

5.0 METHODS

5.1 Development

- a) Any development or work or special recreational use on Langford Fallon reserve must have the approval of the Reserve Supervisor.
- b) Reserve development shall comply with the objectives and policies of the District Plan.
- c) Development of the reserve shall emphasise and enhance the value of open space for recreational purposes.

5.2 The Location of Buildings:

Sculpture, artwork and plaques in Langford Fallon reserve will be located only where:

- a) They will not unduly restrict the area use available for outdoor recreation.
- b) They do not obstruct the entrances to the reserve, either physically or visually.
- c) They do not detract from the open nature of the reserve, especially as seen from the road.

5.3 New Buildings

- a) All new buildings (including fences) must comply with the regulations set out in the Fencing Act 1977 and the Building Act 1991.

5.4 Size and Design

- a) Size and design of all new buildings and structures shall be of a size and design in which:
- b) The form, design and location of the building does not have any adverse effects on the visual and physical features of the reserve.
- c) Materials colour and design will be in sympathy with the natural surroundings.
- d) The design of buildings and /or facilities will be in compliance with the design and performance requirements of the District Plan.
- e) The appearance of buildings and materials used in their construction will minimise the opportunities for vandalism.

5.5 Substandard Buildings:

Substandard buildings and structures shall be removed and replaced if necessary.

5.6 Leases and Licenses for Use of Land and Facilities:

Leases (as opposed to any other form of tenure) of any part of the Langford Fallon Reserve Lands will be granted only where:-

- i. Any voluntary organisation receives approval for the erection of:-

Stands

Pavilions

Gymnasiums

clubrooms

Other buildings and/or structures associated with and necessary for the use of the reserve for outdoor sports, games or other recreational activities.

Buildings and structures for sports, games or public recreation not directly associated with outdoor recreation if in the public interest and prior approval of the Minister.

Where a voluntary organisation is required in the opinion of the Council to spend a substantial sum of money, trade, business or occupations necessary to enable the public to obtain the benefit and enjoyment of the reserve or for the convenience of persons using the reserve. Where the use is contemplated by and in conformity with this management plan subject to the above where the term of the lease is not less than twelve months.

Subject to the above, where a lease is required by the lessee for mortgage purposes associated with fundraising. Subject to the above, where the exclusive possession of a lease or the terms and conditions are not otherwise inconsistent with the rights of the public to have access to a recreation reserve.

Leases and Licenses will not be granted Where the exclusive use of the reserve, or any part of it is required for not more than 40 days in one year, nor more than six consecutive days at any one time a setting apart agreement will be entered into.

Any setting apart agreement entered into by Council and a sporting body shall not in the aggregator exceed ten years. The use will not permit the erection of buildings other than those buildings required for the period of use.

An agreement to set apart (as opposed to a lease or license) the reserve or any part of it will be required where the use is for a period less than twelve months in any year seasonal.

Ancillary Club Liquor Licenses

- ◆ The use of buildings for social purposes must be ancillary to the permitted uses purpose of the reserve i.e. outdoor recreation.
- ◆ The environmental impact of increased traffic, parking demand and other factors which may be associated with ancillary use of facilities shall be carefully assessed in considering any application for a general ancillary club license.

NB: A Resource Consent may also be required under the provisions of the District Plan.

5.7 Overnight Camping

Over night camping on Langford Fallon Reserve is prohibited.

5.8 Charge Events

Charge events will be permitted if the following conditions are met:-

- a) Organisers gain the permission of Council to hold such events.
- b) Council may require a bond to cover any damage resulting from the charge event activities.

5.9 Visitor Numbers

There is no restriction on the number of visitor numbers in Amenity reserves (except in those conditions outlined below).

- a) Special events such as charge events that may attract large numbers of people to a particular reserve may require a permit from the Council (See 5.8a) Council will determine whether visitor numbers maybe too high and can impose conditions, transfer the event to another park or not permit it to go ahead.

5.10 **Tree maintenance and removal**

Existing trees shall be maintained in good condition and may be removed only for reasons of safety or good management as set out below:

- a) The tree is dead, dying or diseased.
- b) The tree has become a danger to public safety.
- c) The tree is obstructing the water flow in any drainage system, or the stream.
- d) The tree is suppressing or inhibiting growth of a more desirable specimen of tree or other vegetation of greater interest to the public (i.e. native).
- e) The tree is a poor specimen or is unsuited to the site due to soil type or other factors and needs to be removed in order that the area be replanted with trees that will make better specimens.
- f) No tree removal will commence without the approval of the Reserves supervisor. Any planting undertaken must have the prior consent of the Reserves Supervisor and the Reserves Planner.

5.11 **New planting**

New planting will take place in appropriate areas where they will enhance the environment of the reserve in order to;

- a) Provide shelter and shade for reserve users.
- b) Replace trees removed for reasons listed above.
- c) Increase soil stability and control erosion.
- d) Screen the boundaries of the Park.
- e) At all appropriate opportunities native species shall be selected for new planting.
- f) New planting will be undertaken as staffing and financing permits.

5.12 Landscaping

All landscaping will take into consideration the location of the reserve within the immediate neighbourhood and the importance of open space and the intended use of that reserve.

5.13 Ground Management

- a) The Council will maintain the grounds to a level acceptable for passive and outdoor recreation.
- b) The Council will endeavour to reduce the extent of vandalism within the reserve.

5.14 Seating

- a) Litter receptacles and other park furniture shall be placed in pleasant settings with regard to the orientation of the sun, shelter from the wind, and views of the reserve.
- b) Care shall be taken to avoid any visual distraction from the natural environment. All furniture shall be of a design functionally and visually appropriate to their surroundings.

5.15 Site furniture and fittings

To provide site furniture and fittings appropriate to the park and compliant with the parks policies to facilitate public use and enjoyment of the park.

- a) The placement of site fittings shall be planned to minimise their visual impact.
- b) Furniture and fittings shall be designed so that they relate to one and other, and are successfully integrated into the park setting.
- c) Seating and picnic tables shall be placed in appropriate locations with regard to the orientation of sun, shelter, visibility and views.

5.16 Fences

- a) The fence shall be of a height and design to minimise visual impact.
- b) The fence shall restrict vehicle access and parking on non-designated areas.
- c) All fences and boundaries must comply with the provisions of the Proposed District Plan and Building Act 1991.

- d) Fences and boundaries will be of a design which is consistent with their intended function and use.
- e) The Fencing Act (1977) will be invoked to ensure cost sharing for the maintenance and construction of boundary fences if necessary.

5.17 Vehicle access and parking

- a) Council vehicles and other vehicles authorised by the council shall have access to all parts of the reserve where there use is necessary.
- b) Parking should occur in designated car parking areas.

5.18 Signs

Signs located on reserves will be subject to the following design criteria;

- a) All signs on reserves are to comply with the provisions of the District Plan.
- b) Signs are to be visually prominent but not in such a position as to detract from the landscape qualities.
- c) The designs of signs shall be of one standard, functional and integrated with the surrounding landscape.
- d) Where possible, all information will be consolidated on to one sign.

5.19 Dog Control

Dogs may be exercised on the reserve only when on a lead or harness. Owners shall remove any excrement left by their dogs.