

# Statement of Proposal for the Greerton Maarawaewae Options Study



## This statement of proposal includes:

- overview of the study
- the reasons for the proposal
- the proposed options
- submission process.

## Overview of the Greerton Maarawaewae Options Study

The overall purpose of the Maarawaewae study was to identify opportunities to support wellbeing and liveability as the city continues to grow over the short, medium and long term. It was also to provide certainty to current users of the Greerton Racecourse and Golf Course and to the wider community of the intended short, medium and long-term use of the site.

Council has previously consulted with stakeholders, mana whenua and the community on a range of 10 potential future use options for the 85ha Greerton racecourse and golf course reserve land in Greerton. The options have been narrowed through analysis of the community feedback gained from November 2021 and a multicriteria process to now propose three consolidated options for stakeholders, mana whenua and the community to provide feedback on.

## More information on the background of the previous engagement can be found on Council meeting agendas from:

### 11 April 2022

[https://infocouncil.tauranga.govt.nz/Open/2022/04/CO\\_20220411\\_AGN\\_2424\\_AT\\_WEB.htm](https://infocouncil.tauranga.govt.nz/Open/2022/04/CO_20220411_AGN_2424_AT_WEB.htm)

### 13 June 2022

[https://infocouncil.tauranga.govt.nz/Open/2022/06/CO\\_20220613\\_AGN\\_2429\\_AT\\_WEB.htm](https://infocouncil.tauranga.govt.nz/Open/2022/06/CO_20220613_AGN_2429_AT_WEB.htm)

As part of the previous engagement there have been hui with Mana Whenua and specifically Ngāi Tamarāwaho representatives on this land. Ngāi Tamarāwaho has advised that they support the ongoing recreation reserve status of the land and would seek to have land ownership discussions should an alternative or revised use be proposed. A formal statement of claim has been lodged with the Waitangi Tribunal and there has been correspondence provided to the Crown. Further engagement with Mana Whenua is to occur on this proposal.

## Reason for proposal

The reason for the proposal is to present the refined three options to the community, to gain feedback on the communities preferred option. This will enable a decision on the option to be recommended based on the objectives of the study and community feedback. The decision will consider the best future use of the land to gain optimal community outcomes overall.



## The Proposed Options



**Option A: Health and Recreation** – Mixture of health precinct (integrated health and community wellbeing services), parklands, sportsfields, golf, and connections to Kopurererua Valley. Option A **includes** a fallback provision that says: if a new health precinct is not approved for this site, then Option B will proceed.

**Option B: Central Park** – A large green parkland, sportsfields, community spaces, golf and connections to Kopurererua Valley.



**Option C: Enhanced Status Quo** – Racecourse, golf, equestrian, sportsfields and connections to Kopurererua Valley.

To support wellbeing and liveability of the community, Option A is Tauranga City Council's preferred option for the future use of this site.

Imagery and future potential layout concepts associated with these options can be found in the accompanying Consultation Document.

## Submissions to the Greerton Maarawaewae Options Study

**The Greerton Maarawaewae Options Study phase three consultation will be open for public submissions from 27 July 2022 to 29 August 2022 at 5pm.**

There is an opportunity to speak to the study project team on the following days:

**Saturday 30 July** at Tauranga Crossing Shopping Centre (food court area at the bottom of the escalators).

**Saturday 6 August** at the Little Big Markets, Coronation Park, Mount Maunganui.

**Thursday 11 August** at Sir Tristram Lounge, Tauranga Racecourse, 1383 Cameron Road, Greerton.

Full copies of the consultation document and the submission forms are available from Council's customer service centre at He Puna Manawa - 21 Devonport Road, the Tauranga, Mount Maunganui, Greerton and Papamoa libraries and on Council's website at [www.tauranga.govt.nz/greertonmaarawaewae](http://www.tauranga.govt.nz/greertonmaarawaewae).

You can contact the Greerton Maarawaewae project team directly on 07 577 7000 or [greertonmaarawaewae@tauranga.govt.nz](mailto:greertonmaarawaewae@tauranga.govt.nz).

If you also wish to speak to points made in your submission in person, Council will hear verbal

submissions the week beginning of 14 November 2022. You can indicate if you wish to speak to your submission on the submission form.

If you do wish to speak you must include a contact phone number and email address to be contacted closer to the hearing dates to arrange a time.



**Tauranga City**