

Te Puia Springs and Waipiro Bay Township Plan 2011



Wāhanga Tuatahi – Foreword

Kei te mihi atu ki ngā tāngata o tenei rohe

This draft township report has been prepared for the Tokomaru Bay township on behalf of the Gisborne District Council (GDC). The idea for the development of this plan came about through community consultation by GDC, which placed emphasis on certain areas of economic development, including the 'development of plans for the future of rural towns of the district'.

While this plan is separate to other projects being run by GDC, it will provide input into and link with the GDC District Plan and the Long Term Plan (LTP).

Township plans are an important tool for our communities to help map their future direction. Councillor Bill Burdett was encouraged to see a good number of interested community people participate in the township meetings at Iritekura Marae and at the Te Puia Service Centre.

The discussions at the meetings covered a wide range of issues and ideas that have contributed to the development of this plan.

I am particularly pleased to see our young people have made their ideas known through the attendance of tamariki from Te Kura kaupapa Māori o Waipiro. As we say, they are our future and what a wonderful opportunity for them to get involved now.

It is great to dream and put those ideas onto paper. We need to have courage to explore new ideas that will meet the needs of the township, ones that will allow us to stand out as a unique and special community in which to live and visit.

From now it takes action - an action plan I am committed to with your agreement.

I look forward to the progress we are going to make in your communities, and hope that you will be inspired to complement what has been proposed.

Tēnā Tātou



Nā Meng Foon

Koromatua - Te Kaunihera a rohe o Te Tairāwhiti



Ngā Mihi – Acknowledgements

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Photos courtesy of the National Library and Tairāwhiti Museum.

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Whakatūwheratanga – Introduction

Township Plans help to capture the long-term vision for the Districts rural townships. This plan incorporates the long term vision for the communities of Te Puia Springs and Waipiro Bay.

Community engagement

The Gisborne District Council (GDC) facilitated the development of the Plan and has pulled together our contributions from:

- ▶ the planning workshop in February;
- ▶ the annual plan meeting in March;
- ▶ ideas boxes at the GDC; and
- ▶ the implementation workshop in July.



Whakatūwheratanga – Introduction



Content of the plan

It describes each vision statement in terms of key goals and projects for the townships to be achieved over the next 10 years. All the ideas identified during community engagement are listed in Appendix 1.

Community commitment

The Township Plan expresses the community's aspirations for the future and will need to be driven by a cohesive and concerted community effort supported by Council and other agencies where necessary.

Gisborne District Council commitment

This Plan will help guide the GDC in planning for the future development of Te Tairāwhiti over the next 20 years. It will be an important consideration in the development of Council's 10-year Plan and will also be considered by Council where our activities have an effect on the Waipiro Bay and Te Puia communities.

Each priority project has an implementation table detailing specific actions with costs, timeframes, funding options and a progress indicator. Where no funding is currently confirmed, Council will consider the action for inclusion in their next 10-year Plan in 2012.

It must be noted that GDC has to deal with many competing interests, and will not always be able to deliver on all of the ambitions listed in this plan. The same will apply to other agencies and organisations that have abilities to contribute to those ambitions. However, the plan is intended to be used by GDC when decisions affecting this community are made. It is hoped that other organisations will use it for the same purpose.

So we can keep track of our progress, Council will report annually on what has been achieved on the Township Plan through the Annual Plan and the Plan will be reviewed in five years.

Waipiro Bay

Waipiro Bay is a coastal settlement, 10km toward the coast of Te Puia Springs. Waipiro has a literal meaning of “putrid water” and it was named such by the Chief Paoa who was making reference to its sulphuric properties. It has a population of approximately 96 and was once the largest settlement on the East Coast. Up to ten thousand people lived here at its peak. At one stage the main highway north was via Waipiro making it a vital link between Gisborne and the rest of the Coast.



Waipiro was a thriving community that boasted a maternity hospital, general store, two hotels and a picture theatre. The picture theatre was Bob Kerriidge's very first cinema. In the late 1800's, early 1900's, Waipiro was the centre of a largely farming based community. Shipping became highly relied upon with all inwards and outwards goods being “surfed” at Waipiro. Goods and passengers were sent out on lighters before being loaded on the awaiting ship.

Te Puia Springs

Te Puia Springs is a small settlement located 103km north of Gisborne. It has a population of approximately 156 and was renowned for its mineral hot springs and mud pools.

A bathing spa was first opened at Te Puia in 1901 as a tourist attraction. Due to the isolation the spa was not hugely popular to start with. Improved roading and the establishment of the Te Puia Hotel in 1935 made the spa commercially viable.



(Rly. Publicity photo.)
Te Puia, showing pool and gardens and hotel (Lake Waipiro in background).

Te Puia Hospital was erected in 1907 in response to a severe outbreak of Typhoid. At its peak it employed over 200 staff and serviced the east coast. The hospital was run by the state until the late 1990's when it was taken over by Te Whare Hauora O Ngati Porou.

Te Puia Springs is serviced by Te Puia School, a Fire Station, Hotel, Whare Hauora, a general store with petrol and the GDC service centre. St Margarets Memorial Church (the only church building in Te

Puia) is located alongside Lake Ratahi. Parts of the Te Puia township are reticulated to a potable water supply and waste water system.

Ngā Moemoea – Vision for the future







Key goals





- ▶ To ensure parks, roading and public spaces are safe, and are well maintained and designed to reflect the aspirations of the local communities.
- ▶ The natural and cultural heritage is protected and enhanced to promote environmental wellbeing.
- ▶ To encourage sustainable development, economic growth and provide tourism opportunities for the local community.



Māhia te māhi – Making it happen

 Complete
  In Progress
  Behind Schedule

Task description	Responsibility	Timeframe	Cost	Follow up action	Progress
Enhance recreation opportunities for locals of all ages.					
• Activity centre for evening activities for kids.	Community	No set timeframe			
• Skate Park.	GDC	TBC	\$15K	Propose for 2012 TYP.	
• Childrens' recreation park especially for 10 years and up.	GDC	TBC	\$15K	Propose for 2012 TYP.	
• Upgrade the boat ramp at the fishing club.	Fishing Club	No set timeframe			
• Install public toilets on or near the beachfront.	GDC	TBC	\$10K	Propose for 2012 TYP.	
• Install a picnic table at the reserve.					
• Install shark nets around rahui rocks for scuba tourism.	Community	No set timeframe			
• Clean up Te Puia Reserve.	GDC	No set timeframe	\$1K	To be funded within existing Reserves budget.	
Investigate sustainable development opportunities					
• Prepare a directory and story-board that lists all town services and facilities.	Community and GDC	TBC	\$1K	Propose for 2012 TYP.	
• Clean and beautify the lake area and develop a local heritage trail.	GDC, DOC	TBC	TBC	Propose for 2012 TYP.	
• Investigate the possibility of re-opening the hot springs.	Landowner	No set timeframe	-	-	-
• Tangata whenua research kaupapa on kaimoana..	Iwi, hapu	No set timeframe	-	-	-
• Investigate onshore aquaculture feasibility (paua and king).	Iwi, hapu	No set timeframe	-	-	-
• Address erosion through Manuka planting project.	GDC, MAF, Landowners	2012	-	SHC Project and ECFP currently addressing this issue.	

Task description	Responsibility	Timeframe	Cost	Follow up action	Progress
Partner with agencies to improve/enhance the appearance of and services to the townships.					
• Eradicate wattle as it induces asthma.	Landowners	Ongoing	-	-	
• Establish clearer signage to Waipiro on the state highway.	Transit	No set timeframe	TBC	Liaise with Transit to include in Strategic Plan	
• Provide refuse bins around the beachfront and town area during freedom camping time.	Community			Liaise with NZTA.	
• Install a 'Hospital' sign (tourists don't know what Hauora is).	Te Puia Hospital NZTA	No set timeframe		Liaise with NZTA.	

How will we measure success?

- Completion of all priority projects within timeframes and budgets.
- Reduction in Council requests for service.
- Reduction in number of traffic accidents.
- Numbers of tourists.
- Continued use of the playground.

We will measure perceived success from the perspectives of community members, stakeholders and agencies, Gisborne District Councillors and Council staff through:

- Satisfaction with community and stakeholder engagement process.
- Satisfaction with the Township Plan document.
- Satisfaction with the quality and timeliness of implementation.
- Community reported trends in visitor numbers to key sites and services.



Appendix

(Waipiro Township Development Plan Workshop
Iritekura Marae)

(Te Puia Springs Development Plan Workshop
Te Puia Springs Service Centre)

Waipiro Township Development Plan Workshop, Iritekura Marae, 10am - 10 February 2010

In attendance

Gisborne District Council:

Cr Bill Burdett, Keriana Wilcox, Tim Breese, Pania Ruakere.

Community as per attendance register:

Bert Robinson, Awhina Robinson, Henry Rasmussen, Maurice Tibble, Archie Gilvray, Wiki Gilvray, Moana Harrison, Jade Davis, Hannah Harrison, Ratu Tibble, Teresa Rasmussen, Donna Moses-Heeney, Rebecca Davis, Elizabeth Tamepo, Moana Rasmussen, Ema Mato, Tangihaere Vaatuitui, Peg Pardoe, Takikawa Rangi, Lois Hauti, Joan Henry, Pat Maraki, Violet Black, Justin Tibble, Haro Mcillroy, Bert Robinson, Awhina Robinson, Henry Rasmussen, Maurice Tibble, Archie Gilvray, Wiki Gilvray.

1. Wiki Gilvray opened the meeting with a mihi and karakia.
2. Cr Burdett responded to the welcome and invited those in attendance to grab refreshments before the workshop started.
3. Keriana facilitated the workshop and began with a few introductory notes about the purpose of the township plans and details about the workshop.
4. The Workshop was broken into 3 parts that explored the participants thoughts on the current, past and future of the area.

Current (the here and now)

- ▶ Keriana asked the group to move out to the front of Tangimangaone, and prompted participants to think about what Waipiro Bay is like now, who lives in the Bay, what is here now e.g. services and infrastructure - are they adequate for those living here.
- ▶ Everyone was asked to think about these questions before returning inside.

Past (back in the day)

- ▶ The group was shown a powerpoint presentation that featured old photos relating to Waipiro and Te Puia featuring people, activities, infrastructure and places.

Future

- ▶ People were about the kinds of things they would like to see in Waipiro over the next 20 years.
- ▶ The group was then invited to share and record their thoughts about the now, past and future in small groups.
- ▶ This part of the workshop went for approximately 1 hour and some very good korero was collected. At the end of the workshop the groups shared their korero with each other, before the floor was opened for any further korero.

5. Cr Burdett took questions from the floor before Wiki gave a mihi to all in attendance for their support of the kaupapa and closed with a karakia.

(The following notes are taken from the workshop group discussions.)

Waipiro in the past

- ▶ More employment.
- ▶ More farms.
- ▶ Fishing employment.
- ▶ Petrol pump.
- ▶ General store.
- ▶ Post office.
- ▶ Taxis.
- ▶ Police station.
- ▶ Libraries.
- ▶ Billiard hall.
- ▶ Hotel x 2.
- ▶ Blacksmith.
- ▶ Tennis clubs.
- ▶ sports ground (netball, basketball, rugby, hockey).
- ▶ More people.
- ▶ Maternity hospital.
- ▶ YMCA.
- ▶ School.
- ▶ Fishing club.
- ▶ Dairy milkers.
- ▶ Big gardens.
- ▶ Thriving economy.
- ▶ Own public cemetery.
- ▶ Picture theatre.
- ▶ Maori decision making.
- ▶ Stalls near beachfront (Bakers).
- ▶ Heaps of horses.
- ▶ Fully functioning self sustainable community.
- ▶ School buses.
- ▶ Low energy consumption.
- ▶ Practical sustainability.

Waipiro now

- ▶ Bus shelter started.
- ▶ Fishing club.
- ▶ School Marae x 3
- ▶ No shops.
- ▶ Urupa.
- ▶ Church in disrepair.
- ▶ Decile 10 community.
- ▶ Less employment now.
- ▶ Tourism - 5 buses/caravans a day, low impact/low value.
- ▶ Tourism focused on Gisborne.
- ▶ Historical focus on heritage is mainly European.
- ▶ Freedom camping area:
 - dumping waste and rubbish
 - expecting contractor to pick up
 - dogs rip up bags.

Waipiro Bay in the future

- ▶ Public toilets that flush and are serviced and maintained:
 - On the beachfront.
 - By fishing club.
 - Under pines at McIlroys.
 - At Taiharakeke.
- ▶ Clearer road sign to Waipiro on the state highway.
- ▶ Heritage trail.
- ▶ At the fishing club:
 - Upgrade boat ramp.
- ▶ Water supply:
 - Help maintain current water supply at Te Puia.
 - Improve access to water supply at Waipiro (governance for liaison with Council).
- ▶ Church upgrade and maintenance.
- ▶ Native preservation:
 - Plant native trees on the beachfront.
- ▶ Refuse:
 - Bins allocated around the beachfront and town area during freedom camping time.
 - Household collection.
- ▶ Animal control:
 - Problem with wandering stock, needs to be addressed;
- ▶ Recreational area:
 - Need an area for the youth and children.
 - Need to upgrade the domain e.g. tennis court, skate park, swings, basketball hoop.
- ▶ Complete tarsealing of roads.
- ▶ Housing:
 - Awareness of papakainga for housing access to kaumatua flats.
 - Have an emergency house.
- ▶ Need for a local store.
- ▶ Health clinic services once a month.
- ▶ Marae based work facilitation.
- ▶ Sealing of all roads.
- ▶ Medical centre.
- ▶ Increased local population.

Korero o nga tamariki

Te Puia Springs Township Development Plan Workshop – Te Puia Service Centre, 5pm - 10 February 2010

In attendance

Gisborne District Council

Cr Bill Burdett, Tim Breese, Vance Walker, Keriana Wilcox.

Community as per attendance register

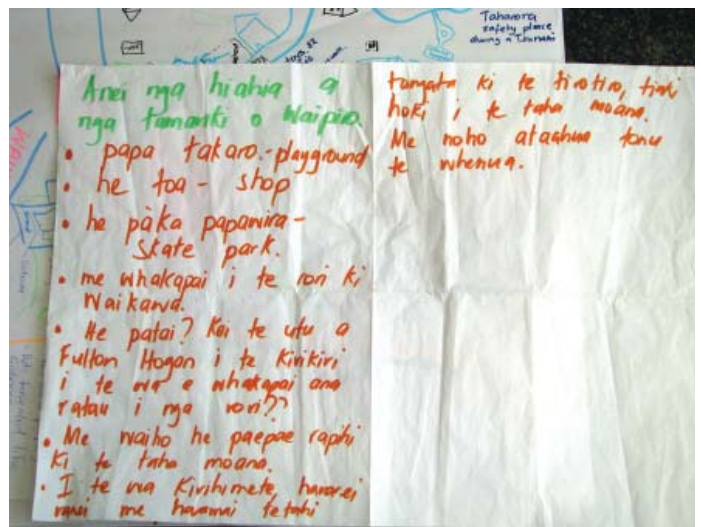
Hine Hailey, Miki Haenga, Fushia Harrison, Matthew and Rawinia Soulis, Bert and Anna Robinson.

1. Cr Burdett welcomed everyone to the meeting.
2. Keriana Wilcox explained the purpose of the Township plans and initiated discussions on what residents currently have in Te Puia and what they would like to see in there in the next 20 years.
3. The discussions were recorded on flip charts.
4. Cr Burdette ended the meeting by thanking everyone for their attendance and invited them to stay for a cup of tea.

Korero from the meeting

Need to preserve what we currently have now:

- ▶ Close to the hospital.
- ▶ Beaches.
- ▶ Kaimoana.
- ▶ Church.
- ▶ Three marae.
- ▶ Cemetery/urupa.
- ▶ Whanau.
- ▶ Visitors, seasonal campers.
- ▶ Rainwater tanks.
- ▶ Fishing club boat ramp.
- ▶ Long drops on beaches.
- ▶ Forestry employment.
- ▶ Tarseal road Waipiro Road.
- ▶ Natural beauty, flora and fauna.
- ▶ Isolation.
- ▶ Metal roads (Kopuaroa, McIllroy Roads, Waikawa).
- ▶ Tranquility.
- ▶ Climate.
- ▶ Long rocks.



Te Puia in the future

- ▶ Native plantings on both sides of the river to the bridge.
- ▶ Pines chopped out in a whenua rahui.
- ▶ Native plantings by lake.
- ▶ Rubbish tip permanent (or big skip).
- ▶ Upgrade beach toilets – more.
- ▶ Roading attention – both sides, especially Council sides.
- ▶ Easy accessed community.
- ▶ Water tables (water pours off road onto land now).
- ▶ Building of bridge – McIllroy Road
- ▶ Parks and playground.

Te Puia in the future (cont'd)

- ▶ Skateboard park and adventure playground.
- ▶ Onshore aquaculture – Paua and kina.
- ▶ Lifting of gazetted roads on beaches for future consideration by community.
- ▶ Indoor activity centre/gymnasium.
- ▶ Seawalls.
- ▶ Shark nets around rahui rocks for tourism for scuba diving.
- ▶ Expansion of rahui.
- ▶ Tangata whenua research kaupapa on what kaimoana is there.
- ▶ Thriving multi sector economy.
- ▶ Too much focus on agriculture.
- ▶ Some don't want tourism, some do.
- ▶ If tourism – should be low impact /high value.
- ▶ Higher level accommodation – more \$\$.
- ▶ Hot water from geothermal pools – stronger local hapu control over hot water use.
- ▶ No mining – whether ocean/land, (some would). Don't want Taranaki situation here.
- ▶ Better footpaths, safer paths for kids.
- ▶ No inshore aquaculture management area inshore:
 - Would be onshore, still allowing for tourism in pristine waters.
- ▶ No more forestry – bad health effects.
- ▶ Manuka planting to hold erosion areas.
- ▶ That the community knows the specifications of their rates – be made aware of any impact to their rates due to projects outside of their area.
- ▶ No commercial crayfishing.
- ▶ Raised interconnected walkways along coast – between beaches and up to the maunga:
 - Brings employment and low impact high value tourism.
 - Brings investment.
- ▶ No telecom towers (say some) near the people if they need to be out on the points of the Bay.
- ▶ Native beautification.
- ▶ Nature walks for kids to go and learn.
- ▶ DOC need to fix up walks.
- ▶ Restoration of walkways – whose responsibility, is it?
- ▶ Picnic table at the reserve.
- ▶ Car park area at hotel spruced up as community uses it as a public area (safer).
- ▶ Road to be kept open at Waikaway.
- ▶ Clean drains to prevent flooding.
- ▶ Keep cows off the road.
- ▶ Have a community with togetherness and collaboration.
- ▶ Have a community that grows with enthusiasm.
- ▶ Have a community that works hand and hand together with Council to improve the township.
- ▶ Area by the hotel could be fixed up to have a community event e.g. boot sales, farmers market.
- ▶ Activity centre for evening activities for kids.
- ▶ 5 places on Waikawa rd that continually erode (need to continually monitor to fix problem).



Te Puia in the future (cont'd)

- ▶ Use talents of local horticultural courses to plant natives to prevent erosion along Waikawa Road.
- ▶ Successful towns have a township group that bring town together and work with outside agencies.
- ▶ Better telephone exchange.
- ▶ Township directory that lists all town services and facilities.
- ▶ Cleaner lake.
- ▶ Skate park:
 - Children's recreation park.
 - Especially for 10 years and up.
- ▶ Hall facilities improved – rebuilding.
- ▶ Bill: community could make decisions on the future of the hall.
- ▶ Good signage that says what Te Puia is about.
- ▶ Big sign saying Hospital or a Red Cross to signify hospital; (tourists don't know what Hauora is).
- ▶ Extend EC duathlon to include leg to Waipiro.
- ▶ Bus stop should be updated.
- ▶ A bus stop kids would be proud to stand in.
- ▶ Walkway behind the hotel that encompasses kids learning needs.
- ▶ Native preservation – get rid of wattle (gives asthma).
- ▶ Good roading at top of town – outside hospital and hotel:
 - Difficult for elderly and kids to cross road at moment they cross at the blindspot – sides to high, difficult for cars to stop and for people to walk up.
- ▶ Hot Springs reopened – bring in business – with natural look and feel, bring tourists. Whole community can take pride and embrace.
- ▶ Top of hotel area needs cleaning up.
- ▶ Proper animal control – registered dogs etc.
- ▶ Information board to inform tourists at all times about activities/tourist spots in Te Puia.
- ▶ Important to keep Service entre.
- ▶ Important to keep Hauora.
- ▶ More picnic areas/shaded area (also for Waipiro).
- ▶ Lake walkway with picnic areas/shaded areas.
- ▶ Maybe a kiosk on the lake – CLEAN the lake too paru.
- ▶ Would like to be able to access and swim in the lake.
- ▶ Water reticulation – new piping – old ones are corroded.
- ▶ Want water to be clean to drink for everyone.
- ▶ Possibility of fluoridation.
- ▶ Stormwater cesspit on McKenzie Street.
 - It floods and puts mud and slush on streets.
- ▶ Collapsed culvert on main route for schooling. Kids have to walk across road to avoid mush.
- ▶ Very happy about transfer station and tip lady!
- ▶ Very happy about recycling.
- ▶ Cap and Tap programme for clean water for everyone.
- ▶ More doctors at the hospital.
- ▶ Fire hydrant is broken – needs fixing – by hotel.
- ▶ Rubbish bins on street at hotel and kids bus stop – in general more bins.

Notes

Notes

