

Briefing Paper: Te Pātukurea Kerikeri Waipapa Spatial Plan – Progress Update, 2023 Consultation Summary and Framework Document

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Ngā whāinga | Purpose

To provide Elected Members with a progress update on Te Pātukurea Kerikeri-Waipapa Spatial Plan project, including sharing recently completed key project documents (Framework Document and Updated Communication and Engagement Plan Summary). Sharing outcomes of public consultation held in late 2023 on emerging themes (being key themes or groups of aspirations we've heard from our stakeholders, which are used to develop the objectives of Te Pātukurea). This paper also sets out key information from the Framework Document that will be shared with the public via the Far North District Council (FNDC) website.

Horopaki | Context

At the 19 October 2023 Council meeting we provided an update on Te Pātukurea project and obtained approval from Council to undertake public consultation in November/December 2023 about emerging themes.

Since 19 October 2023, in partnership with the Hapū Rōpū, we have progressed the following:

- Completed public consultation on emerging themes (6 November to 4 December 2023). Please refer to **Attachment 1** for a summary of this consultation.
- Workshopped with FNDC staff to develop the Framework Document which will guide the development and assessment of growth options, as discussed in the following section and included as **Attachment 2**.
- Developed a detailed project programme for the project, using the process developed in mid-2023, which was workshopped with elected members to guide completion of Te Pātukurea.
- Developed Wāhi Toitū (no-go) and Wāhi Toiora (go-carefully) areas within the study area and developed a GIS viewer (online map) to support analysis and assessment of potential growth options.
- Progressed development of critical evidence to inform the project (including stormwater, wastewater and water information and a housing and business development capacity assessment)
- Reconnected with project stakeholders, which included government agencies, community groups and subject matter experts.

We are now undertaking analysis of the study area to support an assessment of potential growth options and completing the associated Foundation Report. These pieces of work will form the basis of the next round of public consultation on the future growth options.

Ngā kōrerorero | Discussion

1. Framework Document

The Framework Document marks a significant milestone in the progress of Te Pātukurea. It reflects the journey so far between Council, mana whenua, and the community to collectively shape the direction of Te Pātukurea.

Leveraging from the findings of the public consultation in late-2023, we held a series of workshops and hui to develop and agree with the Hapū Rōpū the draft project objectives, decision-making framework and critical success factors that will ultimately guide the development and assessment of future growth options (specific locations within the study area that will be identified as being suitable to accommodate long term growth).

Discussed below are the key matters contained with the Framework Document. We intend to socialise these key matters with the public by providing this information on the FNDC website. Prior to the next round of public consultation, we will work with you to confirm the draft growth options and seek formal approval to undertake public consultation.

Key Assumptions

Key assumptions are considered to have a high degree of certainty and are identified early in the process to provide a basis for decision making. Six key assumptions have been identified for Te Pātukurea (listed in no particular order):

- Population Growth: Kerikeri-Waipapa will continue to be the largest and fastest growing population in the district.
- Prosperity/Employment: Kerikeri-Waipapa will continue to be characterised by a strong horticultural and agricultural industry. The area will also continue to have strengths in professional services, and arts and recreation services.
- Deprivation: While Kerikeri-Waipapa is less deprived than other parts of the district, it contains pockets of more deprived areas in Kerikeri Central, and Rangitane-Purerua.
- Cultural: The cultural history of Kororipo Pā, and other surrounding pā are all of significance to Hapū Rōpū. The original name for Kerikeri Inlet – Te Awa o Ngā Rangatira (River of Chiefs) – points to the wider significance of the place.
- Demographics: Kerikeri's population will continue to age and by 2028, the largest age group will be 65+.
- Constraints: Constraints will be identified and characterised into Wāhi Toitū (No Go) and Wāhi Toiora (Go Carefully) to differentiate constraints for future urban and lifestyle development. Development will avoid Wāhi Toitū areas.

Wāhi Toitū & Wāhi Toiora

There are several key constraints across the Kerikeri-Waipapa area affecting how we can grow. In partnership with the Hapū Rōpū, we have agreed that the key constraints should be grouped under the following two categories.

- Wāhi Toitū: areas with enduring characteristics that are to be protected from new development, or where new development is considered inappropriate. Wāhi Toitū areas are 'No go' areas for new development.
- Wāhi Toiora: areas where new housing and business development must be carefully managed, including with an appropriate mitigation of adverse effects and risks. Wāhi Toiora areas are 'Go carefully' areas for new development.

Refer to the Framework Document for a complete list of all constraint layers included in each category.

Attachment 3 maps how each category informs the project study area.

Objectives

Using the key emerging themes from our consultation in late 2023 and the five challenges identified through our consultation feedback analysis (Attachment 2), the following four draft objectives were developed for Te Pātukurea.

- 1) Our infrastructure is resilient to the impacts of natural hazards (e.g., flooding), growth (e.g., housing and business capacity) and climate change (e.g., drought).
- 2) We can safely, easily, and efficiently use a variety of different transport modes to live, work and play within Te Pātukurea and connect with the wider district.
- 3) We have a range of housing typologies to accommodate the different needs of our community and sufficient supply so that people can live, work, and play in Te Pātukurea affordably and in the way they want.
- 4) We protect, enhance, and are connected to both Te Taiao and the cultural and heritage values that makes Te Pātukurea special whilst supporting economic development.

Te Pātukurea’s objectives are thematic (i.e., encompass multiple themes) rather than theme based (e.g., housing, economy, or transport). This approach has allowed us to comprehensively address the outcomes our partners, stakeholders and community want for Kerikeri-Waipapa in an integrated way through a discrete number of objectives.

Decision-making framework

We will use a Multi-Criteria Analysis (MCA) for a decision-making framework to consider how much each potential growth option contributes to achieving the plan objectives. The specific decision-making criteria are set out in the Framework Document in Attachment 2 of this report. Using a scoring system, the framework allows the alignment of the growth options with the plan objectives to be considered cumulatively across all criteria. An MCA framework helps assess trade-offs transparently, leading to a more informed and robust decision-making process.

Although commonly used in planning processes, the wider public may not be familiar with this framework and why it is important as a tool for decision-making. We will socialise this framework with the public and provide additional information around how the tool is used and the reason it has been adopted for this process.

2. Updated Communication and Engagement Strategy

In addition to the first round of public engagement in late 2023, there is one further phases of public consultation planned to enable completion of this project, being to consult on the future growth options. In addition, we plan to ‘close the loop’ with the public following the next phase of public consultation and following adoption of Te Pātukurea. Ongoing partnership with the Hapū Rōpū and regular engagement with stakeholders will occur at significant milestones for this project. Council approval will be requested to undertake consultation on the growth options in August/September 2024. Refer to the Summary of Updated Communications and Engagement Plan 2024 document in **Attachment 4** of this report for the methods and approaches determined for the communication and engagement activities required to support this project.

3. Emerging Themes Consultation Summary

The emerging themes public consultation phase in late 2023 resulted in 516 pieces of feedback. Prioritisation of the six key themes varied between general public, rangitahi (youth), and Hapū Rōpū preferences as set out below. Refer to Attachment 1 for summary of this consultation.

Ranking	Hapū Rōpū	Community	Rangitahi
1	Protect and enhance te taiao (environment)	Transport, services and infrastructure	Protect and enhance te taiao
2	Cultural	Resilient economy	Cultural
3	Housing	Protect and enhance te taiao	Resilient economy
4	Climate change	Climate change	Housing
5	Resilient economy	Housing	Climate change
6	Transport, services and infrastructure	Cultural	Transport, services and infrastructure

4. Project Timeframe:

We have revised the project timeline, which results in a change to the timeframe for public consultation on growth options, shifting this from mid-2024 to the second half of 2024. This does not affect the adoption of the spatial plan, which is still on target for early 2025.

Additional project time has been required to strengthen the evidence base, particularly the timeframe associated with obtaining the housing and business development capacity assessment (HBA). As advised at the 12 March HBA workshop, we will have a further workshop with elected members in April to share the finding of the HBA.

E whai ake nei | Next Steps

Next steps include closing the loop on the last round of public consultation, specifically socialisation of key information from the Framework Document with the community and undertaking stakeholder engagement and project tasks to develop the draft growth options that we will be seeking to undertake public consultation on later this year.

Ngā tāpiritanga | Attachments

- 1. Emerging Themes Consultation Summary**
 - 2. Framework Document**
 - 3. Wāhi Toitū and Wāhi Toiora layer maps**
 - 4. Updated Communication and Engagement Plan Summary**
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