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# Long Term Plan 2018-2028

## What is planned for Tapawera?

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### 1.0 Introduction

The following information provides an overview of significant projects Council has planned for the Tapawera settlement in the Long Term Plan 2018-2028. These projects aim to address anticipated growth in demand, improve the services provided, and ensure that existing public infrastructure is maintained and fit for purpose. We've also included relevant growth information and the conclusions reached for the Tapawera settlement in the development of Council's Growth Model 2017<sup>1</sup>. All information is current as at 1 July 2018.

Between 2018 and 2028, Tapawera's population is projected to grow by 2%<sup>2</sup>.



Photo credit: Susan Fenemor

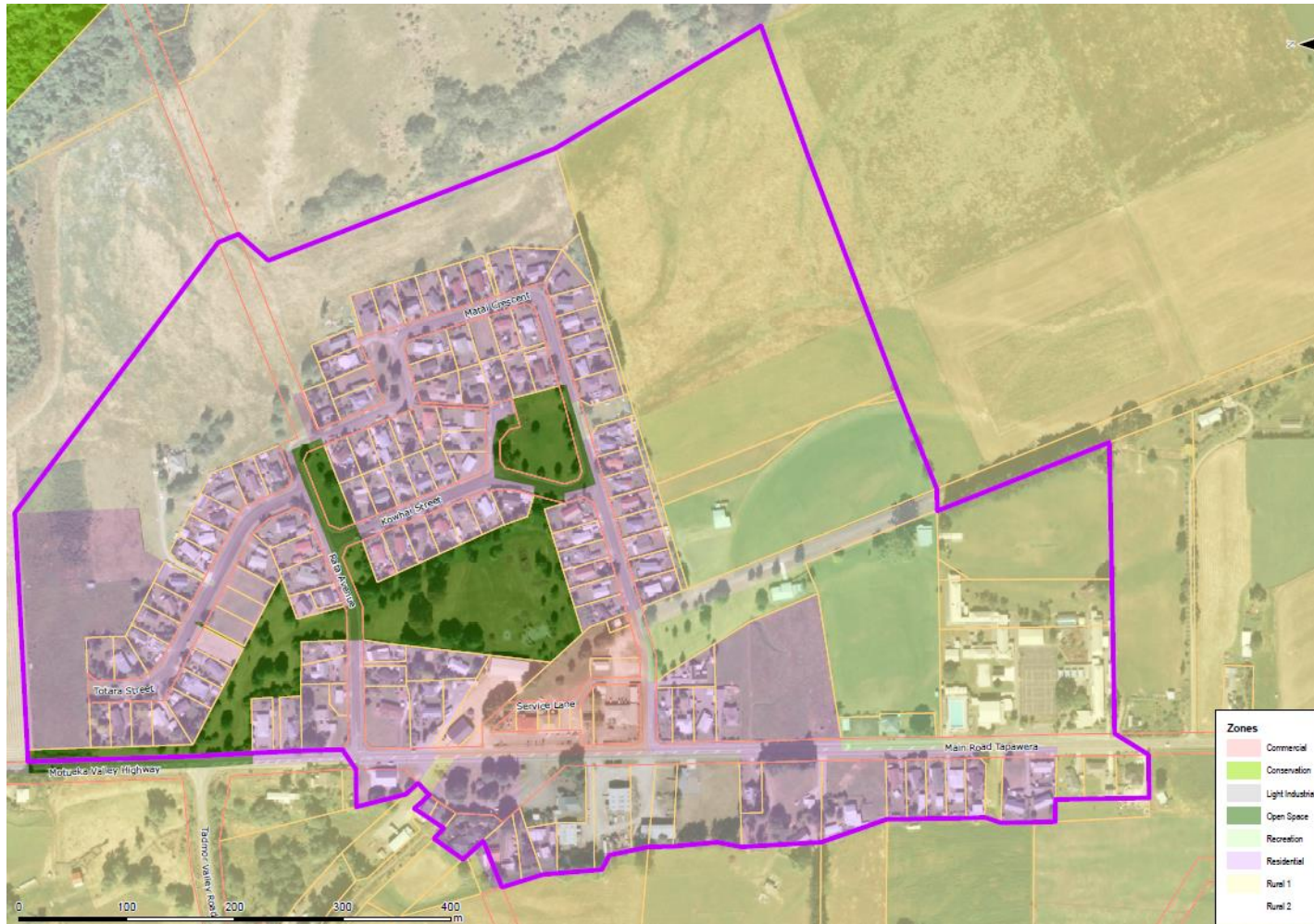
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<sup>1</sup> Council's Growth Model is a District-wide, long term development planning tool which informs the programming of a range of services, such as network infrastructure and facilities (through the Long Term Plan), and district plan reviews.

<sup>2</sup> Based on Stats NZ Subnational Population Projections 2013(base)-2043 update (released 22 February 2017), using the medium series for all years for the Tapawera area unit.

## 2.0 Settlement outline

2.1 **Zoning as at 1 July 2018** (note: the settlement outline in purple is for planning purposes and doesn't indicate the extent of future development. For updates and details on planning zones under the Tasman Resource Management Plan, please refer to [Top of the South Maps.](#))



## **2.2 Urban form and function**

Tapawera is a small rural service settlement, in the Motueka valley, servicing surrounding agricultural and horticultural land uses. Some of the surrounding land is of high productive value and needs to be protected. Forestry, hops, dairy, sheep and beef are predominant activities.

The area is also characterised by steep hills and flat valleys. Tapawera settlement is constrained by the Motueka River to the west.

The settlement has a small commercial centre and area school. The Motueka Valley Highway transects the town.

The uptake of residential sections in the town has been slow over the years, although recent property interest in Tapawera has increased.

## **2.3 Environmental opportunities and constraints**

The settlement is well serviced and has potential for further residential development.

Constraints include the need to protect the valued rural land resource from residential development. There is also flood risk from Mill Creek and Motueka River.

Opportunities include further subdivision of zoned land, redevelopment of sites such as the former Forest Headquarters site on the outskirts of Tapawera, and commercial development associated with the proposed Kohatu Motorsport Park and formation of Tasman's Great Taste Trail.

## **2.4 Current infrastructure provision**

Infrastructure is the name for physical assets that Council provides and owns in order to provide water supplies, stormwater, wastewater, rivers and flood control, and transportation services.

Council provides water, wastewater and stormwater services to the Tapawera settlement, as well as an urban road and footpath network.

There are no significant issues within these networks and Council has not planned any significant upgrades.

## **2.5 Parks, reserves and facilities**

Generally Council is exceeding the desired levels of service due to the historic development of the town and its isolated nature. Regional facilities provide part of the level of service for some facilities but require a commute.

The Tapawera community is serviced by a meeting room provided at the Tapawera Memorial Hall and community rooms at Shedwood Lodge. Council provides a subsidy to assist in the maintenance of the two pools at Tapawera Area School.

Some residents use recreation and sport services provided by facilities in Richmond such as an indoor year round swimming pool (i.e. the Richmond Aquatic Centre) and indoor courts at Saxton Field or the Motueka Recreation Centre.

Tapawera Area School provides significant recreation assets that are extensively used by the community, particularly the outdoor seasonal swimming pool and the small multipurpose hall.

The Tapawera community is serviced by a range of parks and reserves. There are 12ha of sportsgrounds provided at the Tapawera Recreation Reserve. There are 105 plots available at the cemetery at Mararewa. There are three kilometres of walkways, two playgrounds, a skate park and six toilets provided within the settlement area.

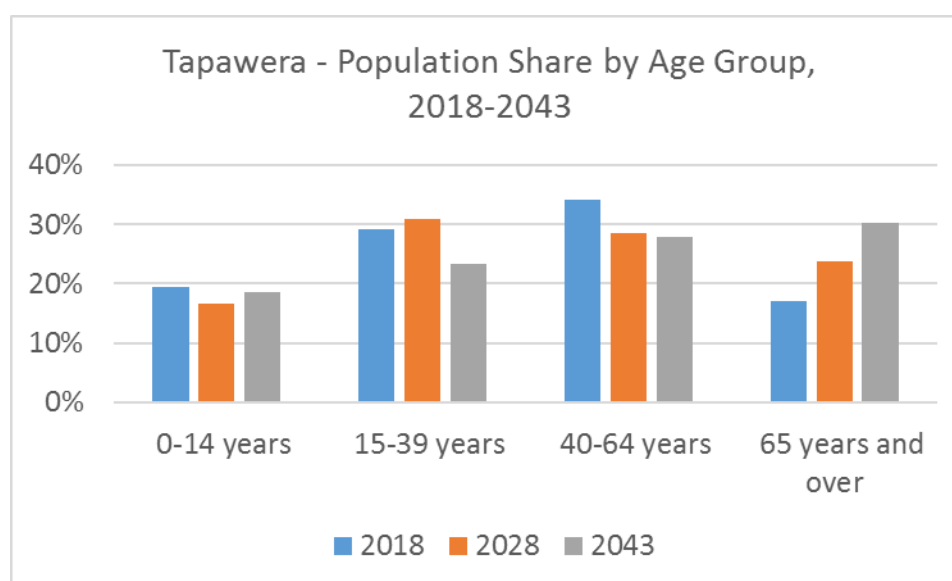
There are no significant projects planned for Tapawera in the LTP.

The Kohatu Motorsport Park is a proposed new venture to be developed on the outskirts of Tapawera by the Central Motorsport Incorporated Society. Council supports the development of the Park and recognises its value to the community as a regional adventure and motorsport park. Over the past few years, Council has contributed to the facility by providing funding for a feasibility study, and absorbing approximately \$15,000 of costs for the project. Council is also contributing approximately \$300,000 to the upgrade of the intersection to the Motorsport Park at Olivers Road and Motueka Valley Highway.

Tasman’s Great Taste Trail is anticipated to connect to Tapawera in 2019/2020.

### 3.0 Future Demographics<sup>3</sup>

The population of Tapawera is projected to increase from 292 in 2018 to 299 in 2028 and then decline back to 292 by 2048. The proportion of the population aged 65 years and over is projected to increase from 17% in 2018, to 30% by 2043. The average household size is projected to decrease from 2.5 people per household in 2018 to 2.2 people per household by 2043.



<sup>3</sup> Based on Stats NZ Subnational Population Projections 2013(base)-2043 update (released 22 February 2017), using the medium series for all years for the Tapawera area unit.



## 4.0 Growth

### 4.1 Anticipated development

Based on the above demographic trends, Council has estimated the following numbers of residential dwellings and business lots will be required. This also allows for demand for dwellings for non-residents, such as holiday houses. Although, the population is projected to remain relatively unchanged, the decline in average household size means there is still likely to be demand for new dwellings. The trend towards smaller households is mainly due to the ageing population with an increasing number of older residents who are more likely to live in one or two person households.

Council anticipates that the actual supply of residential and business development will generally meet that demand.

This is based on the best information at the time and is not intended to be an exact forecast of when and where development will actually occur. Population projections will be updated following the 2018 Census to reflect any significant population changes.

	2018/19- 2020/21 Short term (Years 1-3)	2021/22- 2027/228 Medium term (Years 4-10) <sup>4</sup>	2028/29 – 2047/48 Long term (Years 11-30) <sup>5</sup>
Number of residential dwellings required	4	4	8
Number of residential dwellings anticipated	4	4	8
Number of business lots required	0	1	3
Number of business lots anticipated	2	3	2

### 4.2 Development options

The latest review of Tasman's growth model recommends accommodating the modest growth in residential sections and business sections for Tapawera on land already appropriately zoned. No new rezoning of land is required.

### 4.3 Growth-related infrastructure

The relatively low level of growth projected for Tapawera can be accommodated within the existing networks. No growth upgrades are planned.

### 4.4 Parks, reserves and facilities

New reserves and walkway connections will be identified as subdivisions develop.

<sup>4</sup> Years 1-10 represent life of LTP.

<sup>5</sup> Years 1-30 accord with life of Infrastructure Strategy and the National Policy Statement on Urban Development Capacity.

## 5.0 Improvements and Renewals

This section covers projects which are primarily to improve the services already provided (improvements) and/or ensure that existing public infrastructure is maintained and fit for purpose (renewals).

### 5.1 Infrastructure improvements, replacements and renewals

Council has planned to renew the Tapawera water treatment plant between 2023 and 2025 at a cost of \$755,200. The renewed plant will incorporate a new fit for purpose building as well as the addition of filtration and UV treatment to meet Drinking Water Standards and improve resilience.

Council is also planning to repair and paint the roof of the Tapawera Reservoir in 2019/20 at a cost of \$68,800.

Council has budgeted \$593,943 over 2018-2028 to provide public recycling around the District, including for Tapawera.

**Note:** Although the full project costs are included in Council's budget, funding can be from a variety of sources, including targeted rates (for projects which serve a specific area), development and financial contributions, government funding, as well as general rates.

All future project costs are in current prices and have not been adjusted for inflation.