

## MDCA MEMBERS INPUT TO TDC MAPUA WATERFRONT PLAN – FEB 2017

*Please record your own comments/ suggestions on the named aspect for this sheet or tick another comment that you support. **All input** will be collated & relayed to TDC*

### TOPIC 3– REMEDIATED LAND-

See pink area on map – crnr Aranui Rd and Tahi Sts- currently zoned residential ; also includes [pink] corner of the park currently zoned commercial

#### **Topic 3 Remediated Land**

Land bank for the future x 3

Make it residential – for a retirement village

Use some for extra parking x 2

Have a picnic area

There is a need to keep our boating heritage and the ramp/parking for the boating public

Be cautious please future option value is so important

Call for expressions of interest groups

Mixed residential/retirement/health centre

Check with Manol Aerustic??? – just ask does he know potential investors, for what?? *Not sure what this is -might need to check original*

Consider using some remediated land for old people to live

Don't use for parking

Trailer parking

A corner designated for Seascouts/ watersports

Naturalness/openness/simpler the better

Green space/park like, tennis courts, football area, children,s play area

Keep green area

If car parking need to set up a flow

This area to be developed for elderly person living places, in some suitable manner.

No more car parking there

This is the area that we feel the most strongly about. Our dwelling overlooks this land and so any developments or changes to it, directly affects us.

Our point of view is that it is an incredibly versatile piece of land with multiple uses, such as:

- Roosting and feeding site for shorebirds during high tide (incl. Nationally Critical species such as White Heron/Kōtuku)
- Recreational area for locals, activities incl: walking dogs, running, flying drones, flying planes, practising golf, playing frisbee, football etc.
- Main carparking for the Mapua Easter Fair (due to Iwa St development)
- Car parking for the wharf during peak season
- Carparking for vintage car, caravan, motorcycle and hot rod clubs to name a few who all meet annually in this location
- Freedom camping

and that it would be best to leave it alone and let it continue being grassland with multiple uses for the community and wildlife. If anything, enhancement to this land, such as planting puhutukawa's along the edge to provide shade to parked cars and picnickers would be great or enhancing the stream and walkway would be fantastic.

As far as we are aware, the area at the estuary end of the remediated land is zoned as Open Land – it is unclear whether it is a reserve, however, in the plans on Top of the South it looks like it is. This is something that should have been included in the Questionnaire map.

Whilst we understand the temptation to look at a plain piece of grass and assume that it is not being used – I can confirm that it is indeed used on a daily basis for multiple uses, quite often, all at the same time.

Once land is developed then generally usage becomes limited, for example, should part of this land become car parking (as per the boat club's proposal and some Mapua residents proposals) then the usage goes from multiple to singular. It goes from versatile to limited. It goes from attractive green space to ugly dark space with big environmental footprints. The grassed area can still be used, as it currently is, for grass parking.

In terms of parking – there is available parking in Mapua without having to convert the remediated land. Below are a couple of photos showing:

1. >100 Oystercatcher species roosting at high tide
2. Empty parks along Tahi street

These photos were taken on the 12<sup>th</sup> and 14<sup>th</sup> January at about 1.00pm and show that in the height of the tourist season, the Tahi St parks are not being utilised.

**So to confirm – our want is for the remediated grassland to remain an open green space in the heart of Mapua to accommodate the multiple uses that it currently serves; and to be maintained as a Community and Shorebird Reserve.**

We would be happy to fundraise enough money to purchase the land in order to establish a Community and Shorebird Reserve.





