Notice of a Scheme of Development and Reconstruction in the Otago Coastal Areas

Pursuant to subsection (2) of section 29 of the Finance Act (No. 3), 1944, I, Robert Semple, the Minister of Works, hereby give notice of the nature of the work to be included in the scheme of development and reconstruction described in the First Schedule hereeto, and that the approximate boundaries of the area hereby affected are as described in the Second Schedule hereeto, such area being hereinafter referred to as “the area.” This notice shall remain in force until the 30th day of September, 1946.

First Schedule
Nature of Work

The improvement of the lands and the development of the area for industrial, commercial, residential, and recreational purposes, including, in particular, the provision of:

1. Land Development

   (1) Land improvement and development works generally, with subdivision, regrouping, and better utilisation of land.
   (2) Land-clearing works generally, and more particularly in the Clutha District.
   (3) Soil conservation and river control works and land drainage and reclamation works throughout the area, including the following as the major works:
      (a) Clutha River: Works for control of floodwaters and erosion and protection of lands from flooding;
      (b) Removal of willows and other obstructive growth and channel-improvement works on the Taieri, Waikouaiti, and Shag Rivers;
      (c) On the Fuerus River: Clearing the channel, draining lands in the vicinity, erecting stop-banks and flood-gates;
      (d) Diversion of the Waipori River, and stop-banking, draining, and developing an area of land in the vicinity of Lake Waipori;
      (e) The drainage of Lakes Tuakitoto and Kaitangata, with construction of stop-banks and drainage, enlargement of Kaitangata Canal, construction of stop-banks on both sides, and alterations of the lock at the outlet of the canal;
      (f) Land-drainage works in the Waikolikoi and Waipahi area;
      (g) Reclamation works in Otago Harbour;
      (4) Afforestation: The development and expansion of forests generally in the area, with improved facilities for culture, control, and protection, particularly in Berwick, Allanton, Akatore, Milton, Crookston, Dunky, Blue Mountains, Conical Hills.

2. Industrial

   (1) The establishment of industrial areas, and the provision and development of sites and buildings for industries in the vicinities of Mossiel and Kaikorai Valley.
   (2) The establishment, development, and improvement of industry on lands drained or otherwise reclaimed.
   (3) Coal mining: Establishment of new mines, either opencast or pits, with all facilities to meet requirements, including the establishment of an opencast mine at Wanganui.

3. Commercial

   (1) The establishment of commercial areas, and the provision and development of sites and buildings for commerce in conjunction with residential and industrial areas.
   (2) New facilities for handling perishable goods in Dunedin, including a new milk-treatment plant.

4. Communications

   (1) Improvement of radio, telegraph, telephone, and postal services throughout the area, including new post-office buildings at Dunedin North, South Dunedin, Balclutha, Anderson's Bay, the Gardens, Moray Place, and Taparaui, and alterations at Waikomiti Post-office and additions to Dunedin and North-east Valley automatic-telephone exchanges.
   (2) Arterial and Local Access: Improvements of arterial and local access generally throughout the area, including particularly the following major works:
      (a) Timaru-Dunedin State Highway: Improvements between Oamaru and Palmerston; reconstruction, with deviations where necessary, between Dunedin and Milton;
      (b) Dunedin-Gore State Highway: Deviation from Dunedin to Taieri, and reconstruction of the Oukins-Waihiola and Clinton-Arthurton sections, including new bridge over the Taieri River at Henley;
      (c) Milton-Queenstown State Highway: Reconstruction from Clarksville to Miller's Flat;
      (d) Palmerston-Clyde Main Highway: Reconstruction of the section in Waihemo County;
      (e) Mosgiel-Middlemarch Main Highway: Reconstruction from Outram to Middlemarch;
      (f) Balclutha–Kaka Point Main Highway: Deviation between Balclutha and Fineand;
      (g) Highway improvements in and about Dunedin City, including Evansdale–Merton via Seaslife; deviation of Dunedin–Waitati Highway via Leith Valley; Dunedin–Port Chalmers Main Highway; Dunedin–Harrington; Point Main Highway; Dunedin–Portobello High Road; Dunedin–Duke’s Road Main Highway; and Outram–Allanton Main Highway;
      (h) Proposed new road from Beaumont to Tuapeka Mouth, and the replacement of the Tuapeka Mouth punt by a bridge.

3. Railways: Improved rail facilities for all classes of traffic, including—

   (a) Enlargement of station-yard and extension of station buildings at Dunedin;
   (b) Duplication of the Sawyers Bay–St. Leonard’s Section;
   (c) New machine shop and other improved facilities at Hillside Workshops;
   (d) Extension of various station-yards between Palmerston and Dunedin;
   (e) Replacement of the Clutha River Bridge at Balclutha;
   (f) Grade easesments at various points between Palmerston and Southland County boundary;
   (g) Extension of tunnels in Taieri Gorge on the Otago Central Line.
(4) Airways: Improvement of airstrips and other facilities, particularly at Taylor and Waianakuru, and provision of alternative landing-grounds.

(5) Railways: Improvement of Otago Harbour and port facilities at Port Chalmers and Dunedin.

(6) Road Transport: Additional facilities for transport of passengers and goods generally in the district, including in Dunedin conversion of the tramway system to trolley busses.

5. Utilities

(1) Electricity Supply—

(2) Water-supply, sewerage, and storm-water drainage: New and additional works in various parts of the area, including—

(a) Piping of Silverstream Water-race, Dunedin;

(b) West Harbour and Mosgiel Borough water-supply extensions;

(c) New sewerage schemes for Palmerston and Balclutha Boroughs; and

(d) Extensions of Mosgiel sewerage and storm-water drains.

6. Subdivisional Development

(a) The development of areas for residential, commercial, industrial, and recreational purposes throughout the area, including the construction of dwellings and other works provided for by the Housing Act, 1919, particularly at Dunedin and Mosgiel.

(b) The subdivision, regrouping, and improvement of lands affected by reclamation and drainage works and the better utilization thereof.

(c) The reconstruction and improvement, where necessary, of existing roads, streets, and bridges approaching developing works.

7. Social Services

The provision of sites, buildings, and services throughout the area for social and cultural purposes, including—

(1) Construction of new hospital at Cherry Farm:

(2) New nurses' home and extensions at Waihemo Hospital:

(3) Additions and extensions to various hospitals under control of the Otago and South Otago Hospital Boards:

(4) Additional buildings and wings at Otago University:

(5) New and additional school buildings, including in particular—

(a) Intermediate schools for Dunedin North and the hill suburbs in Dunedin;

(b) Domestic science wing for King Edward Technical College:

(c) Replacement of primary schools at Palmerston, Kensington, Green Island, Balclutha, Lawrence, Toko-mairiro, and Papamoa;

(6) New broadcasting studio at Dunedin:

(7) New tepid baths at Dunedin.

8. Defence

Construction and improvement of defence installations.

9. Public Administration

New facilities for Government and local administration, including—

(1) New Central Police-station and offices, Dunedin;

(2) New departmental building to house various Government Departments;

(3) New stores depot for Public Works Department.

SECOND SCHEDULE

APPROXIMATE BOUNDARIES OF AREA

All that area in the Otago and Southland Land Districts, bounded by a line commencing at a point on the sea-coast, being the northernmost point of Block III, Moeraki Survey District, and proceeding in an easterly direction along the northern boundary of the said Waihemo County to a point on the sea-coast, being the northermmost point of Block III, Moeraki Survey District, the point of commencement.

Dated at Wellington, this 26th day of July, 1946.

R. SEMPLE, Minister of Works.

(P.W. 82/10.)

In so far as the foregoing notice affects works which by virtue of the Municipal Corporations Act, 1923, the Public Works Act, 1928, or any other statute or otherwise however, the Dunedin City Council is empowered to undertake, the Dunedin City Council hereby joins in giving and affirms the said notice.

Dated at Dunedin, this 29th day of July, 1946.

DONALD C. CAMERON, Mayor of Dunedin.

L. IRKLAND, Councillor.

In so far as the foregoing notice affects works which by virtue of the Dunedin District Drainage and Sewerage Act, 1960, the Public Works Act, 1928, or any other statute or otherwise however, the Dunedin Drainage and Sewerage Board is empowered to undertake, the Dunedin Drainage and Sewerage Board hereby joins in giving and affirms the said notice.

Dated at Dunedin, this 29th day of July, 1946.

DONALD C. CAMERON,
Chairman of the Dunedin Drainage and Sewerage Board.

Notice of a Scheme of Development and Reconstruction in the Waihaki Basin

Pursuant to subsection (2) of section 29 of the Finance Act (No. 3), 1944, I, Robert Semple, the Minister of Works, hereby give notice that the nature of the works to be included in the scheme of development and reconstruction described in the First Schedule hereto, and that the approximate boundaries of the area hereby affected are as described in the Second Schedule hereto, such area being hereinafter referred to as "the area." This notice shall remain in force until the 30th day of September, 1956.

FIRST SCHEDULE

NATURE OF WORK

The improvement of the lands and development of the area for industrial, commercial, residential, and recreational purposes, including, in particular, the provision of—

1. Land Development

(1) Farm development and improvement throughout the area, involving the subdivision of blocks of suitable land for closer settlement, with provision of irrigation, rural housing, and necessary amenities.

(2) Soil Conservation: Application of soil-conservation principles throughout the area, and the establishment of a demonstration and experimental run and research station.

(3) River-control works throughout the area, including, as the major projects, willow removal and channel improvement on the Waitaki, Kakasumi, and Waitiki Rivers.

(4) Afforestation: Establishment of a State forest at Herbert.

2. Industrial

(a) The establishment of industrial areas, and the provision and development of sites and buildings for industries generally in the area.

(b) Quarries, Shingle-pits, &c. : The provision of materials necessary for construction works and development of sources of supply and provision for storage.

3. Commercial

(1) Establishment of commercial areas, and the provision and development of sites and buildings for commerce in conjunction with residential and industrial areas.

(2) Better provision for tourist and holiday traffic and accommodation generally with the provision of transportation services, including special facilities at the Hermitage and provision of an aerial tramway at Mount Cook.

4. Communications

(1) Improvement of radio, telephone, telegraph, and postal services throughout the area.

(2) Arterial and Local Access: Improved and new arterial and local access within the area, including deviations, realignment, regrading, surfacing, and construction or replacement of bridges where necessary, and in particular—

(a) To so much of the Timaru-Dunedin and Timaru-Cromwell State Highways as lie within the area, and especially between Oamaru and Palmerston;

(b) On the Waimakariri-Dunedin Main Highway, and especially between Weston and Ngapara;

(c) To the Poluki—Taieri—Hermitage Main Highway and main highways generally.

(3) Airfields: Improvements to existing and provision of new airfields, in particular at Waitaki and Mount Cook.

(4) Harbours: Improvements of Oamaru Harbour, including extension of the breakwater.  

This notice shall remain in force until the 30th day of September, 1956.
(6) Rail—
(a) Grade easements between Oamaru and the Waitema
County boundary;
(b) New bridge over the Waitaki River;
(c) Various yard extensions between Oamaru and Palmerston.

5. Utilities
(1) Extension of utilities through new and existing residential,
commercial, and industrial areas and in rural areas, including rural
water-supply.
(2) Electricity—
(a) Construction of hydro-electric generating works on the
Waitaki River, including central barrages and power-
development at the outlets of Lakes Tekapo, Pukaki, and Ohau, and power-development at other points
on the river;
(b) Extension of transmission lines, construction of substations,
and extensions of reticulation and other works necessary
for the distribution of electricity.
(3) Extensions and improvements of water-supply, gas-supply,
sewerage, and storm-water systems generally, including supple-
mentary reservoir and storm-water drainage at Oamaru.

6. Subdivisional Development and Housing
(a) The development of areas for residential, commercial,
industrial, and recreational purposes throughout the area, including
the construction of dwellinghouses and other works provided for by
the Housing Act, 1919, and other statutory authorities.
(b) Municipal housing development at Oamaru.

7. Social and Cultural Services
(1) The provision of sites, buildings, and services throughout
the area for social and cultural purposes, including—
(a) Additional buildings and extensions for the Waitaki Hospital
Board;
(b) Improvement of school facilities generally throughout the
area, including additions to the Waitaki Boys' and
Waitaki Girls' High Schools and the replacement of the
Oamaru North Primary School.

8. Defence
Construction and improvement of defence installations.

9. Public Administration
New facilities for Government and local administration, including
new building to house Government Departments at Oamaru.

SECOND SCHEDULE
APPROXIMATE BOUNDARIES OF ARE
All that area in the Canterbury and Otago Land Districts, bounded
by a line commencing at McClure Peak, being a point on the north-
western boundary of the Canterbury Land District; thence southerly generally along right lines to Trig. Station H, Block I,
Fox Survey District, to Trig. Station D, Round Hill, Block XVI,
Tokapo North Survey District, to Trig. Station Mount Burgess,
Block IV, Burke Survey District, to Trig. Station B, Block XV,
Burke Survey District, to Trig. Station E, Block II, Nimrod Survey
District, to Trig. Station X, Block V, Waikao Survey District, to
Trig. Station J, Block XIII, Waitaio Survey District; thence
south-easterly generally along the said boundary to Trig. Station 82,
Block VIII, Elephant Hill Survey District, and the production of
that line to the sea-coast; thence north-westernly generally along
the sea-coast as to include all harbours, ports, estuaries, lakes,
bays, inlets, outlets, rivers, mouths, streams, and their contents
and beds, to the northernmost point of Block III, Moeraki Survey
District, being a point on the boundary of the Waitaki County, as
described in the New Zealand Gazette of 1941, at page 148; thence
north-westernly generally along the said boundary to Trig. Station A,
Kakanui Peak, Block VI, Swinburn Survey District; thence
north-westernly along a right line to the north-eastern corner of
Block I, Swinburn Survey District, being a point on the boundary
of the area described in the notice of a scheme of development
and reconstruction for Otago Central in the New Zealand Gazette
of 1946, at page 671; thence north-westernly and northerly generally
along the said boundary to the boundary of the Otago Land District;
being the north-eastern corner of Block I, Moeraki Survey
District; thence north-westernly generally along the north-western boundaries of the
Otago Land District and the Canterbury Land District to Mount
McClure, being the point of commencement.

Dated at Wellington, this 26th day of July, 1946.
R. SEMPLER, Minister of Works.
(P.W. 82/11.)

In so far as the foregoing notice affects works which by virtue
of the Counties Act, 1920, the Public Works Act, 1928, or any other
statute or otherwise howsoever, the Waitaki County Council is
empowered to undertake, the Waitaki County Council hereby
joins in giving and affirms the said notice.

Dated at Dunedin, this 29th day of July, 1946.

JAS. RODMAN, J.P., Chairman of the
Waitaki County Council.
S. M. TAYLOR, J.P., Councillor.