

22R Clyde Road, Ōtara property information

Whakarāpopototanga matua / Executive summary

1. 22R Clyde Road, Ōtara is vacant land that was reviewed following an enquiry from a neighbouring property owner seeking to purchase the subject site. It is a reserve subject to the Reserves Act 1977. The rationalisation process commenced in July 2017. Consultation with council and its CCOs, iwi authorities and the Ōtara-Papatoetoe Local Board has now taken place. No planned and funded alternative service uses were identified for the subject site through the rationalisation process. As such we recommend it be divested.

Tātaritanga me ngā tohutohu / Analysis and advice

Property information

2. 22R Clyde Road, Ōtara is a 328m² area of vacant land vested by the Crown in the former Manukau City Council (MCC) as recreation reserve in trust in 1969. As a recreation reserve, the site is subject to the Reserves Act 1977.
3. Council's Parks team received an enquiry from the neighbouring property owner seeking to purchase the subject site. The Parks and Recreation Policy team assessed 22R Clyde Road, Ōtara and found that it does not need to be retained for open space purposes as it does not connect to existing open space networks and is located close to an existing children's playground and several sports fields providing adequate open space requirements for the community in the area. 22R Clyde Road, Ōtara was subsequently transferred to Panuku for rationalisation.
4. The Auckland Unitary Plan zoning is Open Space, Informal Recreation. 22R Clyde Road, Ōtara has a 2017 capital valuation of \$420,000.
5. 22R Clyde Rd Ōtara is subject to offer back obligations in accordance with section 40 of the Public Works Act 1981.

Internal consultation

6. The internal consultation for 22R Clyde Road, Ōtara commenced in July 2017. No expressions of interest were received during the internal consultation process and no issues were raised.

Ngā whakaaweawe ā-rohe me ngā tirohanga a te poari ā-rohe / Local impacts and local board views

7. The Ōtara-Papatoetoe Local Board endorsed the proposed reserve revocation and disposal of 22R Clyde Road, Ōtara at its 21 November 2017 business meeting.

Mana Whenua engagement

8. 11 iwi authorities were contacted regarding the potential sale of 22R Clyde Road, Ōtara. The following feedback was received.
 - a) **Te Kawerau a Maki**
No feedback was received regarding the subject site.
 - b) **Ngai Tai ki Tāmaki**
No feedback was received regarding the subject site.
 - c) **Ngāti Tamaoho**
Ngāti Tamaoho advised that the subject site is in an area of particular cultural significance. Ngāti Tamaoho requested that it be involved in any consideration of how the land could be used in future. Panuku have sought clarification from Ngāti Tamaoho

regarding further site specific issues, including kaitiaki recommendations around future management of the land, acknowledgements or other outcomes that council needs to consider as part of a decision to approve the sites for disposal. No response has been received, so Panuku will follow up with Ngāti Tamaoho again if this site is approved for disposal.

d) Te Akitai - Waiohua

No feedback was received for the subject site.

e) Ngāti Te Ata - Waiohua

No feedback was received for the subject site.

f) Te Ahiwaru

No feedback was received for the subject site.

g) Ngāti Paoa

No feedback was received for the subject site.

h) Ngaati Whanaunga

No feedback was received for the subject site.

i) Ngāti Maru

No feedback was received for the subject site.

j) Ngāti Tamaterā

No feedback was received for the subject site.

k) Waikato-Tainui

No feedback was received for the subject site.

Ngā koringa ā-muri / Next steps

9. The results of the rationalisation process are that 22R Clyde Road, Ōtara is not required for current or future service requirements. As such, we recommend that the reserve status be revoked and it be divested.
10. 22R Clyde Road, Ōtara is a recreation reserve subject to the Reserves Act 1977. Accordingly the reserve status will need to be revoked under section 24 of the Reserves Act 1977 before any proposed disposal could be completed.
11. The adjoining landowner has expressed interest in purchasing the subject site should it be approved for sale. This can be explored further should the Finance and Performance Committee approve the proposed disposal.

Images

