolite <[turi.hippolite@wdc.govt.nz](mailto:turi.hippolite@wdc.govt.nz)>; Toni Satherley <[toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)>

**Subject:** RE: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

Kia ora Toni

I support Turi's suggestion.

**Nāku i roto i ngā mihi**  
**Mark N Scott**

**Manager Māori Outcomes | Strategy & Democracy**  
**Whangarei District Council | Te Iwitihi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangarei 0143**  
**P 09 430 4200 | DDI 09 470 3028 | M 021 221 7556 | [www.wdc.govt.nz](http://www.wdc.govt.nz)**




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**From:** Turi Hippolite <[turi.hippolite@wdc.govt.nz](mailto:turi.hippolite@wdc.govt.nz)>  
**Sent:** Friday, 6 June 2025 9:41 am  
**To:** Toni Satherley <[toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)>; Mark Scott <[mark.scott@wdc.govt.nz](mailto:mark.scott@wdc.govt.nz)>  
**Subject:** RE: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

Kia ora Toni,

Contact is good for Ngati Kahu o Torongare- [ngamahinga.ngatikahu@gmail.com](mailto:ngamahinga.ngatikahu@gmail.com) and it looks like there was an initial response by their kaimahi Jess. I would suggest to follow up again or we could try emailing directly to Nicki and Chantez, what do you reckon [@Mark Scott](#).

**Māori Technical Adviser • Maori Outcomes | Strategy & Democracy**  
**Whangarei District Council | Te Iwitihi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangarei 0143**  
**P 09 430 4200 | DDI 09 470 3028 | [www.wdc.govt.nz](http://www.wdc.govt.nz)**




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**From:** Toni Satherley <[toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)>  
**Sent:** Thursday, 5 June 2025 10:20 am  
**To:** Turi Hippolite <[turi.hippolite@wdc.govt.nz](mailto:turi.hippolite@wdc.govt.nz)>  
**Cc:** Mark Scott <[mark.scott@wdc.govt.nz](mailto:mark.scott@wdc.govt.nz)>  
**Subject:** FW: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

Mōrena Turi and Mark,

Can I please request that you to check that this applicant (Murray Mortimer) has contacted the correct Hapu Group for consultation with his road naming application?

I just want to be double sure that he has the correct details before I go forward with a "No Response" reply, particularly regarding your attached hapu email advise, which was passed onto Murray.

Please see the email chain below between the applicant and hapu contact.

Appreciate your assistance.

Nga Mihi | Kind Regards

**Toni Satherley**

**Post Approval Officer** | RMA Consents

**Whangarei District Council** | Te Iwitahi, 9 Rust Avenue | Private Bag 9023, Te Mai, Whangārei 0143

Phone 09 430 4200 | Mobile 021 563 907 | E [toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)




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**From:** Murray Mortimer <[murraymortimer@gmail.com](mailto:murraymortimer@gmail.com)>

**Sent:** Thursday, 5 June 2025 9:24 am

**To:** Toni Satherley <[toni.satherley@wdc.govt.nz](mailto:toni.satherley@wdc.govt.nz)>

**Subject:** Fwd: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

**EXTERNAL:** This email originated from outside Whangarei District Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

FYI - Email correspondence with Hapu

----- Forwarded message -----

**From:** Murray Mortimer <[murraymortimer@gmail.com](mailto:murraymortimer@gmail.com)>

**Date:** Tue, May 20, 2025 at 2:38 PM

**Subject:** Re: Application Forms for Proposed Road Names at 217 Pipiwai Road (Approved Consent SD2200085)

**To:** Nga Mahinga Ngati Kahu o Torongare <[ngamahinga.ngatikahu@gmail.com](mailto:ngamahinga.ngatikahu@gmail.com)>

Kia ora Jess

I have been contacted by the Whangarei District Council

They are following up on our application to name a Road and ROW at 217 Pipiwai Road.

Just wondering if there had been any feedback on the names we proposed for the Road & ROW?

Ngā mihi

Murray

On Sun, May 4, 2025 at 8:29 PM Nga Mahinga Ngati Kahu o Torongare

<[ngamahinga.ngatikahu@gmail.com](mailto:ngamahinga.ngatikahu@gmail.com)> wrote:

Kia ora Murray,

Have given out a pānui to the hapu - have stated Wednesday feedback end date so will respond then.

Ngā manaakitanga

Jess, Admin

Ngā Mahinga o NKoT

On Thu, 1 May 2025, 4:45 pm Murray Mortimer, <[murraymortimer@gmail.com](mailto:murraymortimer@gmail.com)> wrote:

Kia ora

ALLIM Ltd is developing a residential subdivision at [217 Pipiwai Road](#). (with 5 of your representatives visiting the site in October)

The development has progressed with the road to be tarsealed once we have some fine & settled weather.

As a result we have a Road and a ROW to name.

In talking with family we have come up with 3 names for the Road & ROW which we think suit or have relevance to the area.

As part of the consultation process we would appreciate feedback from Ngāti Kahu o Torongare on the names we have selected (including preferences or objections to any of the names)

I have attached the completed WDC Application forms for proposed road names along with a scheme map showing the road & ROW within the subdivision

We will appreciate your feedback & consideration

ngā mihi

Murray Mortimer  
0274 809090

## 5.1 Operational Report – Strategy, Planning and Development – August 2025

**Meeting:** Strategy, Planning and Development Committee

**Date of meeting:** 21 August 2025

**Reporting officer:** Dominic Kula (General Manager – Planning and Development)  
 Aaron Taikato (General Manager – Strategy and Democracy)

### 1 Purpose / Te Kaupapa

To update the committee on the operations of the services that the Strategy and Democracy Group, and the Planning and Development Group are responsible for.

### 2 Recommendation / Whakataunga

That the Strategy, Planning and Development Committee notes the Strategy and Democracy and Planning and Development Operational reports for August 2025.

### 3 Background / Horopaki

The purpose of the Strategy, Planning and Development Committee is to update Councillors on operational matters relating to the Strategy and Democracy and Planning and Development Groups.

### 4 Significance and engagement / Te Hira me te Arawhiti

The decisions or matters of this Agenda do not trigger the significance criteria outlined in Council's Significance and Engagement Policy, and the public will be informed via Agenda publication on the website.

### 5 Attachments / Ngā Tāpiritanga

Attachment 1 – Operational Report – Planning and Development – August 2025

Attachment 2 – Operational Report – Strategy and Democracy – August 2025



# **Operations Report Planning and Development**

## **August 2025**

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## 1. District Plan

### 1.1 Health and Safety

Nothing to report.

### 1.2 Current Priorities

The Government's "Plan Stop" direction announced on 16 July 2025 has the potential to alter District Plan priorities. The announcement suggests that plan changes will be limited ahead of the planned replacement of the Resource Management Act (RMA). However, some plan changes may qualify for exemptions and could still proceed. Decisions around the progression of current plan reviews through to the notification stage will need to be made once the Government provides further detail on the scope and application of the "Plan Stop", or once the "Plan Stop" is enacted into law.

#### 1.2.1 Plan Changes

Table 1 below sets out the status of current plan changes and the influence of Central Government Resource Management (RM) reform on this work.

*Table 1: Current Plan Change Status*

Plan Change	Status	Status Update	Influence of Resource Management Reforms
PC1 – Natural Hazards	Subject to Appeals	Direct discussions are continuing with appellants in relation to six appeals. Council filed its first report on mediation progress with the Environment Court on 30 May 2025. Council must file its next report on mediation progress with the Environment Court by 5 September 2025.	The decision version of PC1 is well aligned with proposals for a new National Policy Statement on Natural Hazards (NPS-NH). The recent Central Government "Plan Stop" Announcement signals that plan changes relating to natural hazards will be exempt from the "Plan Stop".
PC3 - Rosvall Sawmill Rezoning	Hearing postponed	The applicant chose to postpone the hearing that had been scheduled for 28 July 2025 to seek to address concerns raised in submissions prior to a rescheduled hearing. The rescheduled hearing is expected in the coming months.	The recent central government "Plan Stop" Announcement signals that private plan changes will be exempt from the "Plan Stop".
PC5 – 422 Marsden Point Road Rezoning	Request accepted Preparing for notification	Decision to accept and notify private plan change request made at the 17 July 2025 Strategy, Planning and Development Committee.  Preparing to notify the plan change (on a limited basis) on 18 August 2025, targeting owners and occupiers within a 500m radius and relevant business-zoned land in Marsden City and Marsden Cove.	The recent central government "Plan Stop" announcement signals that private plan changes will be exempt from the "Plan Stop".

### 1.2.2 Maintenance and Review Work

Maintenance and review work for the District Plan undertaken in July 2025 has included activities as outlined in Table 2 below. In the context of recent “Plan Stop” and other RM reform announcements we are considering the value of progressing this work and what the scope of this might look like.

*Table 2: Maintenance and Review work*

<b>Plan Review</b>	<b>Work being undertaken</b>	<b>Status in context of RM Reform announcements</b>
Matters of Importance to Hapū	<p>Staff have been working with hapū on the following:</p> <ul style="list-style-type: none"> <li>• Draft Tangata Whenua Context chapter</li> <li>• District Plan Provisions Analysis</li> <li>• Provision Options Report (including an initial draft set of provisions)</li> </ul> <p>Staff are preparing documentation to inform further work by hapū to produce:</p> <ul style="list-style-type: none"> <li>• A Data Protection Protocol setting out Council process for management of sensitive hapū information</li> <li>• A Site Identification Sheet to be used in the mapping phase of the project.</li> </ul>	<p>The recent central government “Plan Stop” announcement has the potential to stop the progression of any Plan Change that may result from this plan review. As the work being undertaken is currently still at early stages of the plan review process, will produce mapping that will likely be required to inform the new planning system, and is current subject to contracts with hapū, this work has continued pending more detail on the scope of the “Plan Stop”. Staff have however started looking at what a revised scope for the project might look like.</p>
Temporary Activities, Cross Boundary Matters, Contaminated Land and Minor Improvements	<p>Documentation required to inform proposed plan changes for Temporary Activities, Cross Boundary Matters and Contaminated Land, and Minor Improvements has been completed.</p>	<p>A report was taken to the July Strategy, Planning and Development Committee meeting to seek a decision of Council to notify the Plan Changes. The Committee resolved that the report should lie on the table due to Government’s “Plan Stop” direction. A decision on whether to progress these plan reviews will be made once Government provides further detail on the scope and application of the “Plan Stop”.</p>
Renewable Energy Infrastructure  Network Utilities  Ecosystems and Biodiversity  Public Access	None	<p>Drafting of plan changes for these topic reviews was paused earlier this year pending further information from the Central Government on proposed National Direction. These announcements were made on 29 May 2025 but due to the limited level of technical detail revealed in the proposals, and the “Plan Stop” announcement this work remains paused, pending certainty on direction.</p>

Onoke – Notable Trees and Site and Area of Significance to Māori	Initial discussion about this work has been undertaken with the landowner, alongside discussions with Nga Mahinga Ngati Kahu o Torongare in their capacity as hapū that hold knowledge of the cultural values of trees and Sites and Areas of Significance to Māori in this part of the district.	Work with Nga Mahinga Ngati Kahu o Torongare continues. However, given the “Plan Stop” announcement this work is maybe limited to mapping (unless it is possible for an exemption to be sought from Central Government).
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### 1.2.3 Monitoring

Staff have commenced District Plan monitoring to ensure the plan's efficiency and effectiveness in managing land use and resources. The key monitoring topics are:

- **Zone Boundary Review:** Conducting a review of parcel and zone boundaries, land use trends, and utilisation of land.
- **Medium Density Zone – Impact Assessment:** Evaluating development trends in the Medium Density Zone to identify implementation and uptake of enhanced zoning.
- **Business Land Development Sufficiency Update:** Reviewing business land development capacity through ground-truthing development potential and suitability of assumed capacity for anticipated future business needs.
- **Net Environmental Benefit:** Reviewing the implementation of the net environmental benefit approach to ensure it is delivering good outcomes. This includes legal protection and ongoing management of significant ecological and heritage values.
- **Quarry Buffer Zones:** Assessing the alignment of mapped Buffer Areas with resource consent requirements for quarry operations. This review will identify whether the Buffer Areas are fulfilling their intended function.

The monitoring will provide an evidential foundation to inform the replacement spatial plan following the central government resource management reforms. Monitoring outputs and findings will be presented to Council in early 2026.

### 1.2.4 ePlan

The ePlan Enhancements Project is well underway. Staff have been busy testing enhancements to functionality that will address current workarounds in the system that have the potential to result in issues with the legal version of the District Plan over the long term. The project is expected to be completed by the end of September 2025.

### 1.2.5 Process Improvement

Work has continued to improve some of our processes:

- **Business Process updates**  
Staff have continued work updating our process manuals to ensure business process changes arising from the implementation of ePlan are captured. At the same time, we are checking other aspects of our business processes to ensure they continue to meet the statutory requirements of our processes.

## 1.3 Performance Measures and Compliance

**Develop, implement, and maintain a District Plan in accordance with the Resource Management Act 1991 whilst reflecting the desires of the community and issues of sustainability.**

<b>Performance Measure</b>	<b>2024 – 25 target</b>	<b>Compliance</b>
Plan changes are researched, proposed, consulted and reported on as required by Council in accordance with the relevant statutory requirements.	100%	Achieved

## **1.4 Current Challenges/Issues**

The main challenges in the work programme of the District Plan are as outlined below.

### **1.4.1 Resource Management Reform**

As highlighted by the recent Central Government “Plan Stop” announcement, the RM Reforms continue to have the potential to require a rescoping or reprioritising of our work programme. We are expecting to have greater detail and certainty about the “Plan Stop” by mid-August and where necessary we will reprioritise our work programme to align. We will continue to actively monitor the wider RM Reform to ensure we are well placed to respond to the replacement Resource Management system once it is enacted.

### **1.4.2 Matters of Importance to Hapū plan reviews**

Data sovereignty issues associated with the Matters of Importance to Hapū plan reviews must be well managed, along with the strategy to produce the work in a partnered and co-designed way. These plan reviews require hapū to identify and offer their knowledge into the process. This requires a level of trust around the sharing of this knowledge, and a clear and shared understanding around how this knowledge will be used.

Data Sovereignty matters are being managed through:

- the signing of data sovereignty agreement with hapū as part of contract negotiations; and
- the development of a data management protocol as part of the Project to ensure the protection of hapū data shared into this Project over the long term and in accordance with the terms of the data sovereignty agreement.

A risk register is actively reviewed by staff each month to ensure risks associated with the Matters of Importance to Hapū plan reviews are appropriately managed.

### **1.4.3 ePlan**

The ePlan presents some challenges around the on-going maintenance of this system. Staff have developed, and are in the process of implementing, a risk management strategy for ePlan to ensure potential risks around this are mitigated. Progress toward minimising risks associated with ePlan is reviewed by Staff each month. The ePlan enhancement project which is currently underway is a key part of the risk management strategy.

## **1.5 Overview of Operational Activities**

### **1.5.1 Risk to the Tiriti Relationship**

The Sites of Significance to Māori and Significant Natural Areas challenge noted above has the potential to pose a risk in this space if the work is not well managed.

### **1.5.2 Delegated Financial Authority Policy**

Nothing to report this month.

### **1.5.3 Budget/ Financial**

The current priorities outlined in Section 1.2 of this report are undertaken by Planning staff, with some non-planning technical expertise associated with this work being funded by the Operational District Plan budget. The Operational District Plan budget also covers the cost of notification, submission and hearing processes (e.g. commissioners and postage costs) for plan changes.

All actual and reasonable costs of processing the private plan changes (to a decision) will be on-charged to the Applicant. The cost of any Council involvement in appeals to these private plan changes (e.g. lawyer time) sit with Council.

The ePlan Enhancements project is funded from the ICT project budget.

### **1.6 Legislation Changes or Updates**

Staff have prepared Council submissions in response to the following in July:

- National Direction package proposals; and
- Going for Housing Growth consultation.

Staff also prepared a letter from Council to Minister Chris Bishop in relation to the recent “Plan Stop” announcement.

There were no further RM Reform announcements in July 2025. It is anticipated that RMA Amendment Bill #2 (consenting and other systems changes) which includes the “Plan Stop” direction will be enacted into law in August 2025.

### **1.7 Future Planning / What’s Coming Next?**

Noting the potential impact of RM Reform on the District Plan work programme, the “Plan Stop” announcement and the election shutdown period it is expected that over the coming months the work of the District Plan team will be heavily focused on the monitoring work programme discussed in Section 1.2.3. This will also include annual monitoring to meet statutory requirements under the National Policy Statement for Urban Development.

## 2. District Development

### 2.1 Health and Safety

Nothing to report.

### 2.2 Current Priorities

- **Te Aho Tāhuhu | Community First**

Based on recent cross-organisation sector engagement meetings with members of the building and engineering community and the feedback received from a number of private sector participants, staff have identified some issues within the existing in-house processes that need to be scrutinised to ensure they are fit for purpose and are sufficiently customer focussed. At the same time these engagements have identified ongoing issues with private sector capability in some areas of Council engagement and consultation. Work will continue to see how this can best be addressed.

- **Parihaka Transmission Mast**

This project remains stalled. While there are no immediate stability concerns with the structure nor the immediately underlying ground, the access to the site and the ground stability in the near environs remain problematic. The main access road remains inaccessible to all forms of light and heavy vehicles and further geotechnical investigation is being undertaken by the Transportation team to identify whether there is a viable solution or whether an exit strategy many need to be considered. Alongside this the need for robust continuity planning by users has been signalled to lessees, with leases rolling over to a month by month tenure as they expire.

- **48 South Road**

Traffic engineers have furnished an Integrated Transport Assessment (ITA) that supports the proposed road connection, subject to several safety measures. These include:

- Localised speed reduction measures
- Right turn bay and centre line realignment on South Road turn into Argyle Street
- Formalised raised pedestrian crossing linkage across Argyle Street to link with the Caledonian Park walkway
- Safety improvements within the vicinity of Waipu Primary School (a more formalised pickup and drop-off facility)

Reyburn & Bryant have prepared project cost estimates under two scenarios:

- A. complete the 31 lot residential subdivision in accordance with the existing consent
- B. complete the 31 lot residential subdivision including the Argyle Street extension

Cost estimates for completing the subdivision in accordance with the existing consent (scenario A) are consistent with those provided to Council at the time of purchase. However, and as advised previously, there is an additional cost should Council wish to undertake an extension to Argyle Street (scenario B). Initial indications from consultant planners are that the proposed road connection should be able to be managed through a variation to the existing consent rather than a new consent, with the cost estimates for a variation being included in scenario B. With engineering requirements and cost estimates associated with an extension now received this project will be reported back to Council for direction on next steps.

- **Impact on Business**

Recent engagement with various business and central city groups has highlighted there is often a shortfall in information available on the impacts, positive or otherwise, of some sectors of our community and what weight is given to them during the decision-making process. While information regarding engineering, cultural and environment is generally



considered as fundamental to good decision-making, as an organisation we often overlook the impact on the commercial sector of various projects either during the project or upon their completion. Staff have begun exploring how commercial impacts can be more consistently considered, both during the delivery of projects and once they are complete. Early conversations with other councils across New Zealand have identified a range of approaches and ideas to learn from. Initial concepts have been informally tested with local stakeholders, with feedback to date being constructive.

Next steps include reviewing internal processes and developing a more structured approach to engaging with local businesses and commercial groups.

- **Hihiaua Peninsula Consultation**

A variation to the funding agreement has been completed and agreed upon by all parties. This variation will provide more certainty over the milestones that trigger payments and ensure better coordination between the Trust and Council during the disbursement of the final tranches of Council's funding in relation to the development of Stage Two.

Final hapū engagement is underway prior to concluding lease terms with the Trust. At this stage, only technical matters remain – specifically boundary adjustments related to the lease areas and areas that will be subject to licences to occupy. The aim is to ensure, where possible, continued unrestricted public access to open spaces.

- **Okara Marina**

Having completed Stage One of the marina development and secured sufficient further berth licence sales, the Trust have commenced work on Stage Two. Stage Two comprises further sea floor dredging, the construction of M Pier (44 berths), raising the reclamation level and installation of temporary shore facilities. Stage Two is being financed through a combination of Trust cash reserves, trading surpluses and berth licence purchaser deposits. Off-site fabrication of the concrete pontoons is almost complete. Completed pontoons are stacked on-site ready for lifting onto the water. The M Pier gangway is ready for delivery to site. Piling is due to commence in coordination with the pontoon installation. The project engineer is working through applications to have water, wastewater and electricity services connected to the site. The Trust is aiming to have the first vessels berthed in the Okara Marina during the Whangarei Maritime Festival 11-12 October 2025.

## 2.3 *Current Challenges/Issues*

No immediate challenges for staff at present other than some ongoing property legacy matters that have a continuing impact on staff capacity.

## 2.4 *Overview of Operational Activities through to April 2025*

### 2.4.1 *Economic Development*

- **Business**

Economic conditions remain subdued across the district, with businesses continuing to report cautious consumer behaviour and constrained investment appetite. Although some indicators have stabilised ongoing cost pressures and limited forward demand, particularly in construction and retail, continue to weigh on confidence. The Reserve Bank's decision in July to hold the Official Cash Rate steady reflects a careful balancing act, with inflation showing signs of easing but the broader economy yet to demonstrate sustained momentum.

This month, Council hosted The Pick Pitch Night at Te Iwitahi, a highlight event celebrating innovation and entrepreneurship in Northland. The night was an excellent showcase of emerging start-ups, offering a platform for new businesses to share their ideas with local stakeholders and investors. The event also demonstrated the value of Te Iwitahi as a civic space that supports and inspires community and economic activity.

Council also confirmed its ongoing role as a shareholder in Northland Inc, reaffirming its commitment to regional collaboration on economic development.

Following this, two allocations were approved from the Investment and Growth Reserve:

\$250,000 for the 2025/26 year to support the delivery of the TupuTupu Grow Northland programme, and

\$90,000 for a 0.5 FTE role in 2025/26 to coordinate inward investment opportunities across the region.

These investments are aligned with Council's economic development priorities, including attracting sustainable investment, supporting high-value job creation, and strengthening Whangarei's regional partnerships.

#### **Northland Inc. Update** (as provided by Northland Inc.)

##### **Business Enterprise and Innovation**

- In the year to date, the Northland Inc Business Growth Team has engaged one-on-one with 358 Northland businesses through the regional business partnership (RBP), with 51% of them being Whangarei based.
- RBP registrations and engagement levels remain steady and while we do see some businesses struggling to meet their portion of the 50% co-funding, the lower priced and more highly subsidised one to some programme (workshop style) is helping fill that gap and more workshops are planned for this next financial year.
- The Northland Inc BIG Team Net Promoter Score currently sits at 73 (against a KPI stated in the Northland Inc SOI of at least 50 for the year). The NPS provides a measure of how satisfied regional clients are with the business assistance and other services provided by this team. In addition to this score, we have had lots of positive verbatim feedback from customers surveyed.
- Our Callaghan Innovation Navigator has successfully overachieved in terms of generating leads and working with innovative businesses despite the news that Callaghan Innovation is being disestablished. Co-funding their portion of high R&D project costs remains a challenge for many. A handful of businesses have applied for the R&D experience grant - funding innovative businesses to hire tertiary level students as full-time interns. All of these businesses are based in Whangarei.
- The Pick business ideas competition, Northland Inc's flagship programme finished in July. Over ten weeks, 70 participants took part in a business fundamentals programme, covering all aspects of starting a business. Six finalists were then chosen to present their ideas to a panel of business experts and regional leaders at the Te Iwitihi atrium. This year's top prize went to a smartphone-integrated defibrillator designed to save lives. This programme helps new businesses get started and connects them to the RBP team for future support as they grow. 45% of participants were from the Whangarei district.
- This last quarter our team of Growth Advisors has worked closely with Northland Inc's Comms Team to promote business support to pakihi across the region.

##### **Destination Management**

- From 2021 to 30 June 2025, Northland Inc developed and delivered \$2mil of event support into the region through the Regional Events Fund (REF). Without the REF, Northland's event industry would have been decimated due to the pandemic. Of the 71 events funded, not only were some iconic events able to continue through uncertain times, 22 new events were developed or brought to the region, with 12 of these continuing annually since their establishment. Over \$1.6mil or 83% of the REF fund allocated to Northland was directly invested with event organisers, supporting the local businesses to survive and in some cases grow and thrive. Just some of the Whangarei events which have been supported include the Fritter



Festival, the ANZAC Day service, the Northland Pasifika Festival and the Whangarei Fringe Festival.

- The RTO has been in planning for the launch of a Spring marketing domestic campaign, using Northland's food and beverage as a hook to stimulate self-drive audiences to explore more of the region this spring. The Savour the Flavour, #NorthlandStyle campaign will roll out across radio, digital, and print media, aligning with Savour Northland as a key reason to book spring travel. There is an opportunity for industry to get involved with giveaways or prizes, particularly for radio campaigns – interested businesses can connect with the RTO via [tourism@northlandnz.com](mailto:tourism@northlandnz.com).
- Earlier this month, Trade Marketing Manager Sarah Archer, along with Jo Gill from Waitangi Treaty Grounds, attended the Tourism New Zealand Kiwi Link India trade event. This was the first time the RTO had been in market promoting the region in India since 2019. Sarah and Jo started off in Mumbai presenting to 60 agents with Vyom Journeys, then joined the other tourism operators in Goa for the main trade event, with 60 x 12-minute meetings, before heading to New Delhi for frontline training to 217 agents. This trip to promote the region was funded by the International Marketing Group, including Whangarei members Dive! Tutukaka & Hundertwasser.
- This month we had Kate Evans in region, including Whangarei, researching for the next edition of the Frommer's New Zealand travel guide. Frommer's has been around for 65 years and have sold more than 75 million guidebooks. The material in the book will also appear on [Frommers.com](http://Frommers.com) which receives more than 12 million page views per month. The new book is due to come out early 2026. Kate Webster also featured Northland across both Captured Travel and trade publication Travel Monitor following her seven-night famil in June.

#### **Investment & Infrastructure**

- Northland Infrastructure Plan – a preferred supplier has been identified and the team is working through contract details. Anticipate an announcement early August, with initial project planning underway.
- Engagement with Massey University has been very successful and discussion underway about how to formalise this relationship.

#### **• Whangarei District Airport**

##### **Operations:**

The airport is continuing to operate and comply with CAA requirements.

The airport held it's Bi-Annual tabletop exercise with FENZ, St Johns and Air New Zealand. The meeting discussed what each emergency service would like to achieve in our next live scenario drill to be held in 12 months. Good discussion surrounding key outcomes and individual requirements for each stakeholder. Airport to go away and incorporate this into the next live scenario which will be held in early February 2026.

Airport is still liaising with Peter Seed from Airbiz for the review of ANZ landing fees. Part of this review is looking at how to ensure that during this period of rescheduling and cancellations from ANZ, that the airport is not losing out on revenue as it has been in the last 12 months.

The airport has had its annual internal audit completed by GRG Consulting. The audit showed that there were no matters of significance outstanding from the previous audit and that no issues of non-compliance were observed during the audit. The consultant also made the comment that the aerodrome is looking well maintained and that airport management should be proud of how they are maintaining the aerodrome.

The sealing of Alpha taxiway has had to be put on hold due to weather conditions. Contractors were unable to get the compaction measure required due to the amount of rain that the region has been experiencing. It was decided that it was best to now wait until things dried out and revisit again in September.

RFS Build is now taking shape with concrete pours now completed and steel form being erected.

### **Scheduled flights**

Air New Zealand is still having engineering and staffing issues that are affecting its flights regularly nationwide. The disruption at Whangarei increased in June compared with the previously reported month.

### **Cancellations**

A total of 12 flights were cancelled during June 2025.

### **Noise**

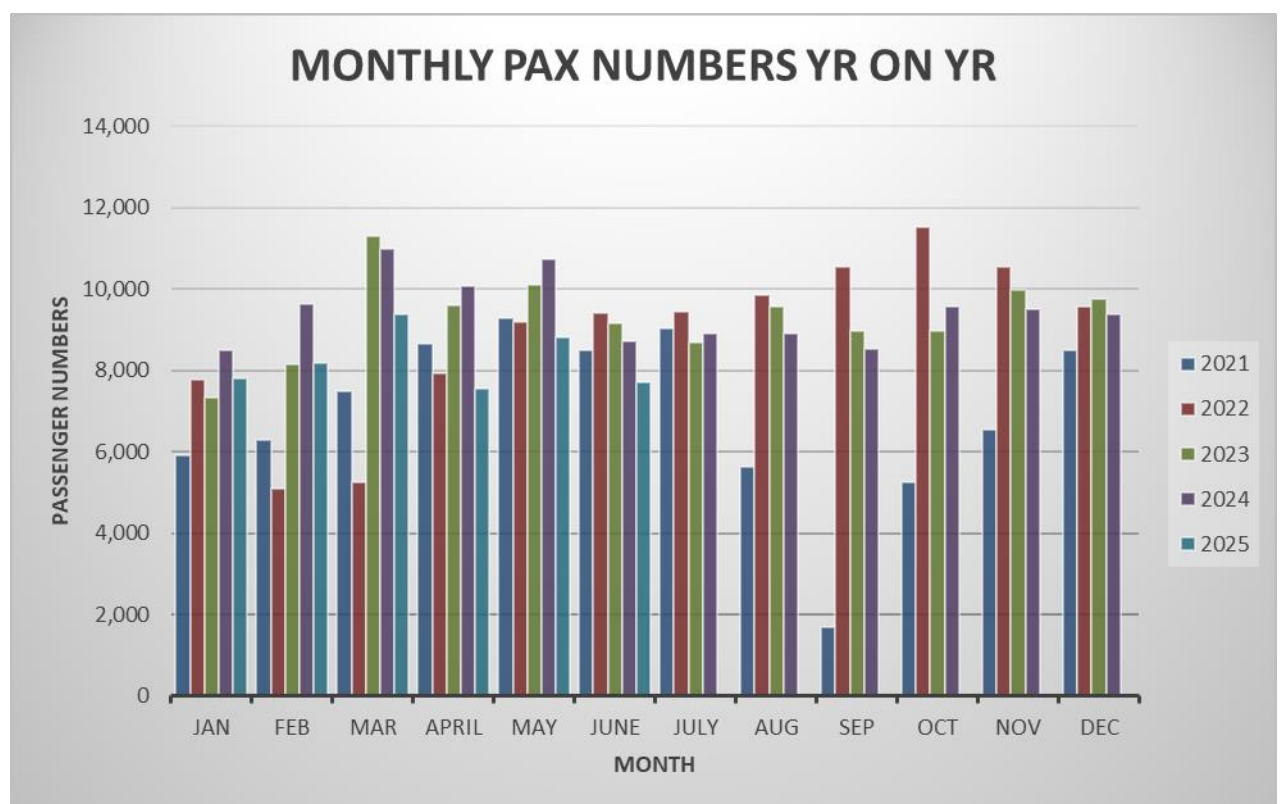
There have been no noise complaints for the month of June 2025.

### **Parking**

Parking revenue for June 2025 was \$15,549, which is down just slightly from \$15,967 in June 2024.

### **Passenger Numbers**

Passenger numbers for June 2025 were 7,706, down 11.7% compared to 8,730 in June 2024. While still below last year's levels, this represents an improvement on May 2025, which saw an 18% year-on-year decline.



- **District Development Update**  
**Accommodation Data**

A traditionally quieter month for tourism, June saw 22,300 guest nights in Whangārei, a 2% increase year-on-year. 20,100 were domestic, and 2,200 international. Overall, Aotearoa recorded 2,174,900 guest nights, down 8% from June 2024.

Location	Nights	May-25	Jun-25
NZ	Total	2,429,600	2,174,900
	% YOY	-4%	-8%
	Domestic	1,701,900	1,574,900
	% YOY	-5%	-5%
	Int.	727,800	600,000
	% YOY	-4%	-15%
Northland	Total	85,500	72,200
	% YOY	2%	12%
	Domestic	67,400	63,100
	% YOY	-2%	-2%
	Int.	18,200	9,200
	% YOY	26%	24%
Whangārei	Total	24,700	22,300
	% YOY	0%	2%
	Domestic	20,300	20,100
	% YOY	-1%	2%
	Int.	4,400	2,200
	% YOY	10%	5%
Far North	Total	52,400	43,500
	% YOY	1%	-1%
	Domestic	39,800	37,100
	% YOY	-8%	-6%
	Int.	12,600	6,400
	% YOY	47%	33%
Kaipara	Total	8,400	6,400
	% YOY	19%	13%
	Domestic	7,300	5,800
	% YOY	35%	14%
	Int.	1,200	600
	% YOY	-37%	20%

## Website

WhangāreiNZ.com saw a 35% increase in total visits YOY, and a 15% increase in page views.

PDC Creative have been contracted to create monthly blogs for the website to keep content fresh and engaging. The first two were “Visit Whangārei for the big game!” and “Six dog-friendly places in Whangārei”. Upcoming content includes surfing, local markets and a Foodies Guide to Whangārei. These collaborations allow us to showcase local businesses and people fairly via opinion pieces, not Council recommendations.



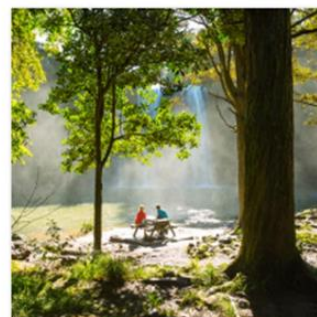
### Six dog-friendly places in Whangārei

Discover the best dog-friendly parks, beaches, and walking trails in Whangārei. Learn about on-leash and off-leash areas, seasonal beach rules, and important dog access guidelines to enjoy safe outings with your pet.



### The five best running tracks in Whangārei

Whether you're just getting started or training for your next big event, Whangārei offers a stunning variety of tracks that keep things interesting, scenic, and challenging in all the right ways.



### Visit Whangārei for the big game!

Whether you're backing there's no better place to enjoy a rugby-filled long weekend than Whangārei. So, pack your best supporters gear and venture north to Te Tai Tokerau Northland.

## Social media

The Whangārei Love it Here Facebook page had a busy month, with 209,285 views. Instagram had a total of 174,212 views. The post ‘Your birth month is what you’re doing this weekend’ created great engagement and conversation.

### Local Goodie

The 'Local Goodie' campaign is a celebration of Whangarei's people - the everyday heroes, the quiet helpers, the community champions. It's about recognising those who embody manaakitanga and whanaungatanga - the spirit of generosity, care, and connection that makes us proud to say we Love it Here!



### Overview and Goals

The Local Goodie campaign is a collaboration between Venues and Events, and District Development.

From a District Development perspective, the goals of this campaign are to:

- Showcase and celebrate good news stories and people within Whangarei, in turn making residents proud of the district and more likely to look at Whangarei in a positive frame.
- Promote Whangarei positively within wider Te Tai Tokerau
- Strengthen the Whangarei District Love it Here! brand and positions it positively within the community. This in turn reflects positively on Whangarei District Council.
- Offer opportunities for conversations around why people Love it Here.
- Offer a once in a lifetime luxury prize for one Local Goodie, which in turns provides an opportunity to showcase Whangarei as a desirable tourism destination and gives tourism operators a chance to be involved in the marketing. The prize for 2025 is a \$3,600 night away at Andersons Cove in Langs Beach, generously provided by Sarah Nathan.

The promotion launched with a Live Show on Wednesday 25 June, where District Development joined Flash, Toast and Pip to surprise Local Goodies, nominated by friends and family. Text nominations poured in during the morning, celebrating a range of Local Goodies. The launch was followed up with a video on the MoreFM social media (8,500 views) asking for nominations. The Local Goodie campaign will run for one year, with Local Goodies celebrated monthly.

### Come on Up Campaign

An extension of the Auckland and Christchurch "Come on Up!" campaign ran in regional airports nationwide, promoting Whangarei as a destination and advertising the Māori All



Blacks game on 5 July. There was also a Come on Up! social media campaign which ran during June and created 1460 direct clicks through to the ticketing website.

### **Māori All Blacks vs Scotland**

The Whangarei Love it Here! brand played a significant role in supporting the Māori All Blacks double header on July 5. Through extensive social media campaigns, print and media coverage, brand visibility, and community engagement, the brand successfully promoted the event and ensured a memorable experience for all fans and participants.

As part of a new year-long contract, Uplimagery attended the game to capture footage of the crowd and the Council activations. The images are available via our media gallery and have already proved valuable for on-going promotion of the district.



### **New signage in the Town Basin**

The lightbox maps in the Town Basin and Cameron Street have been updated and replaced. The black wayfinding signs around the Hātea Loop Walkway are also being updated and should be replaced by the end of August.

### **2.4.2 Risk to the Tiriti Relationship**

There is ongoing engagement and discussions with hapū as to their role in Council commercial property. Parihaka Transmission Mast's future location requires ongoing engagement with hapū as do other proposals of both Council and third parties (i.e. Hihiaua).

### **2.4.3 Delegated Financial Authority Policy**

Nothing to report.

### **2.5 Legislation Changes or Updates**

Nothing to report.

### **2.6 Future Planning/What's Coming Next?**

- **Inward Investment Pathway**

Opportunities for both domestic and international inward investment continue to arise through multiple channels, often managed in an ad hoc manner depending on the receiving organisation's capacity. Recognising the need for a more coordinated and strategic regional approach, the Joint Regional Economic Development Committee has approved funding from the Investment and Growth Reserve to support a 0.5 FTE regional inward investment coordination role within Northland Inc for one year, as part of a proposed three-year pilot.

Council staff will work closely with this new role to ensure alignment with Whangarei-specific priorities and projects. While responsibility for hosting and meetings with delegations will remain with individual councils, the role will provide regional coordination, facilitate effective follow-up with potential investors, support identification of district-level investment opportunities, and assist in ensuring robust due diligence processes are consistently applied. The objective is to improve the quality, focus and readiness of the region's response to investor interest and enhance the chances of securing long-term, high-impact investment.

### 3 RMA Consents

#### 3.1 Health and Safety

No updates.

#### 3.2 Current Priorities

The team is continuing to manage the processing of resource consent applications, post approval applications and the monitoring of approved consents to meet the performance measure targets in the Long-Term Plan and Annual Plan, as detailed below.

#### 3.3 Performance Measures and Compliance – Year to Date

**Council will process resource consent and associated applications within statutory timeframes.**

Performance Measure	2024 – 25 target	Compliance
Percentage of non-notified resource consent applications processed within statutory timeframes.	≥95%	93%
Percentage of Section 223 and Section 224 applications [processed] for subdivision consents under the RMA within statutory timeframes.	≥95%	100%

**Council will ensure compliance with land-use consents by monitoring consents issued.**

Performance Measure	2024 – 25 target	Compliance
Percentage of land-use consent conditions monitored.		
<i>Note: timeframes will be dependent on priorities based on potential environmental risk associated with non-compliance.</i>	100%	100%

#### 3.4 Current Challenges/Issues

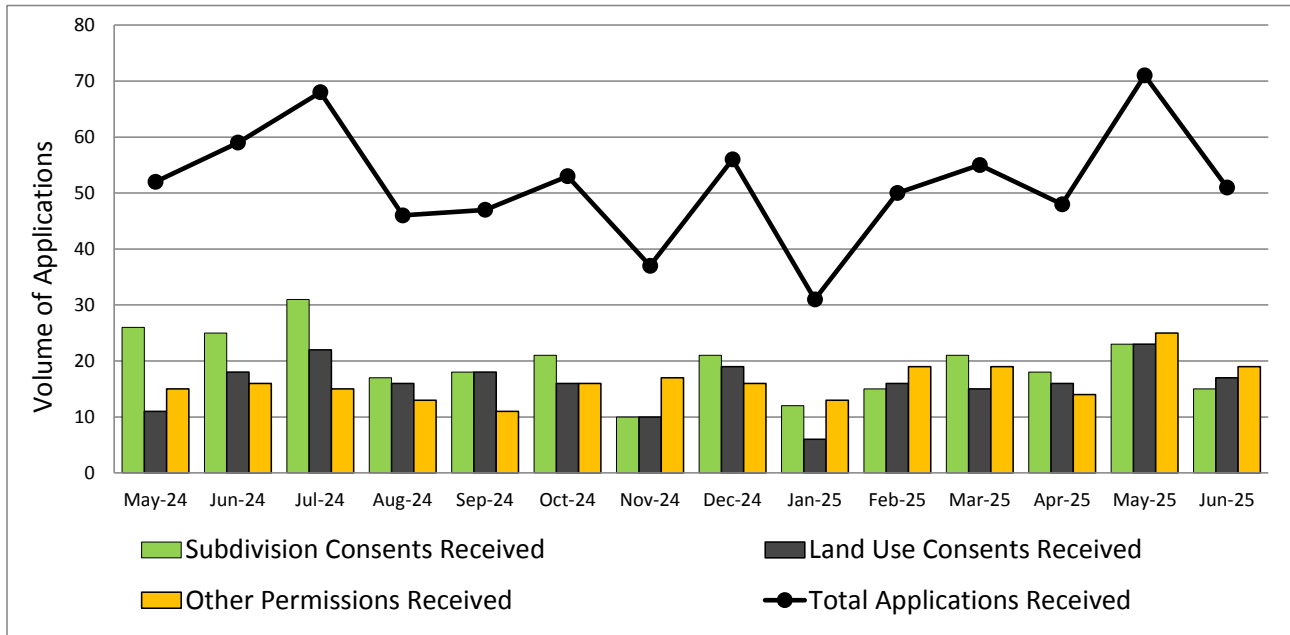
We continue to work closely with the Development Engineering Team to track consent timeframes and manage capacity challenges.

Wastewater capacity (most commonly subdivisions) where connection to the wastewater network is required, we seek input from the infrastructure team. If there is no capacity to connect to wastewater we may have to decline the application.

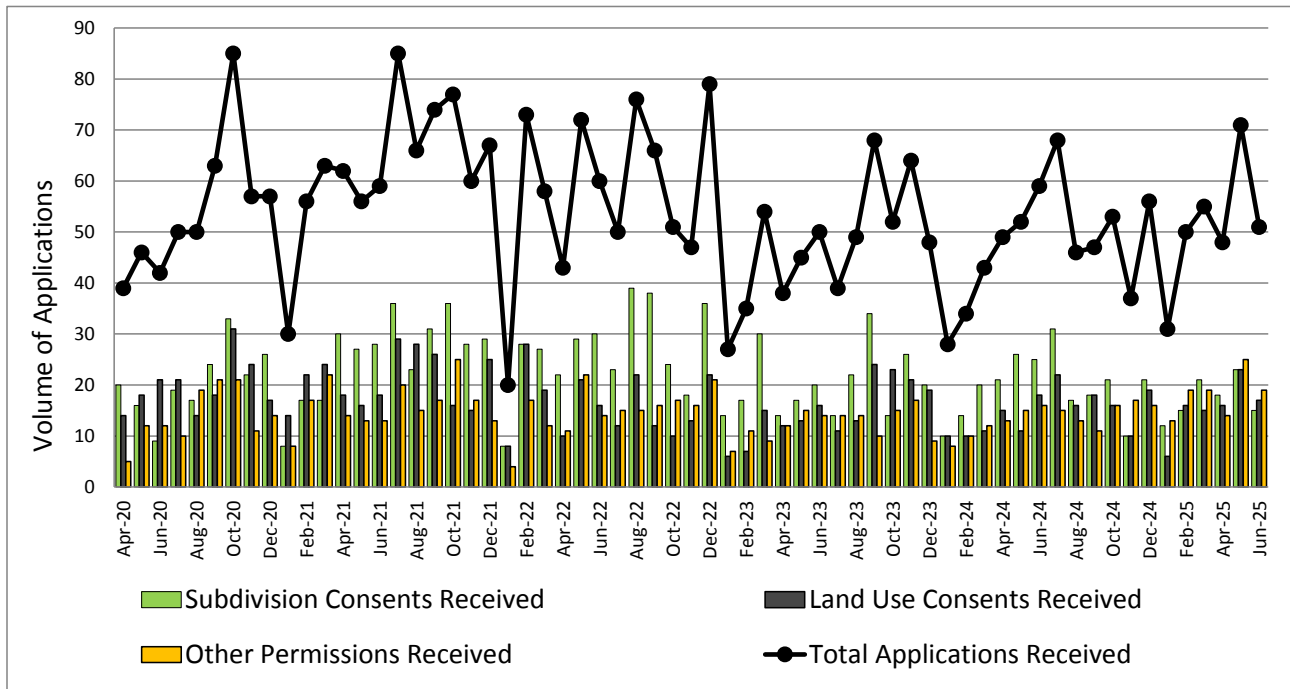
### 3.5 Overview of Operational Activities for June 2025

The number of resource consent applications dropped back to the level of the previous months. Post-approval applications remained steady.

**Total number of applications received over last 12 months**

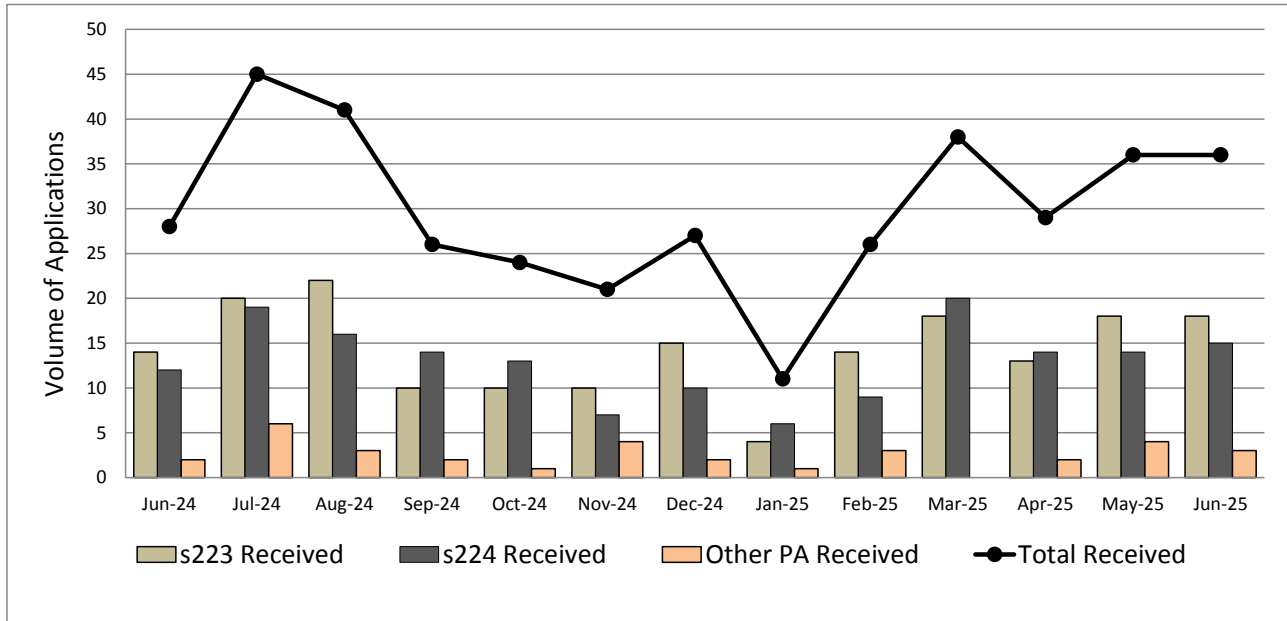


**All applications received over the last 5 years**





### Number of post-approval applications received over the last 12 months



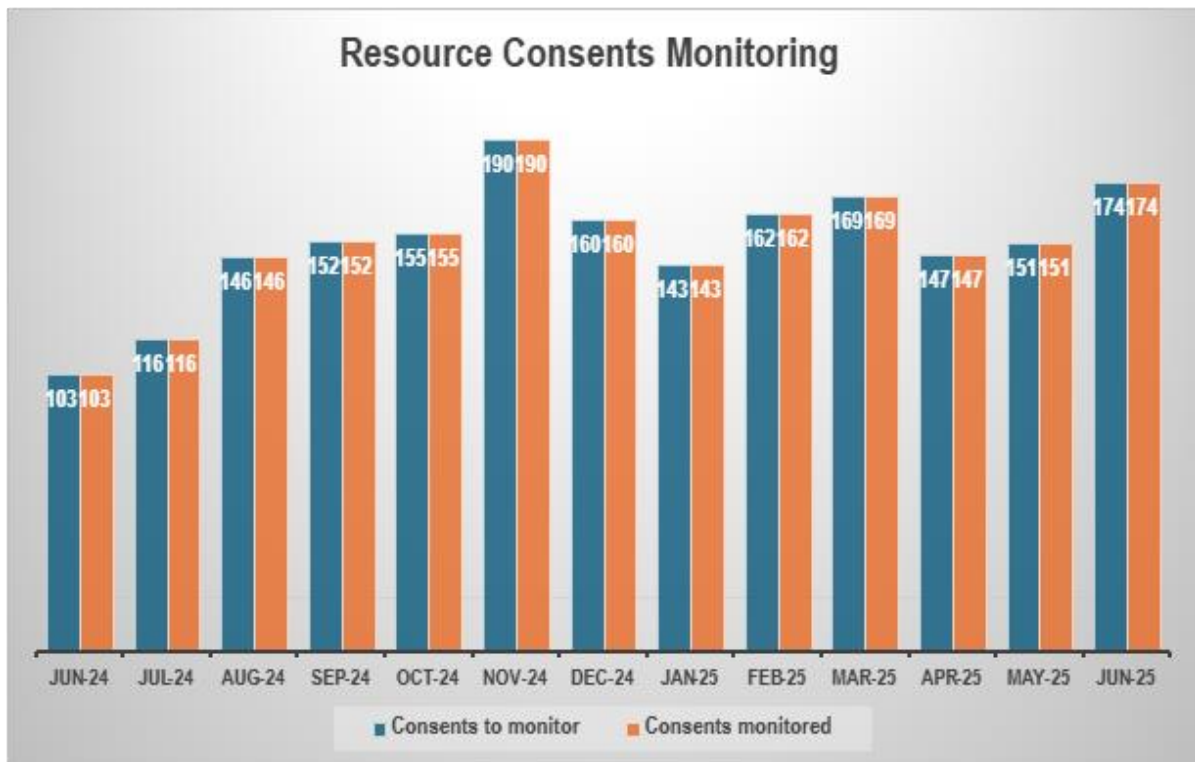
### Applications of note received over the last month include:

No applications of note.

### Compliance

#### Resource Consent Monitoring

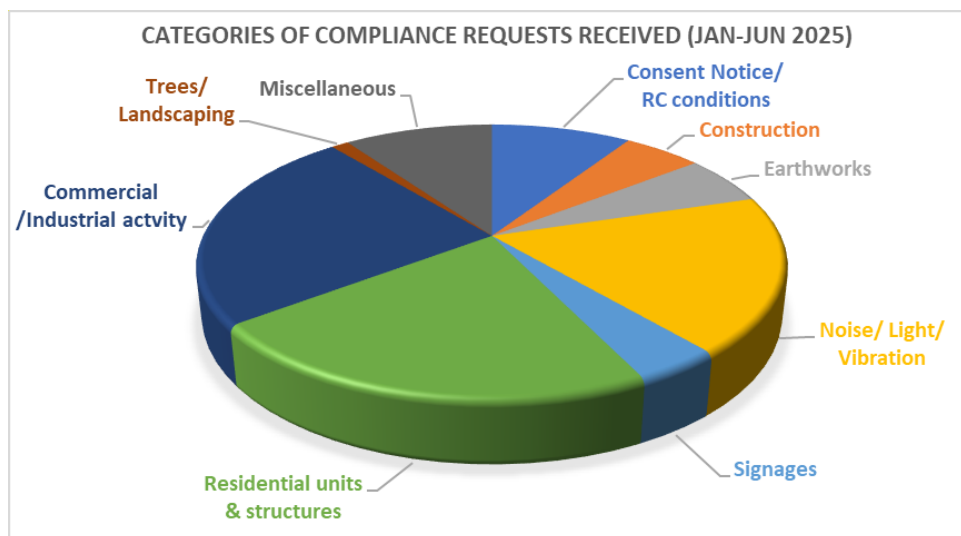
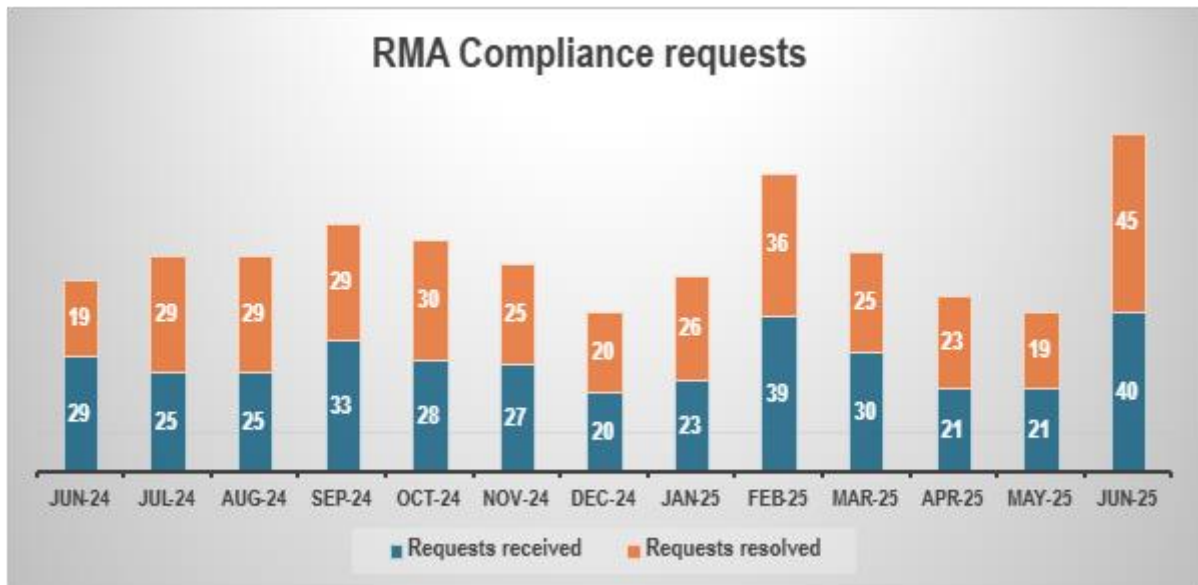
There was a 69% increase in the number of resource consents monitored compared to June 2024. This significant rise is primarily due to new consents being added to the monitoring list.



### Compliance Requests

Compliance requests saw a 38% increase compared to the same period last year. Notably, the number of closed requests increased by 137%, indicating increased resolution in June.

The distribution of compliance requests received between January to June 2025 is illustrated in the pie chart. The majority of requests fall under the Commercial / Industrial activity category, which accounts for 24% of total requests. This is closely followed by the Residential Units & Structures category at 22%.



#### 3.5.1 Risk to the Tiriti Relationship

The RMA Consents team is working on building stronger treaty partnerships with local iwi and hapū. It is noted that the resource consent process can cause friction with iwi/hapū.

#### 3.5.2 Delegated Financial Authority Policy

The RMA Consents team is currently progressing the procurement process for updating councils RMA Commissioners panel. We plan to include the recommendations as an agenda item for the July Planning and Development Council meeting.

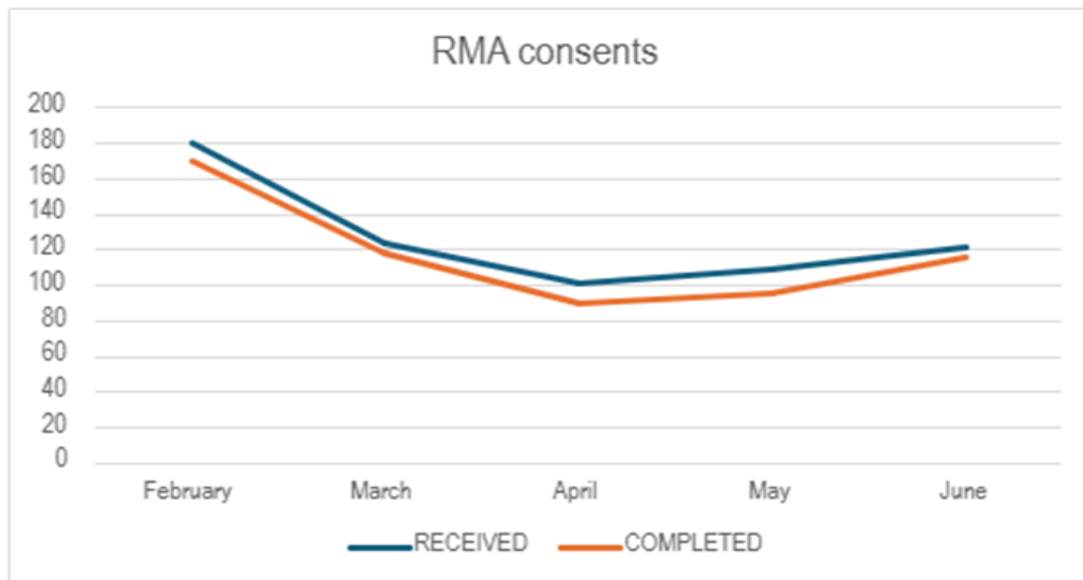
### 3.6 Legislation Changes or Updates

The Resource Management (Consenting and Other System Changes) Amendment Bill, introduced in December 2024, is part of the government's phased approach to reforming the resource

management system in New Zealand. This bill focuses on targeted changes to the existing Resource Management Act (RMA) to streamline consenting processes, particularly for infrastructure and energy projects, and to enhance the system's overall effectiveness. A report by the Ministry for the Environment indicates that the bill is expected to come into force mid-2025.

### 3.7 Request System Update for RMA Consents

In June 2025, the RMA consents department received 121 requests, and staff closed off 116 requests.



Requests June 2025	
Requests logged	121
Requests closed	116
Category Breakdown	
Subdivision/land use resource consent enquiry or request for information	67
District Plan and Resource Management Act issues	23
RMA Consents non-compliance issues	11
Contact us - general enquiries	7
Building consent and other enquiries	4

#### Current Status of requests as of 25 July 2025

Total	Past Deadline	Acceptance Overdue
72	33	4

## 4. Building Department

### 4.1 Health and Safety

On-going risks include vehicle safety, staff working alone, staff visiting potentially dangerous buildings/members of the public (compliance) and staff inspecting construction sites.

### 4.2 Current Priorities

As outlined previously, the use of remote inspections is still a priority as it will be an invaluable tool to cope with inspection demand when the next busy period arrives. This is despite the change in Central Government direction that previously was going to require all inspections to be remote. At present the industry is slow to uptake the option of remote inspections. Staff have attended an industry meeting (with Master Builders) to discuss upcoming Building Act changes and they took the opportunity to encourage builders to trial remote inspections.

### 4.3 Performance Measures and Compliance

**Council will responsively and accurately manage the building consents and compliance process.**

Performance Measure	2024 – 25 target	Compliance
Percentage of building consents applications processed within statutory timeframes.	96%	94%
Percentage of inspections completed within two days.	≥95%	94%

96% of the consents issued in June were within the 20-working day requirement, a drop of 1% from April & May, but is a continuation of the generally positive results for 2025.

### 4.4 Current Challenges/Issues

Nothing to report.

### 4.5 Overview of Operational Activities for June 2025

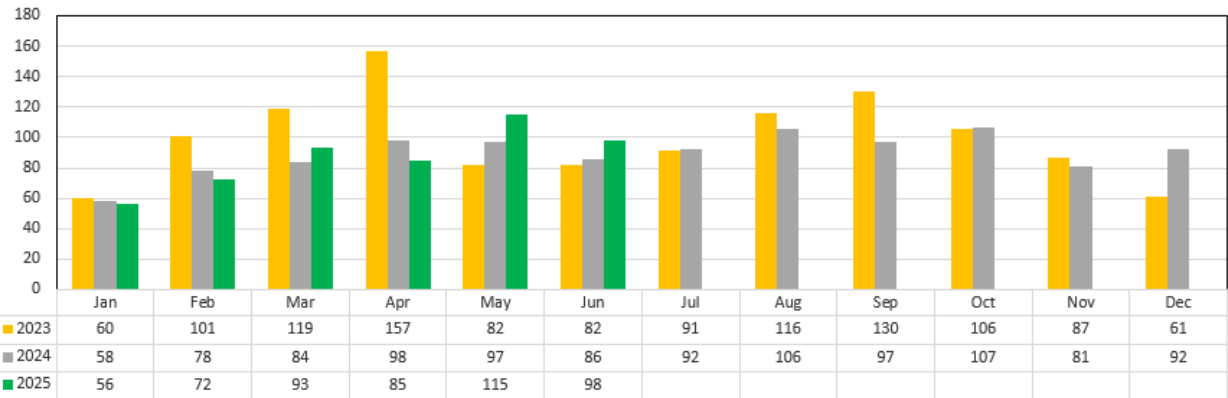
In June 98 applications were received, down from 115 in May. The spike in May was largely due to seasonal fireplace applications. Despite the drop, June still recorded the second-highest number of applications this year.

A total of 81 consents were granted in June, with an average processing time of 10 working days per consent and a total customer time of 22 days – almost identical to last month. Current trends suggest that receiving 70-80 applications per month has become the new norm.

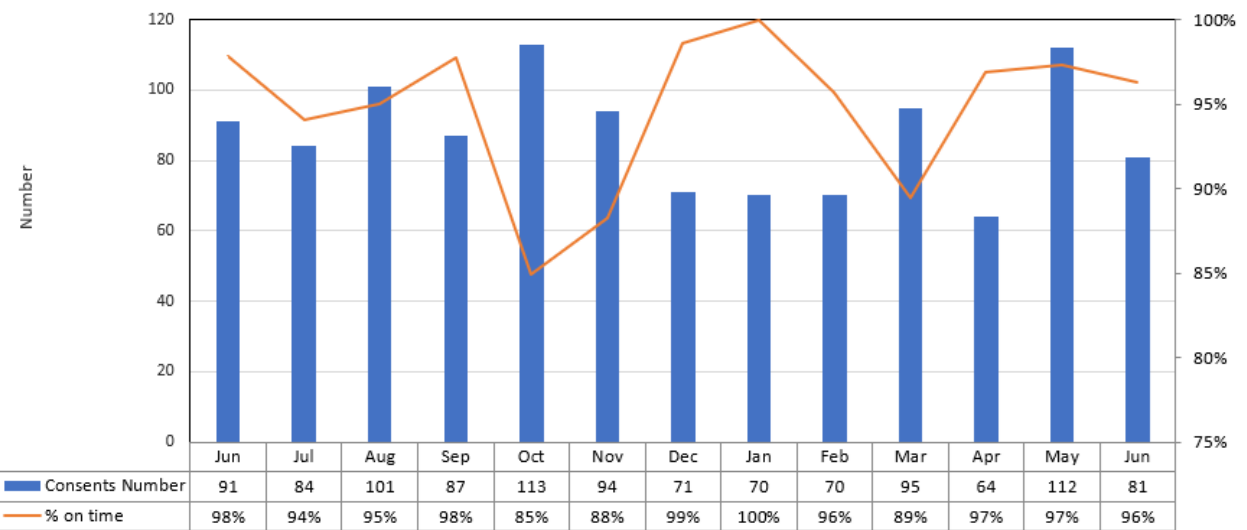
474 inspections were conducted in June, a 15% decrease from May, and is a reflection of the drop in construction activity.

145 LIM applications were received (compared with 155 last month) with 122 issued in an average of 5 days. 20 PIMs were issued, at an average of 7 days to process. 7 PCS (Potentially Contaminated Site) report requests were received and 6 were issued, with an average of 6 working days to process.

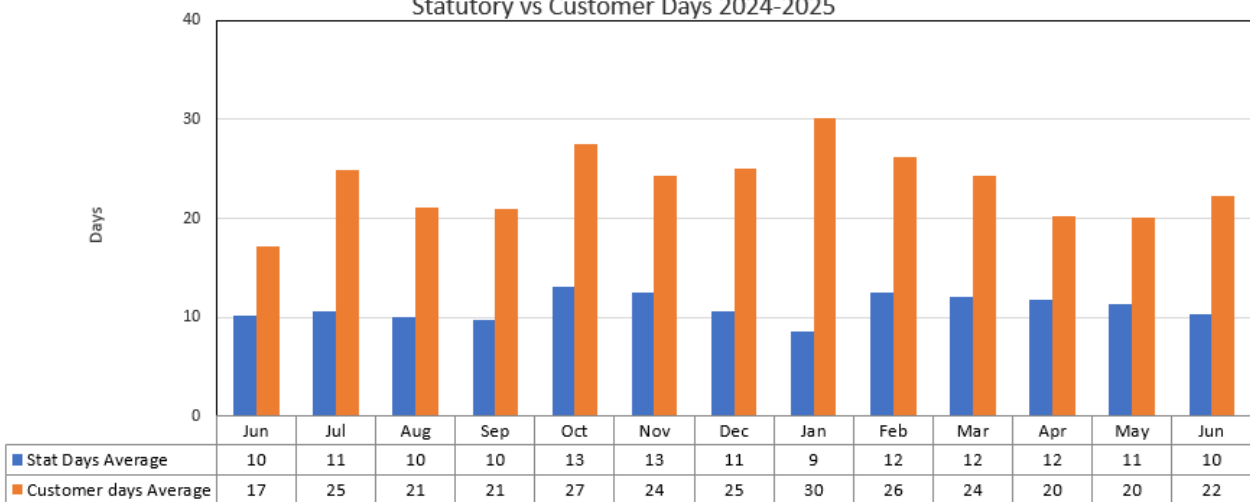
Current 3 year view of Applications Received



Number of Consents Issued and 20 day time frame performance 2024 - 2025



Statutory vs Customer Days 2024-2025



#### 4.5.1 Risk to the Tiriti Relationship

The activities of the building department are not considered to be a risk to the Tiriti relationship.

#### 4.5.2 Delegated Financial Authority Policy

No new contracts were let during June.

#### 4.6 Legislation Changes or Updates

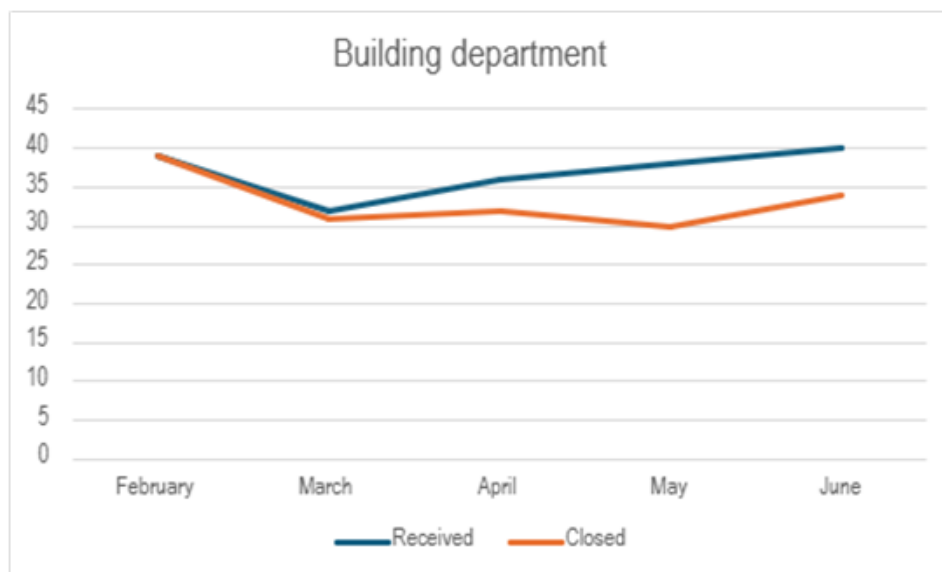
The government continues to progress its goal of reforming the Building regulatory system. The Building (Overseas Products, Standards and Certification Schemes) Amendment Act 2025 has resulted in MBIE publishing the first version of the Building Product Specifications, effective 28 July 2025. This contains building product standards and specifications in relation to their manufacture, fabrication, testing, quality control, physical properties, performance, installation and/or maintenance. As a result, multiple acceptable solutions and verification methods have been revised to cite the Building Product Specifications. It remains to be seen whether these changes will lead to greater product variety or meaningful cost savings.

#### 4.7 Future Planning / What's Coming Next?

Currently, we are in a waiting period as there are no open consultations. However, submissions for the BCA reform proposal will be sought later this year.

#### 4.8 Request system update for Building Control

In June 2025, the building department received 40 requests, and staff closed off 34 requests.



Requests June 2025	
Requests logged	40
Requests closed	34
Category Breakdown	
Building or development issues	13
Unauthorised stormwater discharge	8
Building consent enquiries	5
Pool fencing	3
Building consent refunds and payment enquiries	3
Contact us - general enquiries	3

#### 4.8.1 Customer feedback

**CC251485** - I would like to extend my sincere appreciation for the exceptional service provided by Robyn Shanks, Project Assessment Officer, in resolving a recent matter I brought to the council's attention. Please pass on my thanks and recognition to Robyn. She is a credit to your team and a great example of public service at its best.

#### Current Status of requests as of 24 July 2025



## 5. Health & Bylaws

### 5.1 Health and Safety

Nothing to report and no additions to the organisational risk register this month.

However, in general, our Regulatory Services contractor Armourguard and their teams continue to face potential risks to their health and safety related to vehicle safety, staff working alone, and when interacting with aggressive members of the public through their compliance roles.

### 5.2 Current Priorities

With the start of the new financial year, both the Environmental Health team and Regulatory Enforcement Services contractor, Armourguard, are focussing on their core functions and aiming to achieve their individual performance measures targets, as highlighted below.

### 5.3 Performance Measures and Compliance

**Council will ensure responses to complaints relating to parking, excessive noise, dogs, stock, and bylaws are carried out within contracted timeframes.**

Performance Measure	2024 – 25 target	Compliance
Percentage of complaints responded to within contracted timeframes.	≥85%	June = 52% Year to date average = 87%

Note: Regarding the performance measure for complaint response in June 2025, an anomaly affected the results. A large number of enquiries related to dog registration renewals and associated fees were incorrectly included in the measure. These types of requests only require a written response or an update to our records, not a first inspection or attendance, and therefore should not have been counted.

Their inclusion significantly lowered the monthly result from over 90% to 52%. However, the overall annual performance remains compliant, exceeding the target of 85%.

To prevent this issue in the next financial year, steps are being taken to ensure that such enquiries are excluded from the measurable complaint categories, while still being appropriately responded to.

**Council will protect and promote public health by monitoring those premises, which under the Health Act 1956 require annual registration and inspection.**

Performance Measure	2024 – 25 target	Compliance
Percentage of Health Act registered premises inspected annually.	100%	Year-end achievement = 100%

**Council will promote food safety by registering and verifying those food businesses which the Food Act 2014 specifies that local authorities can register and verify.**

Performance Measure	2024 – 25 target	Compliance
Percentage of food businesses verified within timeframes as specified by the Food Act 2014.	100%	Year-end achievement = 100%



**Council will aim to reduce alcohol-related harm by annually inspecting alcohol licensed premises to ensure compliance with the Sale and Supply of Alcohol Act 2012 and licensing conditions in general.**

<b>Performance Measure</b>	<b>2024 – 25 target</b>	<b>Compliance</b>
Percentage of alcohol licensed premises inspected annually.	100%	Year-end achievement = 100%

## **5.4 Current Challenges / Issues**

There are no current challenges or issues facing the department or its teams.

## **5.5 Overview of Operational Activities for June 2025**

Business as usual, nothing specific to report.

### **5.5.1 Risk to the Tiriti Relationship**

The activities of the Health & Bylaws department are not considered to be a risk to the Tiriti relationship.

### **5.5.2 Delegated Financial Authority Policy**

Nothing to report.

## **5.6 Legislation Changes or Updates**

There are currently no legislative changes or updates within this department.

## **5.7 Future Planning / What's Coming Next?**

Below follows a monthly update on the construction of Council's new animal shelter (dog pound).

<b>Project</b>	<b>Current Stage</b>	<b>Estimated Construction Start Date</b>	<b>Estimated Completion Date</b>	<b>RAG Status</b>
<b>New Animal shelter construction</b>	Construction	Sep-22	Oct-24	

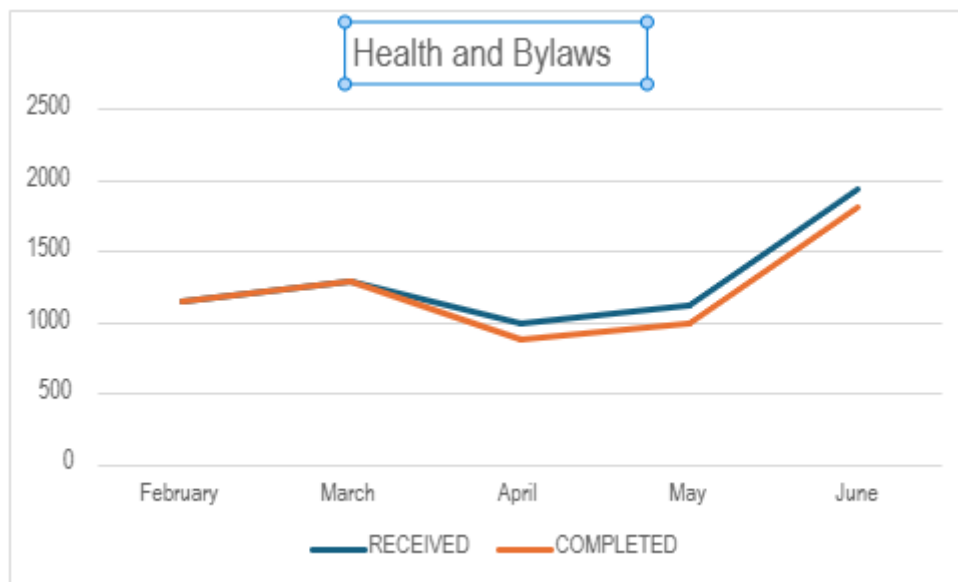
Minor snag list items are still being worked through, and construction is practically complete.

Building fit is complete and the Armourguard Animal Management team moved in on 11 November 2024 and have been settling in well. The construction contract remains within the approved contract value, and the project is expected to be delivered under the total project budget. Bank drainage installation is still required, and paperwork is being worked through for the Certificate of Compliance.

## **5.8 Request System Update**

In June 2025, the Health and Bylaws department received 1947 requests, and our contractors and staff closed off 1812 requests.

There has been an increase in requests due to dog renewals.



#### Requests June 2025

Requests logged	1947
Requests closed	1812

#### Category Breakdown

Other dog issues	636
New dog registration payments and enquiries	462
Infringements disputes and enquiries	249
Residential noise	191
Animal management (internal only)	143
Parking issues	82

#### 5.8.1 Customer feedback

**AC2528719** – 5-star rating – Thank you for the very prompt response, I appreciate your help.

**NC2511697** – 5-star rating – The woman who rang me back was very good. Explained the current situation clearly and offered ongoing help if needed.

**CC251493** - I called out the dog control team today to help with an XL stray dog at our house and they arrived about 20 minutes later which I so appreciated. I wanted to let you know that they were so kind and so professional with us and with the dog owner who had also finally arrived. I really appreciated their kind approach (as did the dog). I am grateful for your help and feel very fortunate to have a team like that around here. Thanks heaps!

#### Current Status of request as of 25 July 2025

Total	Past Deadline	Acceptance Overdue
796	2	0

# Operations Report Strategy and Democracy

**August 2025**

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## 1 Democracy and Assurance

### 1.1 Health and Safety

No physical Health and Safety issues due to the nature of the work but continuing to monitor wellbeing of staff as resources continue to be stretched. The Department remains under pressure which is causing stress on the staff who are keeping the Assurance, Democracy, and legal teams functioning.

### 1.2 Current Priorities

- Planning for Local Elections 2025, Nominations closed on 1 August.
- Adhering to Legislative requirements. This includes meeting the LGOIMA requirements for Council meetings (agenda preparation and public notices) as well as responding to Official Information requests and investigating any reported privacy breaches under the Privacy Act 2020.
- Monitoring legislation changes that are being proposed and being passed by Central Government.

### 1.3 Performance measures and compliance

**Aim: Our Democratic functions are transparent and meet the legislative requirements.**

The table below is reflective of the compliance figures for the new financial year – 2025-26.

Performance Measure	2025 – 26 Target	Compliance Year to Date
11.1.1 Responses to requests for information made under the Local Government Official Information Act 1987 and the Privacy Act 2020 are provided within relevant statutory timeframes.	≥95%	100%

Performance Measure	2025 – 26 Target	Compliance Year to Date
11.1.2 Percentage of Council, committee and hearing agendas that meet relevant legislative timeframes.	100%	100%

Performance Measure	2025 – 26 Target	Compliance Year to Date
11.1.3 Percentage of Council recommendations that are not altered by amendment in chambers for reasons of ambiguity.	≥95%	100%

### Current challenges/issues

Resource Challenges:

- Continuing to process Local Government Official Information and Meetings Act requests within legislative timeframes has been a challenge due to the increased number of requests and complexity of those received, alongside high workloads across the organisation with competing priorities. This is requiring more staff time and leading to some overdue responses for last year alongside the de-prioritisation of other workstreams to manage requests.

- The whole department works with the operational staff, the strategic leadership team, and the elected member group. This organisational wide stakeholder group creates a unique dynamic for the team to work with. The team are a strong group but lean in number, they work with the resources available. This means that there needs to be continuous pragmatic prioritisation to ensure that important and urgent tasks are delivered first.

#### 1.4 Overview of Operational Activities for July

The Democracy Team supported the following meetings and processed the following licensing applications, during the month of July:

Meeting	Number
Council	4
Committee	7
Council Briefing	3
Council Workshop	2
<b>District Licensing Committee activities</b>	
License applications	14
DLC hearing	0

#### Local Government Elections 2025 (LGE2025)

Nominations for Council closed on 1 August 2025, closes off the 'Stand' phase of LGE2025.

The Elections Hub opened on 4 July on the ground floor of Te Iwitahi. There has been a steady flow of people to the Hub during July to submit nominations, update enrolment details and get information on LGE2025. The Hub will be open up to and including Election Day.

The electoral roll also closed on 1 August 2025, an elector who enrolls or updates their enrolment details after 1 August 2025 will not receive their voting papers in the post and will have to complete a special vote at one of our service centres.

Council's Electoral Staff have finalised the locations of the ballot boxes to be placed around the district. These are:

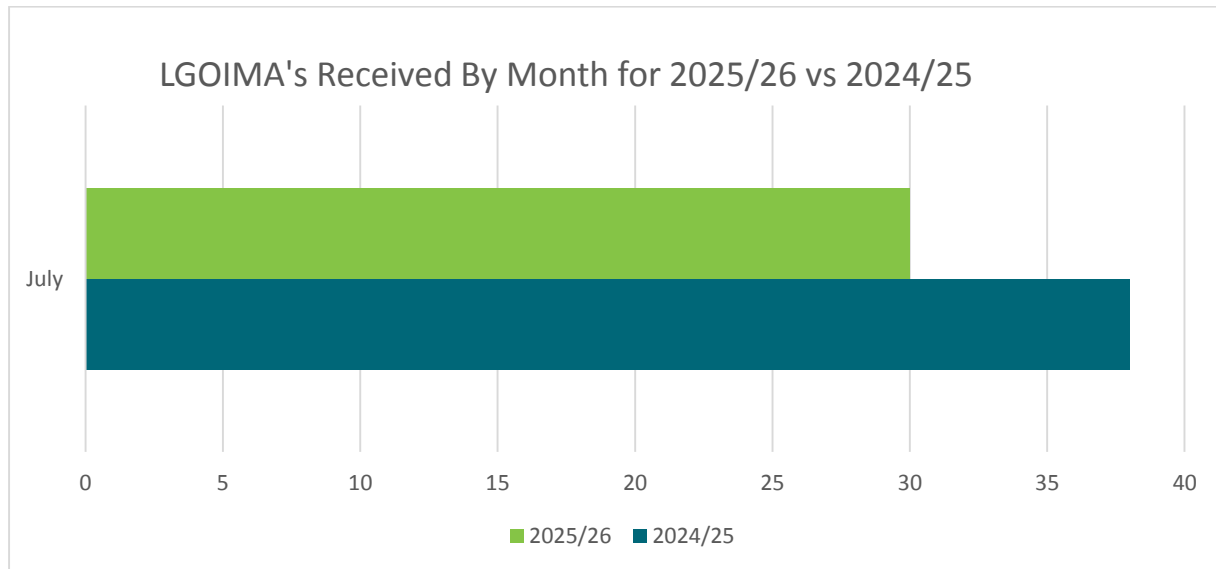
- Te Iwitahi (Drop off and special votes)
- Service Centre at iSite (Drop off votes)
- Whangarei Central Library (Drop off votes)
- Ruakākā Service Centre (Drop off and special votes)
- Pak n save – Whangarei (Drop off votes)
- GAS Station Maungatapere (Drop off votes)
- Parua Bay FourSquare (Drop off votes)
- Hikurangi FourSquare (Drop off votes)
- Woolworths Regent (Drop off votes)
- Woolworths Tikipunga (Drop off votes)
- Whangarei Mobile Library Bus (Drop off votes)

Staff continue to plan for the 'Vote' phase of LGE2025.

#### Official Information Act Requests (LGOIMAs)

Statistics for official information requests for the last financial year have been recorded from 1 July 2024 to 30 June 2025. The team processed 424 requests, 23 missed their legislative deadlines resulting in a KPI of 94.58% for the year. The target is 95%.

As the first month of the new financial year, 30 requests have been received for processing in July.



## Risk management

The Strategic Risk Register is in the process of being updated and the status of risk across the organisation will be reported to the next Risk and Audit Committee on 3 September 2025.

As part of the Risk and Audit process for the triennium, our Independent Risk and Audit Chair has initiated a triennial review process. This review consisted of a questionnaire that was sent to all of the Elected Members and all the members of Councils Strategic Leadership Team, with responses being returned to the Independent Risk and Audit Chair. Results from the questionnaire will be presented to Risk and Audit Committee in September for discussion about using the lessons learnt for the incoming Council.

## Internal Audit

BDO now has all the necessary information and will be working on it over the next couple of weeks. The Internal Audit Procurement Report is expected to be completed by the end of August, which unfortunately means it won't be ready in time for the September Risk and Audit Committee meeting. The final report will instead be presented at the next committee meeting in March.

### 1.4.1 Risk to the Tiriti Relationship

It is recognised that supporting the democratic process brings with it obligations under Te Tiriti and The Treaty which the department try to support through provision of democratic services. Interpretation and implementation of these principles in relation to the legislation, continues however, to test the status quo.

## 1.5 Legislation changes or updates

Staff will continue to advise Council on current legislation and are monitoring legislative changes that are coming through parliament for implementation. Staff regularly review what legislation is open for consultation and support the relevant department to provide submissions on items of relevance to the district.

## 1.6 Future Planning / What's coming next?

The Democracy and Assurance department has a reoccurring, rolling programme of work relating to the Council meetings and legislative deadlines. The other areas of the team work on a request basis so workloads fluctuate.

The Democracy team is managing the LGE2025. The nominations have now closed, with 44 nominations across the district. Planning is underway for the voting period which begins in early September. The team are also looking at the induction arrangements for the Council for the next triennium.

The agenda preparation review system (E-scribe) is due to be upgraded this year. Staff are waiting for information about additional functionality that the team and other departments can utilise. Timeframe for changes is second half of the year with updates in place for the start of the next triennium of Council.



## 2 Strategy

### 2.1 Health and Safety

The existing team workload is high for the 2025-26 financial year as demonstrated by the draft work programme included in section 2.4. The department is managing more frequent illness in the winter months. Enabling some flexibility in working location support staff to balance illness recovery and prevention with progressing work deliverables.

### 2.2 Performance measures and compliance

**Our policies and strategies remain up to date and relevant to the community.**

<b>Performance Measure</b>	<b>2025 – 26 Target</b>	<b>Compliance Year to Date</b>
Percentage of statutory policies, bylaws, plans and strategies that are reviewed with the relevant statutory timeframes (LTP 2024-34, 11.2.1)	100%	Review of organisation-wide compliance has been completed: 95% of 37 statutory documents compliant.

Note: the scope of this performance measure has increased this financial year to include statutory plans (Long Term Plan, four reserve management plans, District Plan) and the Future Development Strategy. Two further statutory policies – the Liability Management Policy and Investment Policy, packaged together under the Treasury Risk Management Policy – have also been added following an in-depth review of Council’s portfolio of statutory documents.

Compliance for the year to date has been updated to reflect Council decision on 24 July to make a new Solid Waste Management and Minimisation Bylaw.

### 2.3 Current challenges/issues /risks

#### 2.3.1 Timing of project deliverables with available budgets

The department work programme is ambitious and is staged according to budget. With the need for Council to absorb \$5million of high risk operational costs into existing budgets, the department work programme has paused some project deliverables for the Knowledge Precinct Plan and wider programme until there is more certainty around the overall organisational operational budget. This has been communicated to project partners.

## 2.4 Strategic Planning Department work programme

Workstream, Programme & Projects	Dept Lead	Statutory
<b>Bylaws &amp; statutory policies</b>	<b>10 projects</b>	
<i>Solid Waste Management Bylaw</i>	external contract	y
Alcohol Control Bylaw	WM	y
Public Places Bylaw	WM	y
Control of Advertising Signs Bylaw	WM	y
<i>Food Businesses Grading Bylaw</i>	external contract	y
Control of Vehicles on Beaches Bylaw	WM	y
Stormwater Management Bylaw	WM	y
Wastewater Bylaw	WM	y
<b>Spatial Planning</b>	<b>6 projects</b>	
FDS Implementation Plan	HS	y
Regional Deals (unplanned)	DM	n
Housing and Business Model (improvements and review, incl. Alignment with LTP)	HS	y
FDS Review (& inform/align with LTP 27/37)	HS	y
Knowledge Precinct Plan	LE	n
Northern Growth Area Structure Plan (unplanned)	DM	n
<b>Placemaking Programme</b>	<b>3 projects</b>	
Raumanga Placemaking Plan	CGP	n
Monitoring & Reviews of existing placemaking plans	CGP	n
Ruakākā Placemaking Plan	CGP	n
<b>Climate Adaptation</b>	<b>9 projects</b>	
<b>Climate Adaptation Programme</b>		
Whangaruru/Oakura - Community Adaptation Project -Pilot	RN	n
Whangarei Urban Flood Strategy	RN	n
<b>Tangata Whenua-led Climate Planning Fund (BoF)</b>		
Te Waiariki, Ngāti Kororā, Ngāti Takapari Hapū Iwi Trust (Risk Assessment & Adaptation Plan)	RN	n
BoF - Projects 2- 8 pending confirmation of legal and data agreements.	RN	n
Te Tai Tokerau Adaptation Strategy Implementation	RN	n
Te Ao Māori Decision Making Framework	BA	n
<b>Housing Strategy Programme</b>		
Pensioner Housing	HS	n
Papakāinga regulatory applications (BoF)	BA	n
Housing Strategy Review & Implementation	HS	n

<b>Other</b>		<b>13 projects</b>	
Regional Accessibility Strategy Implementation	All	n	
Welcoming Communities Strategic Action Plan	HS	n	
Regional Infrastructure Plan (unplanned)		n	
Infrastructure Modelling			
Coastal Management Strategy Review			
Reserve Management Plan Review			
RLTP & RTP Review			
Upper North Island Strategic Alliance (UNISA)	BA		
Site-specific urban design assessments	LE / DM		
Strategic Oversight on Resource Consents & Development Proposals	LE / DM		

## 2.5 Overview of Operational Activities for July 2025 & Next steps

Project	What we did in July	Next steps
<b>Spatial Planning</b>		
<i>City Centre Programme: Knowledge Precinct Plan</i>	<p>Staff have prepared an engagement report. This is now being turned into a paper to be presented at Committee.</p> <p>Staff are also preparing a decision paper to Council to consider funding from Forum North Trust to procure professional services that will progress the Lyric theatre and inform the Precinct Plan.</p> <p>Staff also continue to work internally and externally to understand issues and deliverables within the Precinct. A particular focus has been on Cafler Park this month.</p> <p>Staff are also planning for various budget scenarios to further progress this project later in 2025.</p>	<p>Committee paper covering the engagement report.</p> <p>Council paper covering the funding from Forum North Trust.</p> <p>Continue to explore design options and outcomes for particular aspects of the precinct.</p> <p>PSB actions not listed.</p>
<i>Placemaking Programme</i>	<p>Staff reached out to Waka Kotahi and NRC to coordinate alignment in the messaging for the 2<sup>nd</sup> Round of community engagement. The feedback to be collected is to be shared with these agencies to inform projects like the upgrade of Section 3B of the Northern Corridor and the review of the CityLink service.</p> <p>Staff have received a positive response from the local hapū/whānau following their review of the draft engagement agreement and is coordinating the signature of the agreement and the beginning of the engagement hui.</p>	<p>Staff will begin working on the first stage of Māori Engagement and set the dates for the 2<sup>nd</sup> Round of community engagement.</p>
<i>Future Development Strategy (FDS)</i>	<p>Staff have continued socialising the FDS with teams across WDC.</p> <p>Staff provided technical feedback on spatial planning in the RM Reforms and Councils' submissions, led by the District Plan team.</p> <p>Staff have connected with teams working on specific relevant projects to the FDS to ensure alignment across outcomes and deliverables.</p> <p>Staff have continued preparing background work to inform the FDS Implementation Plan, meeting weekly with NRC staff to jointly complete this work. The Implementation Plan is a requirement under the NPS on Urban Development (NPS-UD).</p>	<p>Staff are drafting a project plan for the Implementation Plan.</p> <p>Continue socialising the FDS and connecting with relevant teams to embed the Strategy across the organisation.</p>

Project	What we did in July	Next steps
<b>Statutory Policies &amp; Bylaws</b>		
<i>Food Businesses Grading Bylaw (consultant-led)</i>	Initial research and analysis to inform review of bylaw.	Council Briefing to discuss review and then Meeting on 28 August for a decision on the review.
<i>Public Places Bylaw</i>	Early engagement with key external stakeholders to inform draft new bylaws.	Continued engagement with key external stakeholders to inform draft new bylaws .
<i>Control of Advertising Signs Bylaw</i>	Early engagement with key external stakeholders to inform draft new bylaws.	Continued engagement with key external stakeholders to inform draft new bylaws.
<i>Control of Vehicles on Beaches Bylaw</i>	Initial research and analysis to inform review of bylaw.	Research, analysis and early stakeholder engagement to inform review of bylaw.
<i>Alcohol Control Bylaw</i>	Council decision to 1) rectify an omission from the Bylaw; 2) expand existing and make new coastal alcohol bans; 3) direct staff to work with Cr Benney to define extent of the new and expanded bans.	Council decision to confirm final extent of coastal alcohol bans.
<b>Climate Change</b>		
<b>WDC lead</b>		
<i>Climate Adaptation Programme – Whangaruru/ Ōākura catchment</i>	<p>Staff and Ngātiwai are in agreement with Adapterra's recommendations outlined in the scoping report for a co-design approach to climate adaptation pilot project in the Whangaruru/Ōākura catchment.</p> <p>An inter-agency team comprising NRC, DoC, Ngātiwai and WDC meets monthly to address long-standing environmental and access concerns raised by the Tūparehuia community.</p>	<p>Finalise the Scoping Report.</p> <p>Develop the full Project Plan, detailing roles and deliverables for both WDC and Ngātiwai.</p> <p>Draft tender documents for the procurement of professional services to support community-led adaptation planning.</p> <p>Prepare a detailed Engagement Plan.</p> <p>Prepare a two-staged plan:</p> <p>Short-Term Priorities (0–6 months): Immediate environmental and access interventions</p> <p>Long-Term Objectives (1–5 years): Co-managed environmental restoration and access planning</p> <p>This phased approach aims</p>

Project	What we did in July	Next steps
		to provide a clear and collaborative pathway, aligning hapū aspirations with local and central government frameworks.
<i>Tangata whenua-led adaptation - Better Off Funding</i>	Staff are finalising funding agreements, reporting requirements, and data sovereignty arrangements with successful applicants of the tangata whenua-led climate adaptation fund.	Confirm and sign funding agreements.  Ensure all projects are underway by end of August 2025.
<b>Regional Collaboration</b>		
<i>Climate Adaptation Te Tai Tokerau (CATT)</i>	Planning is underway for Coastal Conversations 2026, focusing on community-led adaptation planning, education, and support. Early engagement with NIWA, DoC, and the University of Auckland has begun, with events proposed for May 2026 across multiple regional locations.  Integration with the Tangata Whenua/Climate Action Te Tai Tokerau Roadshow is also being explored.	Next CATT planning meeting scheduled for 27 August 2025  Confirm event structure, locations, and partner roles  Begin development of facilitation materials and promotional resources
<i>The Joint Climate Change Adaptation Committee (JCCAC)</i>	Staff provided an update on the WDC's climate adaptation programme and tangata whenua-led climate planning fund, highlighting the progress made in building relationships with hapū and local communities.  JCCAC acknowledged the need to integrate climate adaptation within Civil Defence and Emergency Management (CDEM) frameworks, recognising its role in risk reduction and recovery. The committee also discussed the potential to expand its scope to include wider climate action initiatives.	Continue developing alignment between climate adaptation and CDEM responsibilities  Explore opportunities to broaden the scope of the JCCAC  Next meeting planned for November 2025 (date to be confirmed)
<b>Upper North Island Strategic Alliance (UNISA)</b>		
<i>Officer Working Group</i>	<ul style="list-style-type: none"> <li>Attendance in working group to ensure Whangarei and Northland perspectives are included in strategic planning and advocacy for the upper North Island. Current priorities include development of an Infrastructure Development Plan (IDP) for UNISA.</li> </ul>	Staff to participate in collective multi criteria analysis of projects to be included in the IDP.

Project	What we did in July	Next steps
	<ul style="list-style-type: none"> <li>• understanding government direction and impacts on local government (Future of Local Government, Development Levies)</li> <li>• Updating value proposition and the UNI 'story' (due end of 2025).</li> </ul>	

### 2.5.1 Risk to the Tiriti Relationship

The Department work programme presents risks to Council's relationship with its Te Tiriti partners, primarily due to project timeframes and resourcing impacting the ability to have meaningful engagement. Project teams, facilitated by Māori Outcomes, have communicated the benefits of working together while also communicating the constraints and risks transparently to hapū. This is an ongoing risk.

### 3 Corporate Planning

#### 3.1 Health and Safety

No health and safety issues identified.

#### 3.2 Current Priorities

Over July the department focused on four main tasks:

- **Annual Plan processes:** Reflecting on the Annual Plan process and planning for the next one with an Action Plan Briefing to come back to Council in September.
- **Annual Report and audit processes:** Coordination and support across the organisation of non-financial performance measures data capture for Annual Report 2024-25. Information Briefing on annual Resident Survey. Early engagement with external auditors and internal managers on the assurance process for performance measures for Annual Report 2024-25.
- **Central Government Reform programme:** Analysis of Local Government (System Improvements) Amendment Bill and possible implications for Council.
- **Policy development:** Socialisation of a draft Council Submissions Policy.

#### 3.3 Performance measures and compliance

Corporate Planning Department has oversight of the organisation's monthly and annual reporting on performance measures and compliance. Other deliverables include coordinating the production of the Long Term Plan, Annual Plan and Annual Report.

#### 3.4 Current challenges/issues

No challenges beyond the usual tight turnarounds for reports for Council meetings related to the Annual Plan.

#### 3.5 Corporate Planning Department work programme

Corporate Planning	Lead	Statutory	Status
Annual Plan 2025-26	BB	y	Completed
CPM 2024-25 (incl. Residents' Survey)	GF	y	Completed
Annual Report 2024-25	GF	y	In progress
CPM 2025-26 (incl. Residents' Survey)	GF	y	In progress
Annual Plan 2026-27	BB	y	Planned
Long Term Plan 2027-37	BB	y	Planned
Submissions Policy development	BB	n	In progress
Policy advice – LG (System Improvements)	BB	n	In progress

#### 3.6 Overview of Operational Activities for July 2025 and Next Steps

Project	What we did in July	Next steps
<b>Corporate Planning</b>		
<i>2025-26 Annual Plan (AP26)</i>	<p>Worked with Communications to produce final Annual Plan document for website.</p> <p>Undertook a “lessons learnt” reflection to feed into development of Action Plan for next Annual Plan</p>	<p>Briefing on Action Plan for 2026-27 Annual Plan to Council 10<sup>th</sup> September.</p> <p>Post Election – Action Plan with background information presented as part of induction for EMs</p>



Project	What we did in July	Next steps
<i>2024-25 Corporate Performance Management System (CPM)</i>	<p>Progress packs circulated for June and end-of-year results.</p> <p>Further training with various staff (i.e.) new employees, new measures, annual measures.</p> <p>Work done with various staff and management to better align with audit expectations for the reporting of performance measures.</p> <p>Distributed Resident Survey to staff and Information Agenda provided to EMs.</p>	<p>Finalise EoY entries.</p> <p>Roll over end of 2024-25 year.</p> <p>Produce report of results.</p> <p>Include results with Activity commentary and re-circulate to activity managers and GMs for final comments and sign-off.</p>
<i>2026-27 Annual Plan and 2027-37 Long Term Plan (LTP37)</i>	<p>Lessons learnt exercise for 2025 Annual Plan conducted. Internal discussions to develop Action Plan for next year's Annual Plan.</p> <p>Attended DAG meeting 18 July to seek feedback on Annual Plan/LTP priorities and ways of engaging.</p>	<p>Present Action Plan for 2026-27 Annual Plan to Council Briefing 10 September.</p> <p>Prepare materials for new Council induction.</p>
<i>2024-25 Annual Report (AR25)</i>	<p>Assisted activity managers and responsible staff with entry of June/EoY results for performance measures.</p> <p>Identified and worked through issues with new performance measures for the new Coastal Systems activity.</p>	<p>Compile final EoY performance measures for inclusion in templates.</p> <p>Re circulate to AMs and GMs with commentary for final work-up and approval.</p> <p>Work up first draft of performance tables</p> <p>Signed-off activity profiles to Audit and design (Sara).</p>
<i>SSP measures internal assurance for audit</i>	<p>Follow up on 'System Notes' documenting procedures and review of notes with feedback back to managers.</p> <p>Update to SLT on progress and next steps.</p>	<p>Review and finalisation of remaining 'system notes'.</p> <p>Update to audit of our risk assessment across suite of measures.</p> <p>Audit to be done 17 September to 3 October.</p>
<i>Submissions Policy</i>	Incorporate internal feedback and take policies to OLT and SLT for review.	Once approved by SLT submit for review by Council.

### 3.6.1 Risk to the Tiriti Relationship

No current risks to the Tiriti Relationship. Engagement with Te Kārearea, Te Huinga and local hapū representatives will be an important part of future engagement plans for the Annual Plan and Long Term Plan.

### 3.7 Legislation changes or updates

Government decisions on our Water Services Delivery Plan to be made in October 2025 with an implementation period from November 2025 to July 2027 will impact on the scope and content of future Annual Plans, Annual Report and the 2027-37 Long Term Plan. Similarly, there may be

changes required to our processes and content for future corporate planning documents that come from the enactment of the draft Local Government (System Improvements) Amendment Bill and the Regulatory Standards Bill.

### **3.8 Future Planning / What's coming next?**

Business as Usual – participating in the 'Getting Out There Expo' in August to seek feedback on Council priorities to feed into Annual and LTP; presenting to Council in September on our Action Plan for next Annual Plan and Long Term Plan and preparing materials for new Council induction; finalisation of data and information for the 2024/25 Annual Report and supporting audit.

## 4 Māori Outcomes

### 4.1 Health and Safety

No work environment related issues raised.

### 4.2 Current Priorities

A key focus of internal efforts has been the development of the Māori Engagement System to guide operational teams in their engagement with mana whenua, hapū and iwi. The initial stages of this system were launched during Puanga Matariki, informed by internal needs assessments and ongoing staff input. The system is intended to serve as a centralised resource to promote best-practice engagement, cultural safety, and alignment with Council's statutory obligations under the LGA and RMA.

In parallel, testing of the Fees and Koha Policy and accompanying operational framework has revealed a much broader and more complex range of engagement scenarios across Council than originally scoped. As a result, the guidance will need to be expanded to ensure it is relevant and applicable across the organisation's diverse departments and functions.

Cultural capability across Council continues to be supported through a wide range of activities—formal and informal, operational and strategic. However, learnings from the testing of the Fees and Koha tools have reinforced a critical insight: while Māori Outcomes maintains a presence across many workstreams, the scale and complexity of the organisation means new work, events, and decisions regularly expose blind spots.

For an organisation-wide Cultural Capability Framework, it cannot continue to be delivered off the side of a desk. It requires deliberate investment to ensure it reflects the evolving realities of Council operations and supports a more culturally competent and responsive organisation.

### 4.3 Performance measures and compliance

**To maintain and improve opportunities for Māori to contribute to local government decision-making processes.**

Performance Measure	2024 – 25 target	Compliance
Engage the collective hapū of Whangārei each quarter throughout the reporting period to discuss matters of importance to tangata whenua and Council. (LTP 2024-34 11.3.1)	100%	Engagement continues to be facilitated across individual hapū of Whangārei. Wider meetings of the collective of Whangārei Hapū will be scheduled for the new financial year.
Engage with Te Huinga each quarter in the reporting period to discuss matters of importance to Te Huinga and Council. (LTP 2024-34 11.3.2)	100%	Engagement continues with Te Huinga. Agenda specific meetings will be scheduled for the new financial year.
Design and distribute an annual survey to Māori to support monitoring outcomes for Māori in contributing to local government decision-making processes. (LTP 2024-34 11.3.3)	75%	Scope and intent of survey yet to be finalised.
Produce a Tiriti audit, review and implement all recommendations by 30 June 2027. (LTP 2024-34 11.3.4)	75%	The auditors have now consolidated both the Stage One and Stage Two reports into a single report. Report will be progressed to both Te Kārearea and Council.

## 4.4 Current challenges/issues

In the absence of established frameworks and policies, Māori Outcomes provides support to departments to navigate engagement with mana whenua, hapū and iwi. This often requires case-by-case guidance to ensure engagement is culturally appropriate.

### Engagement Pre-2022

Māori Outcomes is supporting the remediation of engagement gaps that occurred prior to 2022, when several projects progressed without full or timely input from affected mana whenua and hapū. Efforts have focused on strengthening internal capability, improving engagement planning, and restoring relationships. With LTP funding in place, and external expertise now onboard, Council is better positioned to embed more consistent, principled, and proactive engagement practices into its operations.

#### 4.4.1 Risk to the Tiriti Relationship

Māori engagement is shaped by cultural, historical, relational, and societal complexities, requiring local intelligence and expertise to ensure effective and meaningful relationships. For Council, Māori engagement aligns with both general and Treaty-based statutory obligations, including the responsibility to consider the views, diversity, and interests of all communities, while maintaining and enhancing opportunities for Māori to contribute to local government decision-making processes.

Māori engagement is fostered across three tiers for which Whangārei district-based hapū are represented.

#### ***Te Kārearea - Te Huinga - Ngā Hapū o Whangārei***

- Te Kārearea Strategic Partnership Standing Committee is a Council committee where half of the fourteen-member composition consists of hapū-appointed representatives.
- Te Huinga is a hapū forum established to provide an interface with Whangārei District Council who also facilitate hapū member appointments to Te Kārearea.

While Te Huinga and Te Kārearea serve as the primary collective representation bodies for Whangārei hapū, not all hapū actively participate in Te Huinga or the appointment process for Te Kārearea:

- To uphold hapū agency and ensure broader engagement coverage, many hapū hold direct relationships with Council and an informal forum also exists to enable all Whangārei hapū to engage on priority Council matters, programmes, and activities.

#### ***Challenges in Ensuring Comprehensive Engagement with Māori***

Although these three tiers provide a structured approach to Māori engagement, several challenges remain:

- Capacity and capability constraints within hapū, particularly in non-resourced working spaces.
- Diverse urban and rural priorities, leading to varying levels of engagement and influence.
- The need to balance formal representation structures with informal mechanisms to support prior and informed engagement across all hapū.

These complexities underscore the ongoing need for flexible and adaptive engagement approaches to ensure Whangārei hapū can meaningfully participate in decision-making processes.

## 4.5 Overview of Operational Activities for August

### Cultural Capability support for:

- *Mayor's Visit to Raiatea* | Cultural support provided for international engagement, including waiata, pōwhiri preparation, and tikanga guidance for delegation
- *Engagement System* | Continued development of internal Māori Engagement Hub – including templates, best practice guidelines, and trigger system
- *Waiata Sessions* | Fortnightly staff sessions in Manaia Theatre to build cultural capability and shared practice
- *Whangārei Bus Opening Ceremony* | Cultural support and liaison with hapū for blessing and opening of the new electric bus fleet
- *Film Industry Link-up* | Facilitated connection between local hapū and incoming film production teams to ensure tikanga and cultural values are upheld

### Māori Engagement support for:

#### Hapū/Iwi Engagement

- *Hapū/Iwi Engagement* | Ongoing relationship management and coordination across council projects
- *Stormwater Consent Hapū Advisory Group* | Live testing of Māori Engagement System through structured hapū engagement
- *District-Wide Water Projects* | Continued support for hapū liaison, engagement approach development, and alignment across teams
- *Papakāinga Fund* | Support for internal panel processes, refining eligibility scope, and developing clear pathways for Māori housing outcomes
- *Raiatea / Tahiti Charter Outcomes* | Supporting reflections, outcomes drafting, and planning for future cultural exchanges and civic relationship development
- *Gomez Dam Decommissioning – Hikurangi* | Drafting of hapū notification and initial scoping of cultural values engagement
- *Resource Management Consents* | Providing support on cultural values, contact updates, and engagement process improvements
- Save NorthTec Hui
- Kotangitanga o Ngapuhi hui | Māori Outcomes attend to keep updated

#### Hapū Engagement

- Resource Management Consents
- Resolving engagement issues with hapu
- Maungatapere battery storage
- Updating contacts and rohe mapping

### Internal Meetings

- *Inter-Council Māori Teams Hui* | Sharing of engagement tools and approaches
- *Welcoming Communities* | Support around cultural contribution and potential partnership alignment
- *District Planning & Māori Outcomes* | Papakāinga Policy and Hapū Priorities coordination
- *Engagement System Training* | One-on-one and group sessions to onboard staff
- *Whangārei–Raiatea Twin City Project* | Post-trip reflections and next steps
- *Water Infrastructure Projects (NRC/WDC)* | Hapū engagement alignment
- Inter council Māori Teams hui

- Welcoming communities
- Engagement system session with staff
- Papakāinga Fund | Internal Panel
- District Planning Team | Papakāinga, Matters of Importance to Hapū
- Water projects | Hapū engagement approach
- Ruakākā Wastewater Treatment Plant
- Kōwhiringa 2025 | Elections
- Marketing Planning | Māori All Blacks cultural integration
- Review Draft 'mahere ā rohe o ngā hapū'
- Tangata Whenua Policy draft
- Climate Change steering committee
- Request for Proposal (RFP) Tangata Whenua Led Climate Adaptation Fund

#### **Council; Te Kārearea | Standing Committee**

- Support for May & June meetings
- Working Group - Review of Terms of Reference 2023-2025

#### **4.5.1 Delegated Financial Authority Policy**

Nothing to note.

#### **4.6 Legislation changes or updates**

The coalition government has progressed a suite of legislative changes that roll back key initiatives introduced by the previous government, many of which directly affect local government and Māori-Crown relationships. These include the introduction of the Treaty Principles Bill, the repeal of the Smokefree Environments and Regulated Products (Smoked Tobacco) Amendment Act, and proposed amendments to the Resource Management Act through the Fast-Track Approvals Bill. While the previous government prioritised strengthening the nation's Tiriti o Waitangi commitments, the current government has signalled a shift in direction, with a focus on redefining how it interprets and implements its responsibilities under Te Tiriti o Waitangi. These developments have implications for Māori engagement, representation, and participation in local governance processes.

#### **4.7 Future Planning / What's coming next?**

Ongoing development and improvement of tools, frameworks, and materials that enhance organisational cultural understanding, capability, and improved delivery.

**RESOLUTION TO EXCLUDE THE PUBLIC**

That the public be excluded from the following parts of proceedings of this meeting.

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under Section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

1.	The making available of information would be likely to unreasonably prejudice the commercial position of persons who are the subject of the information. {Section 7(2)(c)}
2.	To enable the council (the committee) to carry on without prejudice or disadvantage commercial negotiations. {(Section 7(2)(i))}.
3.	To protect the privacy of natural persons. {Section 7(2)(a)}.
4.	Publicity prior to successful prosecution of the individuals named would be contrary to the laws of natural justice and may constitute contempt of court. {Section 48(1)(b)}.
5.	To protect information which is the subject to an obligation of confidence, the publication of such information would be likely to prejudice the supply of information from the same source and it is in the public interest that such information should continue to be supplied. {Section 7(2)(c)(i)}.
6.	In order to maintain legal professional privilege. {Section 2(g)}.
7.	To enable the council to carry on without prejudice or disadvantage, negotiations {Section 7(2)(i)}.

**Resolution to allow members of the public to remain**

If the council/committee wishes members of the public to remain during discussion of confidential items the following additional recommendation will need to be passed:

**Move/Second**

"That \_\_\_\_\_ be permitted to remain at this meeting, after the public has been excluded, because of his/her/their knowledge of Item \_\_\_\_\_.

This knowledge, which will be of assistance in relation to the matter to be discussed, is relevant to that matter because \_\_\_\_\_.

*Note:*

*Every resolution to exclude the public shall be put at a time when the meeting is open to the public.*