

DRAFT

OPTIONS ASSESSMENT

Dargaville, Maungatūroto & Kaiwaka

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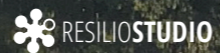
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1.0 | Overview - Options Development, Testing and Evaluation

The options development phase is a critical part of the spatial planning process. This is where we collate all the findings from the initial background research work including the targeted and community engagement sessions held in August 2019, and convert this into options for testing and evaluation. The outcome of that phase is a constraints and opportunities discussion paper which covered:

- regional & district context
- community & Te Aranga design principles,
- the vision & early insights on potential options to be considered for each town.

By utilising information and insights gathered through previous phases, we have generated a longlist of development options for each centre. We then evaluated this longlist of options which have resulted in the option themes put forward in this presentation. Moving forward, we will further discuss these options through targeted engagement sessions. We will then refine the shortlist through a multi-criteria assessment process by scoring each option based on agreed criteria. This will be further tested with the project control group, project partners, key stakeholders and the wider community to inform a preferred option.







In summary, we have -

Developed a set of options which have been evaluated against the vision and design principles and ranked them using multi-criteria tools.






The option themes outlined in this presentation are purposely different and are designed for people to draw out what they like and dislike. From this feedback, more refined options will be presented to the community at the start of November 2019 public consultation period.

1.1 | Assessment Criteria

Community Design Principles

	Diversity + Social Cohesion	Work towards developing a healthy, diverse, intergenerational community that allows all members to live, work, play and learn within the community as they choose.
	Integration of Uses	Ensure that uses are integrated together (rather than separated) to ensure that complemented uses are co-located and the town centre can become an appealing destination that encompasses the economic and social needs of residents and visitors.
	Connectivity	Connect the Kaipara centres to their landscapes, embracing their distinctive features. A connected network of walkways, cycleways and streets will allow for easy movement into and through the towns and the surrounding landscape. Create walkable communities so that it is easy to walk and/or cycle for daily trips.
	Legibility + Accessibility	Create a network of streets, parks and civic spaces that are understandable and barrier-free environments that enhance social interaction.
	Resilience + Adaptation	Kaipara centres are responsive to and have strategies in place to adapt to unforeseen / unexpected events including issues relating to sea level rise, extreme weather events and changes in demographic trends including social capital/ active citizenship
	Revitalisation	Recognise the importance of Kaipara centres heritage, conservation and landscapes, improving function and quality of life for local residents, whilst reinforcing the town's distinctive sense of place and community.

Critical Success Factors (not just desirable) any options that score a 'no' are automatically discounted from further analysis

	Strategic fit	Alignment with Proposed District Plan, 30yr Infrastructure Strategy, AMP & Regional Plans.
	Feasibility + Viability	Right solution, right time at the right cost.
	Te Aranga Design Principles	Te Aranga Design Principles: Mana Rangatiranga - Authority; Whakapapa - Names And Naming; Taiao - The Natural Environment; Mauri Tū - Environmental Health; Mahi Toi - Creative Expression; Tohu - The Wider Cultural Landscape; and Ahi Kā - The Living Presence
	Environmental Impact	What is the impact on the water receiving environment and flora and fauna of the area
	Community Desirability	Options workshops feedback

1.2 | Overview of Land Uses + Building Typologies

Live - High Density



Apartment



Retirement Village



Town Housing



Terrace Housing

Live - Medium Density



Duplex Housing



Papakainga



Single family house on a smaller section



Small lot Small House

Live - Low Density



Single family home on large sections



Countryside Living

Work - Mixed Use



Work - Main Street



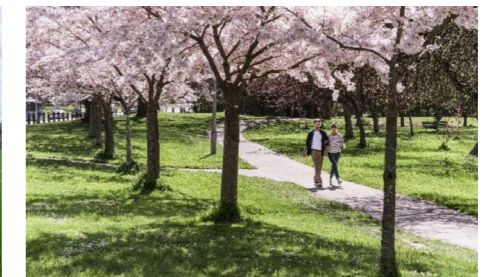
Work - Industry



Learn - Schools



Play - Recreational



2.0_ Dargaville