

WARCKWORTH NORTH STRUCTURE PLAN

OPEN SPACES AND COMMUNITY FACILITIES

29-Jun-2018

PREPARED FOR:
SF Estate Limited

B&A
Urban & Environmental

CONTENTS

1.0	INTRODUCTION.....	2
1.1	Background and Scope	2
1.2	Purpose of this report.....	3
2.0	STRATEGIC FRAMEWORK	3
2.1	Long-term Plan	4
2.2	Infrastructure Strategy	4
2.3	Community Facilities Network Plan.....	4
2.4	Open Space Provision Policy 2016.....	7
2.5	Rodney Greenways Paths and trails Plan: Puhoi to Pakiri	10
3.0	EXISTING COMMUNITY FACILITIES AND OPEN SPACE AREAS IN WARKWORTH	11
3.1	Overview	11
3.2	Proposed Community Facilities in Warkworth	14
3.3	Community Facilities Network Action Plan	14
4.0	PROPOSED PLAN CHANGE COMMUNITY FACILITY AND OPEN SPACE PROVISION.....	14
4.1	Analysis and Recommendations – Community Facilities.....	15
4.2	Analysis and Recommendations – Open Space	15
5.0	CONCLUSION	17

APPENDICES:

Appendix 1: Existing Community Facilities and Open Space Areas Map

1.0 INTRODUCTION

1.1 BACKGROUND AND SCOPE

This report has been prepared to inform the Warkworth North Structure Plan and Plan Change on behalf of SF Estate Limited. It is a high level analysis of the existing community facilities, including areas of open space available in Warkworth.

The boundary for the Structure Plan and Plan Change are shown in **Figure 1** below.

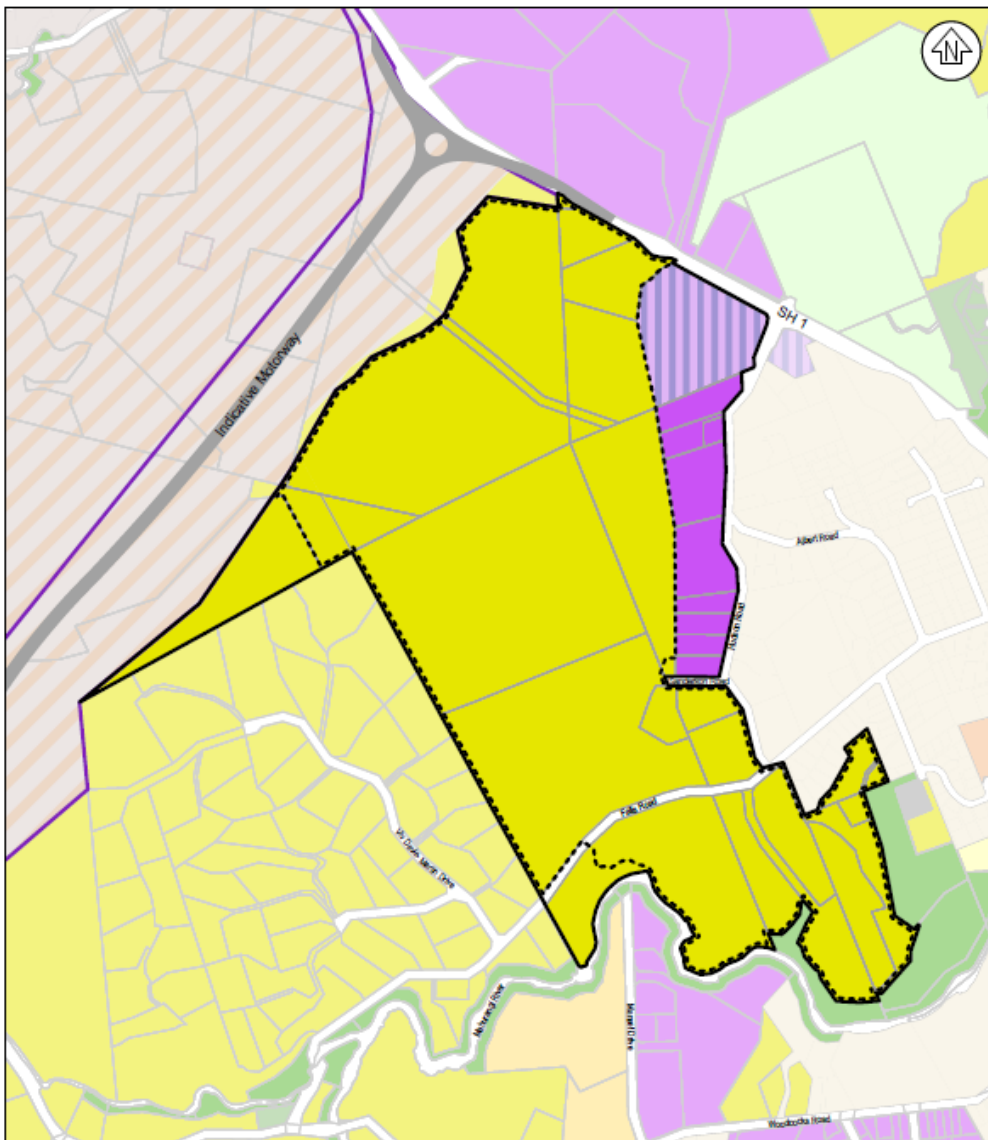


Figure 1: Outline of the proposed Structure Plan and Plan Change area with the Plan Change boundary shown with a dashed outline.

The Warkworth North Structure Plan area includes the Future Urban zoned land bounded by the proposed Puhoi to Warkworth motorway extension in the north-west, the Viv Davie-Martin Drive lifestyle development area to the west, the

Mahurangi River to the south, and Hudson Road and State Highway 1 to the east and north-east.

The area proposed to be rezoned as part of the Plan Change more or less applies to the Structure Plan area, with the exception of 141 Carran Road, the western extent of Lot 1 DP 508375, and the existing General Business and Light Industrial zoned land to the east.

1.2 PURPOSE OF THIS REPORT

The purpose of this report is to support the Warkworth North Plan Change and Structure Plan, in accordance with Appendix 1: Structure Plan Guidelines, of the Auckland Unitary Plan (Operative in Part Version) (AUP(OP)). Appendix 1 requires the consideration of the location, scale, function and provision of community facilities including educational, health, welfare and cultural facilities and open space. The following report will support the following principles:

- Investigate Warkworth’s current community facilities and open space provision; and
- Apply the Auckland Council Community Facilities Network Plan principles and provision guidelines to the Plan Change area; and
- Apply the Auckland Council Open Space Provision Policy 2016 to the Plan Change area.

2.0 STRATEGIC FRAMEWORK

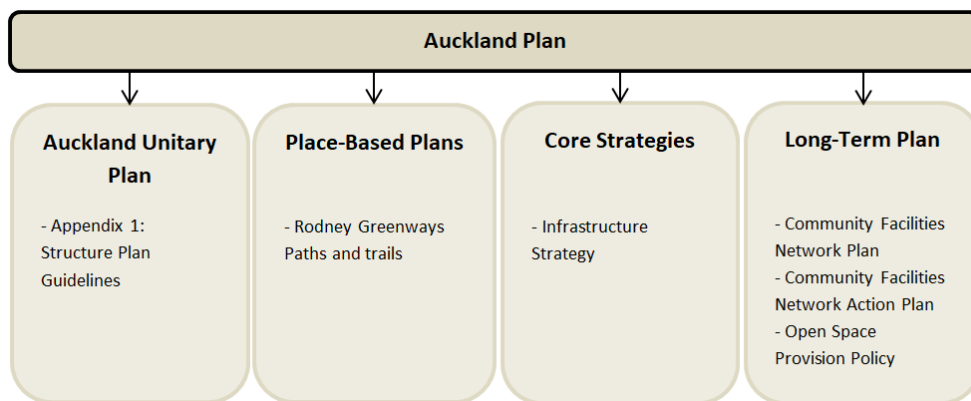


Figure 2: Strategic Framework of Council Documents which are of relevance to this assessment.

Figure 2 above identifies the strategic framework which informs the provision for community facilities and open space areas in this plan change document. The relevant documents for this assessment are discussed further below.

2.1 LONG-TERM PLAN

Council develops a ten year Long-term Plan (LTP) which is reviewed every three years to allocate funding for its various activities. The ability and timeframe to implement the actions in the network plan will be dependent on the level of budget allocated in the LTP processes for community facilities.

The Long-term Plan 2015-2025 outlines a tight fiscal environment for the immediate future. Sustaining the current facility network and also meeting the needs of growing communities will be financially challenging. To address this challenge, the council's LTP signals the following approach to community facility provision:

- Making better use of existing community facilities may mean disposing of poorly utilised or non-performing facilities in order to fund new assets and reduce on-going costs;
- Implementing an Empowered Communities approach to delivering activities, including funding community groups to deliver more with the local boards playing an active role in this;
- Focusing new capital expenditure into locations guided by our spatial priorities and also where growth is occurring; and
- New Local Board discretionary capex fund which local boards may use to build council owned assets, add to an existing council project, work in partnership with an external provider or seed fund a community project. The acquisition or major upgrade of any community facility still requires governing body approval.

2.2 INFRASTRUCTURE STRATEGY

As part of the Long-term Plan, the Council has approved a 30 year infrastructure strategy. The key purpose of this strategy is to set out how the Council is going to manage the major drivers of demand for Auckland's infrastructure over the next 30 years within a constrained funding environment. The network plan has informed the strategy by providing data on the scale of investment required to meet future demand for community facilities.

2.3 COMMUNITY FACILITIES NETWORK PLAN

The Community Facilities Network Plan (the network plan) provides a road map for how Auckland Council will invest in community facilities over the next 20 years. The plan addresses the provision of:

- Arts and culture facilities;
- Community centres;
- Libraries;

- Pools and leisure facilities; and
- Venues for hire (Community or rural halls).

The network plan provides direction on the development of community facilities across Auckland including; arts and culture facilities, community centres, libraries, pools and leisure and venues for hire. The plan takes a regional approach to the planning and investment in facilities to prioritise and address competing demands across the region.

2.3.1 Community Facility Provision Targets – Quantity

Unitary Plan expectations for population growth in Warkworth, as set out in the Auckland Council Future Land Supply Strategy Refresh 2017, proposes approximately 7,600 additional dwellings for Warkworth. Approximately 2,300 of these dwellings are to be located in Warkworth North, scheduled to be ‘Development Ready’ in 2022. Based on an assumption of 2.8 persons/dwelling, this growth in provision of dwellings, would accommodate approximately 6,500 people, with an overall planned population increment of at least 22,000 people.

The Plan Change area is expected to provide capacity for approximately 800-1000 dwellings.

To anticipate and plan for future demand, the network plan includes provision guidelines that help identify Council’s aspired provision levels. The guidelines show the type of community facility that should serve a particular population by outlining: function of the facility, type of facility (e.g. small or large), and the provision approach.

Table 1 shows the provision guidelines:

Facility	Functions	Rural provision approach
Community centre		
Small facility	Community development activities including small meetings, co-located working spaces, clubs and social gatherings with activated programming and services.	Target population threshold 5,000 – 10,000. Servicing a walking catchment of up to 15 minutes or 30 minute drive of rural and coastal villages.
Large facility	Community development activities including small and large meetings, social gatherings, recreation local arts and culture, health and wellbeing with activated programming	Target population of 20,000 plus. Serves a catchment of up to 15 minute driving time. Located in town centres and satellite towns. Desirably located within the centre of town.

Venues for hire	Bookable space for the community to book and run their own activities	Access to bookable space within 15 minute walk from local or town centres or 30 minute drive from rural centres.
Libraries	Access to information and technology	Respond to population growth of 10,000 in a rural area and 30,000 in a metropolitan centre. Capacity tests based on 41m ² / 1000 population.
Pools and leisure		
Local facility	Free play, fitness, learning, relaxation, casual-play, community programmes	Pools target population threshold of 35,000 to 50,000. Leisure target population thresholds of 18,000 to 40,000. Network to service local catchments of up to 5 km. Within 30 minute drive-time of a rural satellite town, target population of 9,000 people or more, consider partnerships.
Destination facility	Aquatic entertainment, pools sports training, indoor sports leagues, special leisure activities and possible local functions	Limited number of facilities based on evidence of need and assessment of viability to service a catchment of 10km plus.
Regional facility	Aquatic entertainment both indoor and outdoor, pools sports training, indoor sports leagues.	One to three facilities to service the region. Assessed on case by case basis, based on clear evidence of demand and viable business case. Recognise national facility strategy.
Arts and culture space		
Local facility	Provide space for local community arts activity such as community drama, dance, local art classes and presentations	Provide space, opportunities and programmes through existing and new multi-use community facilities.
Destination facility	Provides specialised space for emergent, semi-professional and professional artists	Assessed on an as needed basis to meet identified sector and audience demand.

2.3.2 Community Facility Provision Targets – Distribution

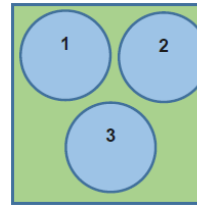
The Community Facility Network Plan also provides objectives and principles to guide where and how best to locate and develop facilities. The network plan identifies four options for the configuration of community facilities which are outlined below:

Single Site



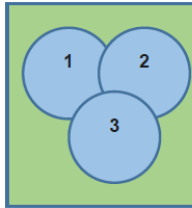
One site which accommodates one type of facility e.g. library space or community space

Co-Located



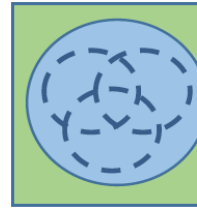
Two or more separate types of facilities developed on a site but have separate entrances and operate independently.

Connected



Two or more facilities developed in a connected building with a common entrance and administration area, but each type of facility has its own defined area.

Integrated



One building with multiple spaces flexibly designed to accommodate different activities. Integrated service offer, one entrance and combined administration.

It is noted that Council envisages seeing more facilities developed as connected and integrated facilities. Additionally, facilities which are accessible, well placed in the community, well maintained and are a sustainable option for the community and rate payers who fund them are highlighted as key elements.

Council will focus its investment on strategically placed, well integrated community facilities.

2.4 OPEN SPACE PROVISION POLICY 2016

The Open Space Provision Policy 2016 provides direction to developers, planners and designers on the provision of open space sought by Council. In doing so, it aims to achieve a consistent and transparent framework for assessing open space provision across the region. The policy provides information on network principles which guide how high quality open space should be located to the social, built and natural environment, and provision metrics, which guide the amount, type and distribution of open space expected in new greenfield development areas.

Table 2 shows the provision guidelines as outlined in the policy document:

Typology	Description	Indicative amenities	Provision target
Pocket Park	<p>Provides 'door step' access to small amenity and socialising spaces in high density residential areas.</p> <p>Provides visual relief in intensively developed areas.</p> <p>New pocket parks are typically between 0.1 to 0.15 hectares.</p>	<ul style="list-style-type: none"> • landscaping and gardens • small lawn areas • furniture • specimen trees • hard surface treatments • areas for socialising and respite 	<p>Voluntarily provided at no capital cost and only on agreement by council. Alternatively, pocket parks can be retained in private ownership.</p> <p>Located in urban centres or high density residential areas. Must be located on a public street and not an internalised space within a development block.</p> <p>Not to be located within 100m of other open space.</p> <p>In addition to requirements for neighbourhood parks.</p>
Neighbourhood Park	<p>Provides basic informal recreation and social opportunities within a short walk of surrounding residential areas.</p> <p>New neighbourhood parks are typically between 0.3 to 0.5 hectares.</p>	<ul style="list-style-type: none"> • play space • flat, unobstructed, kick-around space for informal games (30m by 30m) • areas for socialising and respite • landscaping • specimen trees • furniture 	<p>400m walk in high and medium density residential areas.</p> <p>600m walk in all other residential areas.</p> <p>Provides a range of different recreation opportunities between nearby neighbourhood and suburb parks.</p>
Suburb Park	<p>Provides a variety of informal recreation and social experiences for residents from across a suburb.</p> <p>Located in prominent locations and help form the identity of a suburb.</p> <p>Suburb parks will often accommodate organised sport facilities, such as sports fields.</p> <p>New suburb parks are typically 3 to 5 hectares if providing for informal recreation uses only and up to 10 hectares or larger if also accommodating organised sport uses.</p>	<ul style="list-style-type: none"> • walking circuits or trails within the park • multiple kick-around spaces • socialising spaces, including picnic and barbeque facilities • larger and more specialised informal recreation attractions, such as large playgrounds, skate parks, hard courts • beaches and watercraft launching facilities • organised sport facilities • community event space • car parking and toilets 	<p>1000m walk in high and medium density residential areas.</p> <p>1500m walk in all other residential areas.</p> <p>Provides a range of different recreation opportunities between nearby neighbourhood and suburb parks.</p> <p>Provides a neighbourhood park function for immediately neighbouring residential areas.</p>
Destination Park	<p>Provides for large numbers of visitors, who often visit for an extended period of time, and may travel from across Auckland.</p>	<ul style="list-style-type: none"> • large events space • networks of walking circuits and trails 	<p>A variety of destination parks should be located to serve each of the northern, western, central and southern areas of urban Auckland.</p>

	<p>Many destination parks are tourist attractions.</p> <p>Typically they will:</p> <ul style="list-style-type: none"> • be more than 30 hectares • accommodate specialised facilities • have significant or unique attributes. <p>Regional parks are considered to be destination parks.</p>	<ul style="list-style-type: none"> • destination and/or multiple playgrounds • specialised sport and recreation facilities • distinct natural, heritage or cultural features • multiple places for gatherings and socialising such as barbeque and picnic facilities 	<p>Future provision will be determined through network planning, which will identify if and where new destination parks are required.</p> <p>Provides neighbourhood and suburb park functions for immediately neighbouring residential areas.</p>
Civic Space	<p>Provides spaces for meeting, socialising, play and events in Auckland's urban centres.</p> <p>Civic space encompasses a network of public space including squares, plazas, greens, streets and shared spaces.</p> <p>Civic spaces can be:</p> <ul style="list-style-type: none"> • small (<0.1 hectares), typically providing respite, informal meeting and socialising opportunities • medium (0.15 to 0.2 hectares, typically capable of hosting small events) • large (0.3 to 0.4 hectares), typically capable of hosting • medium scale events. 	<ul style="list-style-type: none"> • highly structured and developed urban spaces • predominately hard- surfaces • meeting and socialising opportunities • event space • landscaping and gardens • public artworks 	<p>The extent of the civic space network should reflect the scale of the urban centre.</p> <p>Civic space should be planned as part of an integrated network, which responds to the local character and needs of an urban centre.</p> <p>Local Centre</p> <ul style="list-style-type: none"> • one small civic space. <p>Town Centre</p> <ul style="list-style-type: none"> • one or more small civic spaces; and • one medium civic space. <p>Metropolitan Centres</p> <ul style="list-style-type: none"> • one or more small civic spaces; • one or more medium civic spaces; and • one large civic space.
Connection and linkage open space	<p>Provides contiguous networks of open space that establish recreational, walking cycling and ecological connections, integrated with on-street connections.</p>	<ul style="list-style-type: none"> • trails • walkways • cycleways • seating • landscaping and native bush • boardwalks 	<p>The provision of open space for linkages and connections will depend on the particular characteristics of an area.</p> <p>Primarily provided along watercourses or the coast.</p>

2.5 RODNEY GREENWAYS PATHS AND TRAILS PLAN: PUHOI TO PAKIRI

The Greenways Plan is a visionary document which aims to provide cycling and walking connections which are safe and pleasant, while also improving ecology and access to recreational opportunities. To achieve this, Greenways may cross existing areas of parkland, and follow street connections between parks. This network will link together areas of housing and employment, open spaces, town centres, recreational facilities, places of interest and transport hubs. In rural areas such as Warkworth, Matakana and beach communities, Greenways include bridleways too.

The Greenways plan seeks to create a future network of greenways that will provide safe and enjoyable ways for people to get around, get active, and get engaged with their community and environment.

The network of greenways identifies the location and opportunity to:

- Improve walking connections
- Improve cycle connections
- Improve bridle connections
- Improve recreation opportunities
- Improve ecological opportunities
- Improve access to streams and waterways.

The Greenways Plan has identified a network of priority routes throughout the Rodney area. Figure 3 below illustrates these in relation to Warkworth. Specifically, future greenways infrastructure is shown through the Stubbs Farm plan change area to follow and feed onto the future Western Collector and can also serve to provide a space for both protection of the riparian area adjacent to the Mahurangi river and a space for interaction with and connection to, the river.

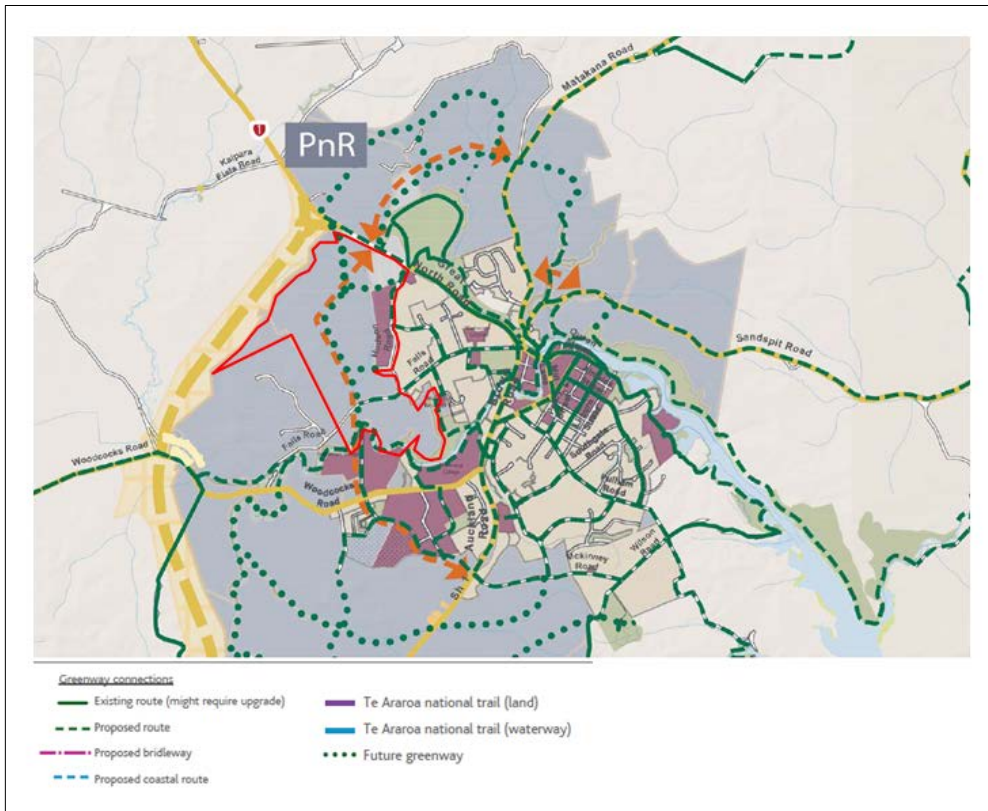


Figure 3: Proposed Greenways Network Plan in Warkworth (Source: Rodney Paths and trails Plan).

3.0 EXISTING COMMUNITY FACILITIES AND OPEN SPACE AREAS IN WARKWORTH

3.1 OVERVIEW

The existing community facilities network in Warkworth consists of two council owned halls, a library, and two sports field facilities within the Warkworth town centre, as well as a number of non-council owned churches, schools, sports centres and health care facilities. Additionally, two further council owned halls are located within a 10km radius from the town centre at the Mahurangi East Community Centre in Hamatana Road at Snells Beach; and Kourawhero hall on Woodcocks Road. In terms of open space, a number of neighbourhood parks and reserves are located around the fringe of the urban area.

These are illustrated in **Figure 4** below, and described in **Table 3**.

An enlarged version of the map is included as **Appendix 1**.

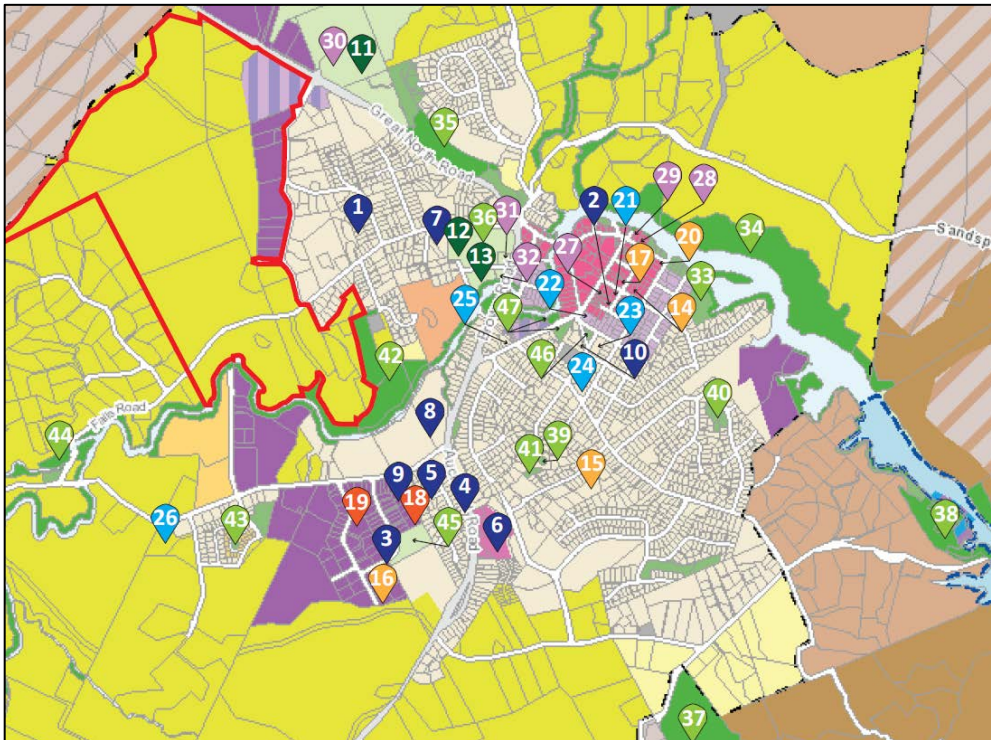


Figure 4: Existing community facilities and open space areas in Warkworth.

Education	
1	Mahurangi Kindergarten - 13 Albert Road
2	Warkworth Private Kindergarten – 18 Percy Street
3	Natures Nest Early Learning Centre – 33 Glenmore Drive
4	Learning Adventures – 25 Campbell Drive
5	Oak Tree Early Childhood Learning Centre – 10B Clegg Place
6	Warkworth Educare – The Grange Business Park
7	Warkworth Primary School – 35 Hill Street
8	Mahurangi College – Woodcocks Road
9	Mahurangi Technical institute - 11 Glenmore Drive
10	Warkworth Play Centre – Church Hill
Sports Fields	
11	Warkworth Showgrounds – 2 State Highway 1
12	Shoemith Domain Recreation Reserve – Shoemith Street
13	Warkworth tennis and squash club – Shoemith Street
Healthcare centres	
14	Warkworth Medical Centre / Kawau Bay Health – 11 Alnwick Street
15	Warkworth Hospital – 31 Blue Gum Drive
16	Rodney Surgical Centre – 77 Morrison Drive
17	Kowhai Surgery and related health services – 10 Percy Street
Sports Centres	

18	Warkworth Fitness Centre – 25 Glenmore Drive
19	GymSpot Warkworth Gym – 19 Morrison Drive
20	Full Spectrum Training – 28 Baxter Street
Religious Facilities/Churches	
21	Warkworth Catholic Church - 6 Alnwick Street
22	Warkworth Methodist Church – 1 Hexham Street
23	Christ Church Anglican Church – 1 Bambro Street
24	Presbyterian Church – 44 Bertram Street (new church being constructed at Stockyard Falls)
25	Ablaze Christian Church – 44 Whitaker Road
26	Brethren Church Halls – 10 Mason Heights
	Brethren Church Hall – 2 Golf Road (beyond extent of map)
Community facilities and halls	
27	Warkworth Town Hall – 21 Neville Street
28	Old Masonic Hall – 3 Baxter Street
29	Warkworth Library – 1 Baxter Street
30	Kowhai Arts & Crafts Inc – 2 State Highway 1
31	Shoemith Hall, including the Womens Bowling Club - Shoemith Street
32	Warkworth Scout Den - Shoemith Street
	Kourawhero Hall – 641 Woodcocks Road (beyond extent of map)
	Mahurangi East Community Centre, including the Mahurangi East Library – Hamatana Road (beyond extent of map)
Open Space (Parks and Reserves)	
33	Lucy Moore Memorial Park Riverside
34	Puhinui Scenic Reserve – Sandspit Road
35	Kowhai Park Scenic Reserve – Great North Road
36	Shoemith Reserve – Hill and Shoemith Streets
37	Parry Kauri Park – Tudor Collins Drive
38	Warkworth Cement Works – Wilson Road
39	118 Percy Street
40	66-68 Alnwick Street
41	42 Blue Gum Drive
42	36 View Road and related esplanade reserve
43	11 Christopher Lane
44	Wairere Scenic Reserve and Falls Road River Esplanade Reserve – Falls and Woodcocks Roads
45	Sport and active recreation land - Glenmore Drive
46	Band Rotunda and Park – Church Hill
47	Open Space land – Whitaker Road / Bennett Street and Church Hill
	Avic Miller Scenic Reserve - State Highway 1 (beyond extent of map)

Warkworth Reserve – State Highway 1 (beyond extent of map)
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3.2 PROPOSED COMMUNITY FACILITIES IN WARKWORTH

A Northern Arena aquatic facility is proposed to be built in the foreseeable future. The location of this complex is shown in the 2017 Warkworth Spatial Plan and is to the northern side of the existing Warkworth A&P Show Grounds.

We also note that Mahurangi Sport and Recreation are actively working to establish a comprehensive co-shared sports facility at Warkworth Showgrounds.

3.3 COMMUNITY FACILITIES NETWORK ACTION PLAN

The Community Facilities Network Action Plan (the Action Plan) is a companion document to the network plan. It identifies actions required to address gaps, growth or fit for purpose issues across the community facilities network.

The Action Plan has identified four actions that may impact on the Warkworth area which are outlined in **Table 4** below:

Priority Actions	1) Upgrade of Warkworth Town Hall – completed.
Non Priority Action	<ol style="list-style-type: none"> 1) Kowhai Art and Craft Inc and other Rodney Community Facilities: Undertake a community needs assessments to assess whether the existing facilities in Rodney are aligned to the community's needs. 2) Investigate the need for a multi-purpose community facility space in Warkworth. 3) Investigate the need for expansion and refurbishment of Warkworth library.

4.0 PROPOSED PLAN CHANGE COMMUNITY FACILITY AND OPEN SPACE PROVISION

In order to identify likely community facility requirements for the Warkworth area, this report has considered the following:

- The Community Facilities Network Plan's guidelines for community facilities;
- Criteria for community facility locations;
- Provision metrics from the Open Space Provision Policy 2016;
- The existing network; and
- Actions identified in the network action plan.

4.1 ANALYSIS AND RECOMMENDATIONS – COMMUNITY FACILITIES

Warkworth currently has a population of approximately 4,600 people. The total population increase that the entire area of Future Urban Zoned land will provide for is 18,000 - 25,000 people. The area covered by the proposed Plan Change will provide for approximately 800-1,000 dwellings.

Based on this, it is considered that the existing community facility infrastructure in Warkworth is sufficient to support the proposed population increase under this Plan Change. However, there will be opportunities to establish new public or private community facilities within the business zoned land in the future if there is demand.

4.2 ANALYSIS AND RECOMMENDATIONS – OPEN SPACE

The landscape assessment prepared by Littoralis assesses the wider open space context of the Structure Plan area. Attachment 6 to the landscape assessment shows the wider open space context of the structure plan area and depicts the areas zoned for sports and active recreation, informal recreation and conservation. A copy of this map is shown below:

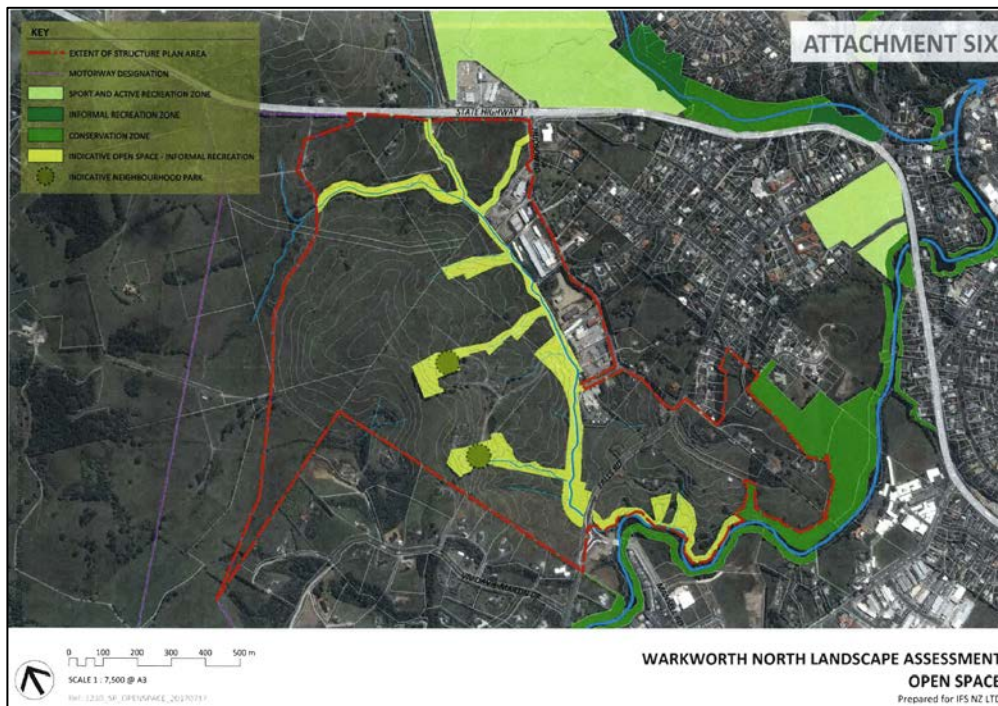


Figure 5: Proposed open space in relation to surrounding area.

It is apparent from this map that Warkworth currently has relatively good connectivity of open space areas primarily associated with the riparian / esplanade areas adjacent to the Mahurangi river and its tributaries. As the town grows there are opportunities to improve and extend this connectivity.

There are two primary sports and recreation areas at Hill Street / Shoemsmith Street and the Warkworth Showgrounds. These spaces are accurately described in the landscape assessment:

Warkworth A and P Showgrounds:

“a multifaceted recreation space, catering for a range of active team sports, equestrian activities, the A and P Show, and a spectrum of other uses that are encouraged by the flexibility of the fields available.... the Showgrounds have been recently developed to a high standard, including areas of sealed car parking, ablutions, paths, fencing, floodlighting and well graded sports fields. Collectively, these amenities are considered to qualify the reserve as a Suburb Park under the Auckland Council Open Space Provision Policy¹. Auckland Council has been undertaking community consultation in recent years as it plans for further expansion to cater for Warkworth’s growing recreation needs, and these include provision to expand facilities alongside SH1 in a former roadworks depot”.

Shoemsmith Domain:

“Shoemsmith Reserve in Hill Street is also seen to meet Auckland Council’s criteria for a Suburb Park, featuring a playground and ablutions building, multiple sports fields, a scout den, tennis club and bowling club. The park has sensibly been established immediately alongside Warkworth Primary School to also meet the school’s open space needs. The reserve has two road frontages, with the Shoemsmith St cul-de-sac serving as the access to the various community buildings and providing parking areas”

Well over 90% of the WNSPA lies within a 1 km radius of either the Showgrounds or Shoemsmith Reserve, approximately 15 minutes walking distance to each of these facilities. The landscape assessment identifies that there is potential for paths to be constructed in the future in the riparian corridor areas discussed above to provide greater opportunity for walking and cycling connection to these two sports and active recreation areas as well as in and around the urban area generally. These potential connections are shown on Attachment 7 to the Landscape Assessment. That assessment notes the following:

Whilst few of the waterside public open space strips around Warkworth have been developed for pedestrian use, the continuity of those corridors and the very high amenity values on offer through their predominant cover of indigenous forest and the presence of Mahurangi River and its contributing streams, provides strong imperative for capitalising upon that opportunity.

In addition to these two sports and active recreation areas there are a number of smaller informal recreation areas and parks. Church Hill provides a good example and contains the band rotunda and a playground. The riverside area in the centre of town also has playgrounds and there are plans to extend play facilities on Lucy Moore Park and the riverside reserve in the area towards the end of Baxter Street.

¹ Open Space Provision Policy 2016. Auckland Council

Consultation on these facilities, amongst other matters, was undertaken last year and reflected through the Warkworth Community Aspirations document.

As set out in the Table associated with Figure 4 above, there are existing education facilities. Additional facilities will be required in the near future particularly for primary and secondary education as a result of population growth. Potential locations for additional education facilities were identified in the Warkworth Spatial Plan in consultation with the Ministry of Education.

There are also several halls and shared spaces available for public use as listed in the Table associated with Figure 4. Shared spaces include the Warkworth primary school and Mahurangi College halls. The college pool and gym are also widely used by the community for a range of sports activities. Several of the Church halls and the Scout den are used by community groups for meetings and activities such as yoga and early child development activities.

In addition to the above there are reserve areas such as the Cement Works and Parry Kauri Park, that also hosts the Warkworth and Districts museum that are spaces that provide open space and also reflect some of the heritage values associated with the area.

Following the guidelines outlined in section 2.4 above, it is considered that a series of neighbourhood parks should be provided throughout the Plan Change area generally within 400m walk from medium density residential zoning areas and 600m walk from all other residential areas.

Providing for a Suburb Park is considered unnecessary for the Plan Change area given that the open space network, including three neighbourhood parks and cycleway will provide adequate open space for the community in terms of land area and diversity of recreational opportunities. In addition, a connected network of open spaces and the proposed Local Centre zone will assist in providing a focal point within the development.

Additional riverbank connectivity will be provided through the development of the land at 223 Falls Road which will provide an additional esplanade connection. This and other connections that are proposed are consistent with the *Rodney Greenways Plan - Paths and Trails Plan Puhoi to Pakiri (2017)*.

5.0 CONCLUSION

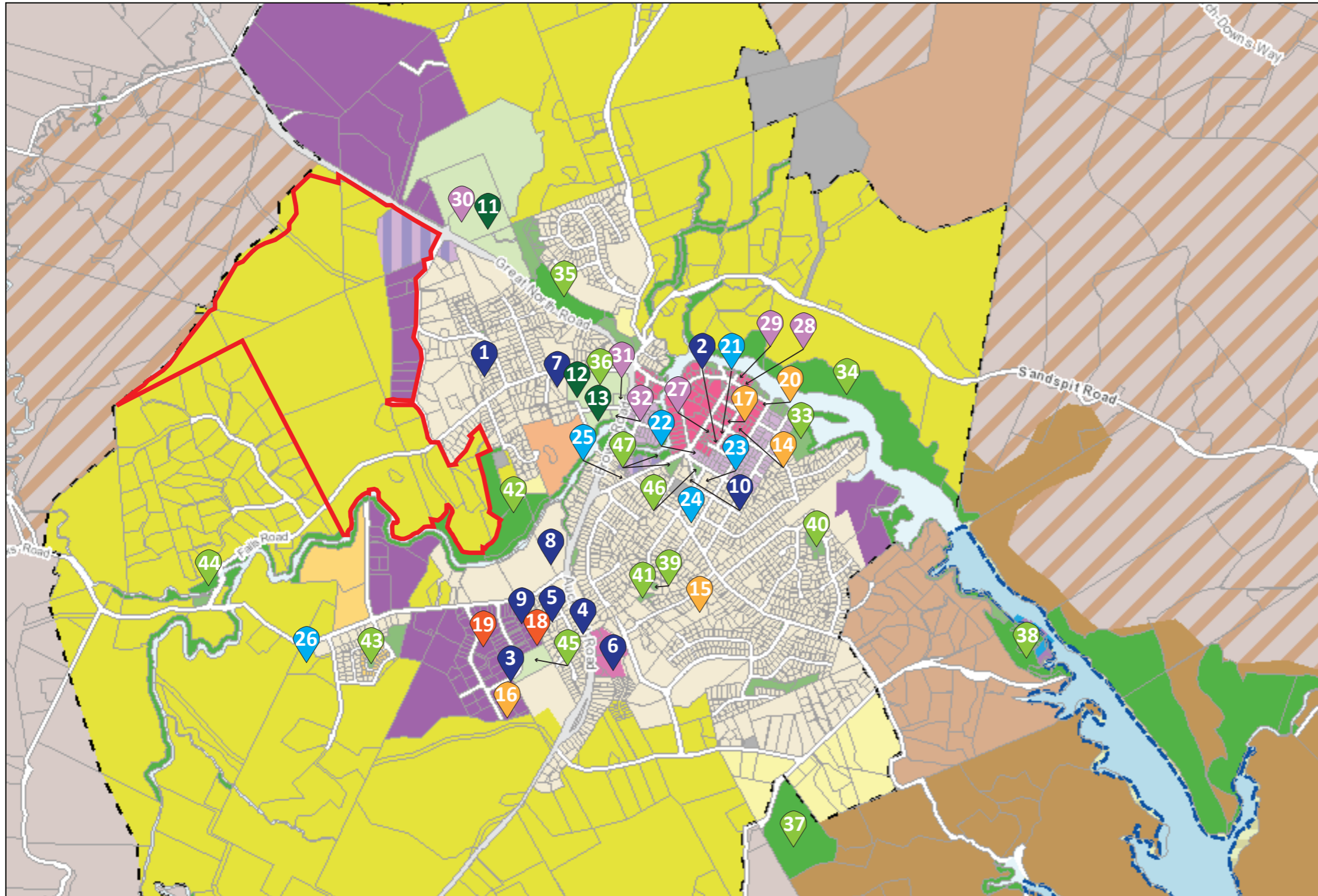
In relation to community facilities, overall it is considered that the existing community facility infrastructure in Warkworth is sufficient to support the proposed population increase under this Plan Change. However, there will be opportunities to establish new public or private community facilities within the business zoned land in the future if there is demand.

In relation to the open space network, overall it is considered that the proposed Plan Change will provide an appropriate range of accessible, connected and useable open spaces that will meet the recreational and amenity needs of the local population and will integrate well with the existing network.

Appendix 1

Existing Community Facilities and Open Space Areas Map

B&A



Education	
1	Mahurangi Kindergarten - 13 Albert Road
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18	Warkworth Fitness Centre – 25 Glenmore Drive
19	GymSpot Warkworth Gym – 19 Morrison Drive
20	Full Spectrum Training – 28 Baxter Street
Religious Facilities/Churches	
21	Warkworth Catholic Church - 6 Alnwick Street
22	Warkworth Methodist Church – 1 Hexham Street
23	Christ Church Anglican Church – 1 Bambo Street
24	Presbyterian Church – 44 Bertram Street (new church being constructed at Stockyard Falls)
25	Ablaze Christian Church – 44 Whitaker Road
26	Brethren Church Halls – 10 Mason Heights
Community facilities and halls	
27	Warkworth Town Hall – 21 Neville Street
28	Old Masonic Hall – 3 Baxter Street
29	Warkworth Library – 1 Baxter Street
30	Kowhai Arts & Crafts Inc – 2 State Highway 1
31	Womens Bowling Club - Shoesmith Street
32	Warkworth Scout Den - Shoesmith Street
Open Space (Parks and Reserves)	
33	Lucy Moore Memorial Park Riverside
34	Puhinui Scenic Reserve – Sandspit Road
35	Kowhai Park Scenic Reserve – Great North Road
36	Shoesmith Domain – Hill and Shoesmith Streets
37	Parry Kauri Park – Tudor Collins Drive
38	Warkworth Cement Works – Wilson Road
39	118 Percy Street
40	66-68 Alnwick Street
41	42 Blue Gum Drive
42	36 View Road and related esplanade reserve
43	11 Christopher Lane
44	Wairere Scenic Reserve and Falls Road River Esplanade Reserve – Falls and Woodcocks Roads
45	Sport and active recreation land - Glenmore Drive
46	Band Rotunda and Park – Church Hill
47	Open Space land – Whitaker Road / Bennett Street and Church Hill

EXISTING COMMUNITY FACILITIES AND OPEN SPACE AREAS IN WARKWORTH



Scale: NTS
Date: March 2018