

RESERVES INVESTMENT STRATEGY RESET (2027-2030)

June 2026



Previous Council Papers

- Draft Reserves Investment Strategy (Page 51)

Agenda of Communities, Culture and Partnerships Committee - Wednesday, 6 September 2023

- Adoption of the Reserves Investment Strategy (Page 8)

Agenda of Communities, Culture and Partnerships Committee - Wednesday, 25 June 2025

- April Briefing for elected members (Diligent)

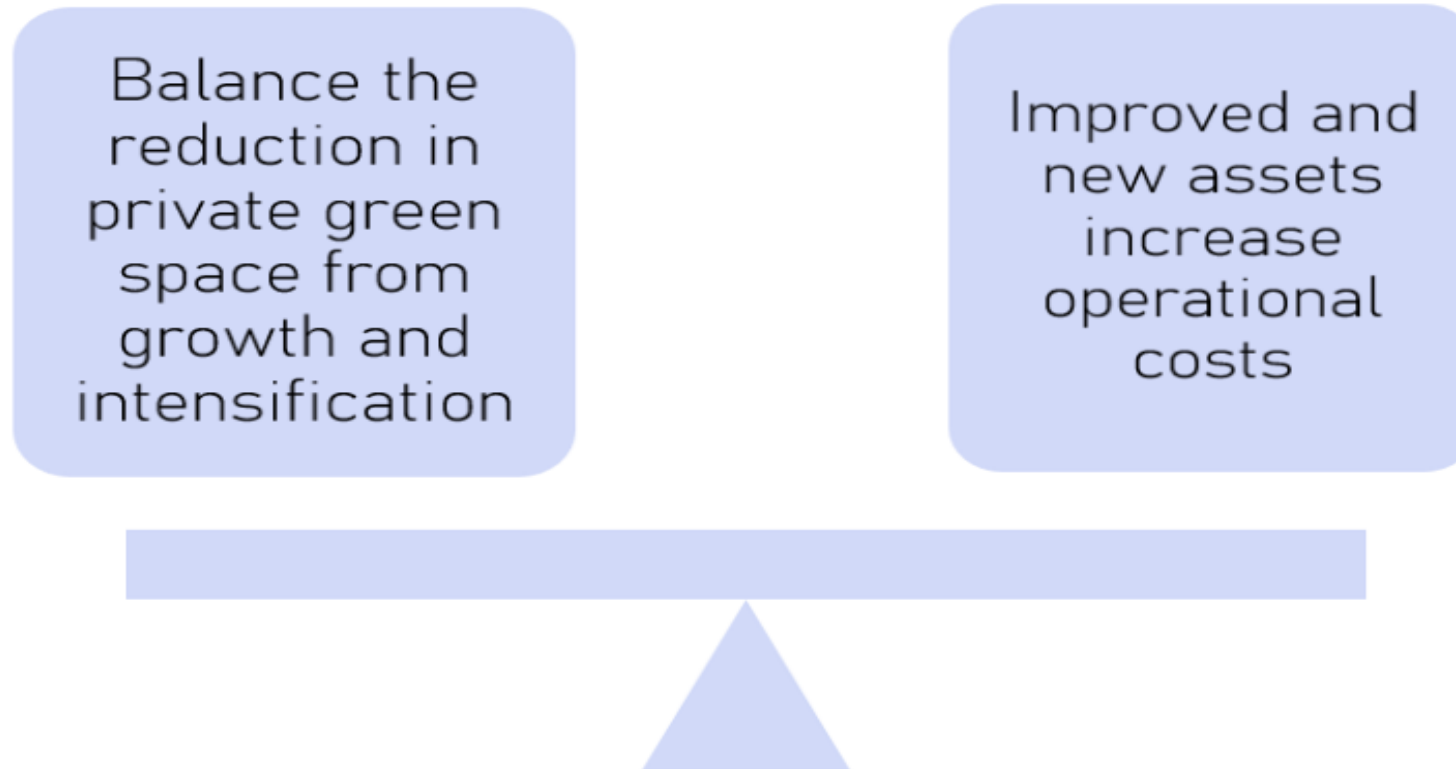
Purpose of Briefing

- Provide additional background (after April 17 briefing) on the Reserves Investment Strategy and re-set of the project list for inclusion in the draft Long-Term Plan 2027/30
- Provide an opportunity to review the draft project list and provide detail on new projects
- Receive feedback and answer questions ahead of the Connected Communities and Climate Resilience Committee meeting in June where the projects for inclusion in the draft LTP will be agreed
- This will enable officers to start planning for future delivery

RIS Timeline

Date	Milestone
September 2023	CCP Committee approved the draft RIS and a Proposed Projects List for inclusion in the draft Long Term Plan 2024-34.
March/April 2024	Public consultation on the draft LTP
July 2025	RIS Strategy and Project List adopted by Council
17 April 2026 16 June 2026	Council briefings on proposed Project List for 2027/30 LTP
30 th June 2026	Proposed Project List goes to Connected Communities and Climate Resilience Committee for endorsement
TBC	Council approves proposed Project List and budgets for inclusion in draft LTP 2027/30
March/April 2027	Public consultation on the draft LTP
June 2027	Final LTP adopted by Council, including RIS project list

RIS Balancing Act



Alignment with the Target Operating Model (TOM) and Assets Review

- a) Maintain a smaller portfolio of assets that provide optimum community outcomes;
- b) Only accept new assets where they meet the needs of the service, are accessible, provide high community value, and can be managed and maintained efficiently and cost-effectively;
- c) Rationalise poorly-performing services where there may be insufficient funding to maintain the current portfolio;
- d) Retire, divest or demolish obsolete, inefficient or low-value services/buildings where they are providing sub-optimal or poor outcomes;
- e) Reduce Levels of Service (LoS) on the existing asset when higher profile assets come on-line.

Reserves Purchase & Development Fund

- Current project List estimated to be around 59 million including a number of masterplans (eg Waiwhetu Stream and Petone Esplanade). Physical works arising from the masterplans will increase costs still further
- The Reserve Purchase and Development Fund is estimated to be around 50 million by end of June 2037
- The proposed project list will need to be fully scoped annually, as budgets are indicative only and projects may overlap, be staged, or extend into multiple years.
- Other projects that may need to be introduced or accelerated for financial or strategic reasons (with Council's agreement). Dependent on priority these may dislodge currently proposed projects.
- Given these constraints the RIS assessment tool needs to be flexible enough to accommodate change whilst providing robust assessment criterion.

RIS Matrix Criteria – Overview

	Criterion	Definition
Organisational Criterion	Strategic Value	Alignment to the overarching principle in Long Term Plan “to promote the wellbeing of all people” (Pg 22 LTP).
	Community Outcomes	Transformational impact and degree of community outcomes met (future fit-infrastructure; a liveable city; and enhancing the environment.
	Profile	Degree to which the project will attract support from various areas of the community
	Delivery Factors	Delivery of projects according to three yearly LTP cycle - shovel ready or not.
	Annual Maintenance Costs	Cost of maintenance post -completion.
Neighbourhood Criterion	Population Density	Population served
	Growth Factor	Based on growth analysis in a neighbourhood context.
	Socio - economic factor	Based on decile ratings (school) Statistics NZ
	Access Factor	Based on spatial analysis.

Examples of existing projects

Hugh Sinclair Park & Petone Esplanade Masterplan

16.06.2026

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Existing projects – Hugh Sinclair Park

Criterion	Score	
Strategic Value	3	Project provides high social and environmental outcomes in the medium term
Community Outcomes	4	Transforms an under-utilised wet site into a future fit, vibrant green-space.
Profile	3	Strong community and iwi support.
Delivery Factors	4	Deliverable in upcoming LTP cycle.
Annual Maintenance Costs	3	Existing park within contract so annual maintenance costs likely to be low-medium
Population Density	2	Medium population density (10,000-29,999)
Growth Factor	3	Identified as a high growth area (500-999 additional residences)
Socio - economic factor	4	Low decile area
Access Factor	3	An under-provided area according to spatial analysis currently and into the future
Total	29	

Hugh Sinclair Render



Masterplan Focus Areas

Amenities:

- New shelters and furnishings will enhance comfort and useability, with future parking areas planned for better access.
- Streamside timber platforms will provide scenic gathering spaces, while culturally inspired art and sculptures will celebrate the site's identity and heritage.

Recreation:

- A destination play space will be developed, connecting to an upgraded playground with improved surfaces.
- The skate park will be expanded, and a mixed-use games area will be introduced, incorporating traditional Māori games, pétanque, and table tennis.

Circulation and Safety:

- Improving connectivity with altered, new, and upgraded path connections, an informal stream crossing, and bridge enhancements.
- Road changes will improve access, while boardwalks will allow movement over drainage areas.
- Tree and pole lighting will enhance visibility, with CCTV installed where appropriate to improve security.

Environmental:

- Prioritises ecological enhancement by retaining and planting new trees, improving bank stability with buffer planting and removal of invasive weeds.
- Reuse of land for drainage and lowland planting will support water management and ecology, while water paths and drainage points will be introduced for better flow.
- The landscape will be shaped with terracing, retaining walls, and adjusted mounding to enhance both function and aesthetics



Existing Project – Petone Masterplan

Criterion	Score	
Strategic Value	4	High economic, social and environmental outcomes with around 20,000 visitors in the first five day.
Community Outcomes	4	Add value to an already existing transformative asset that meets existing community outcomes.
Profile	4	The cycleway has a regional and national profile as well as strong iwi and community support.
Delivery Factors	4	Deliverable in upcoming LTP cycle.
Annual Maintenance Costs	3	Existing park so annual maintenance costs likely to be medium following development
Population Density	4	Destination site for local and wider community.
Growth Factor	2	Identified as a medium growth area
Socio - economic factor	2	Upper quarter decile area
Access Factor	1	Spatial analysis suggests there are a number of greenspaces in the area.
Total	28	

Petone Esplanade

- What is the ongoing impact of Te Ara Tupua and Tupua Horo Nuku?
- Does the renewal of Petone Wharf provide an economic opportunity?
- Connections to Petone town centre?
- Civic or natural space?
- Aspirations of Iwi for Honiana Te Puni Reserve?



Examples of expanded project

Black Creek Active Transport Corridor

16.06.2026

Three thick, light blue wavy lines that flow from the bottom right towards the center of the slide, creating a sense of movement and design.

Expanded project – Black Creek Active Transport Corridor and Wetland

ORIGINAL RIS PROJECT

- INVESTIGATE BLACK CREEK SHARED PATH \$600k.

PROPOSED NEW PROJECT

- TRANSFORMATIVE BLUE/GREEN CORRIDOR SUPPORTING ACTIVE TRANSPORT, IMPROVED CONNECTION, WATER QUALITY AND BIODIVERSITY.

Extended Project – Black Creek

Criterion	Score	
Strategic Value	4	Transformational economic, social and environmental outcomes in the short-term
Community Outcomes	4	An active transport corridor through Wainuiomata providing for future fit infrastructure, vibrant neighbourhood and ecological and environmental outcomes.
Profile	3	Likely to attract strong community and iwi support as well as from GWRC and Tiaki Wai.
Delivery Factors	3	Can be commenced in upcoming LTP Cycle and completed in subsequent cycle.
Annual Maintenance Costs	1	A significantly increased level of service with high maintenance costs.
Population Density	2	Medium population density (10,000-29,999)
Growth Factor	3	Identified as a high growth area (500-999 additional residences)
Socio - economic factor	4	Low decile area providing opportunities for healthier lifestyles.
Access Factor	3	An under-provided area according to spatial analysis currently and into the future
Total	27	

Why Wainuiomata? – A Transformative Opportunity

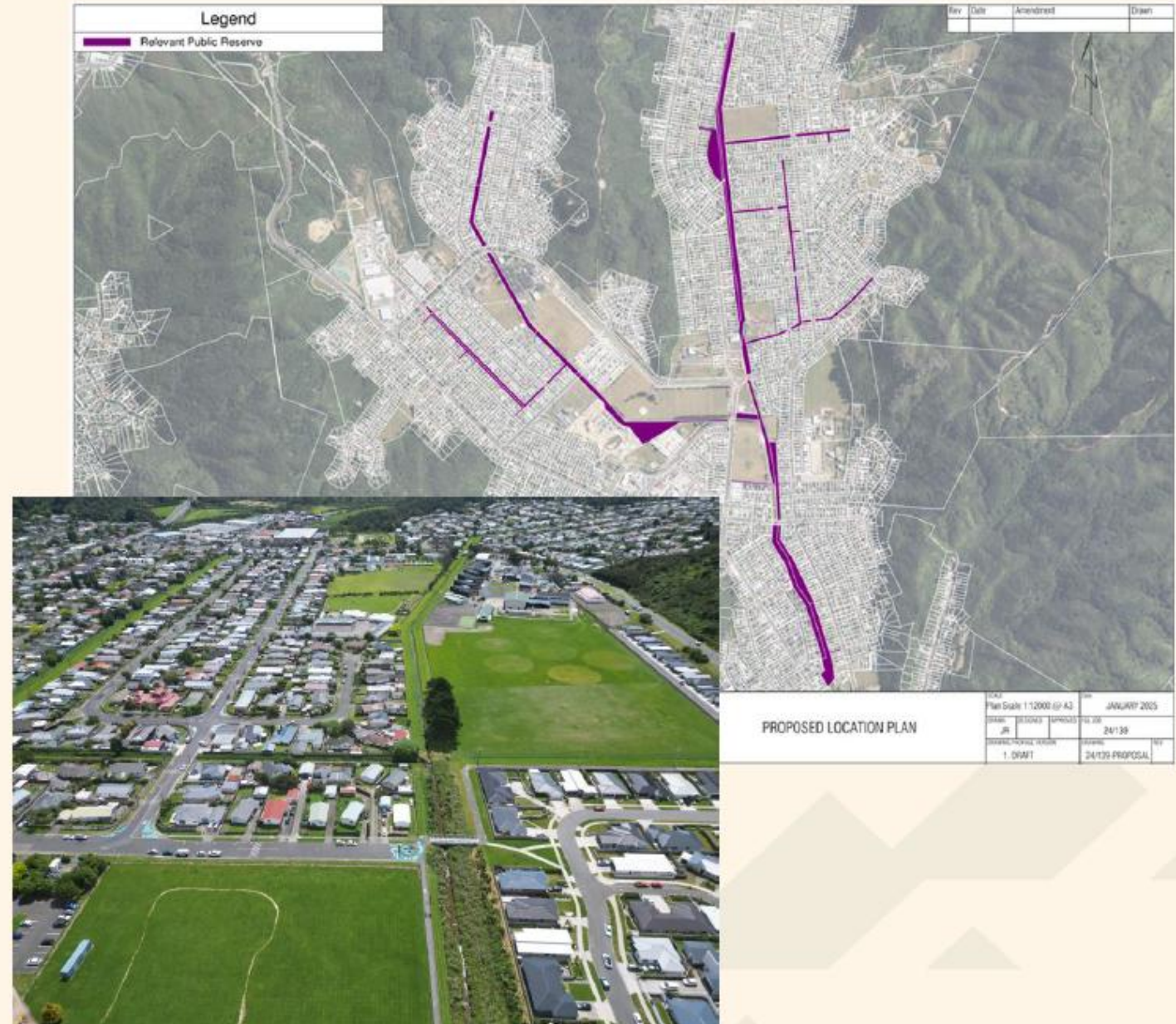


- Strong, growing community with clear local needs.
- Black Creek corridor is degraded but centrally located.
- Continuous public reserve land already in informal use.
- Potential for safe, low-stress commuter walking and cycling.
- Unique chance to combine transport equity with regeneration.



Why Wainuiomata? – A Transformative Opportunity

- Black Creek corridor offers a direct, low-stress **transport link** through the heart of the suburbs.
- Follows **public reserve land** already used informally by walkers and cyclists
- Connects homes, schools, parks, and shops — ideal for commuters, students, and families etc.
- Supports **mode-shift** with a safe and accessible, all-ages, all-abilities route.
- Delivers **transport, recreation, and public amenity** in one integrated network



Vision and Objectives – What Could Black Creek Become?

- A connected **green-blue corridor** supporting:
 - **Water quality** and **habitat restoration**.
 - Active **transport** and **climate resilience**.
 - **Cultural identity** and storytelling.
 - Safe, low-carbon travel for **everyday journeys**.
- Aligns with HCC and GWRC goals for **mode-shift**, **liveability**, and **wellbeing**.
- Responds to ecological degradation and a lack of inclusive transport options.





Before



After



Examples of new projects

Taita Netball

16.06.2026

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New Project– Taita Netball

Criterion	Score	
Strategic Value	3	Transforming the existing netball courts into a multi-use sports surface will provide high social outcomes in the short-term by making it available to the community.
Community Outcomes	4	Transforms an under-utilised site in terms of future fit infrastructure, vibrant neighbourhood and supports environmental outcomes.
Profile	2	Likely to attract strong support from sports community and local community.
Delivery Factors	4	Deliverable in upcoming LTP cycle.
Annual Maintenance Costs	4	Existing courts are within contract so annual maintenance costs likely to be low-medium
Population Density	4	High population density (Valley Floor/Eastern Hills)
Growth Factor	4	The Valley Floor and Easter Hills are a high growth area.
Socio - economic factor	4	Low decile area
Access Factor	2	Low-medium access area via spatial analysis.
Total	31	

Taita multi-Sports Court (Proposed)



Taita Netball Renewal

Current

- Courts are worn and provide a poor playing surface.
- Little community use outside netball with courts locked-up.
- Pack in and pack-out of Walter Nash causes high wear issues.
- Limited access to hard surfaces for sports in Taita.

Proposed

- Complete rebuild and resurface.
- Change into multi-use sports – surface for all the community.
- Engineered solution to mitigate damage from pack-in and out.
- Provides a significant centre for community sports in Taita and a more versatile asset for the city.



Questions

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