



# **APPENDICES MINUTES**

**Paraparaumu Community Board  
Meeting**

**Tuesday, 13 February 2024**



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# Kāpiti Road Development



# The Site



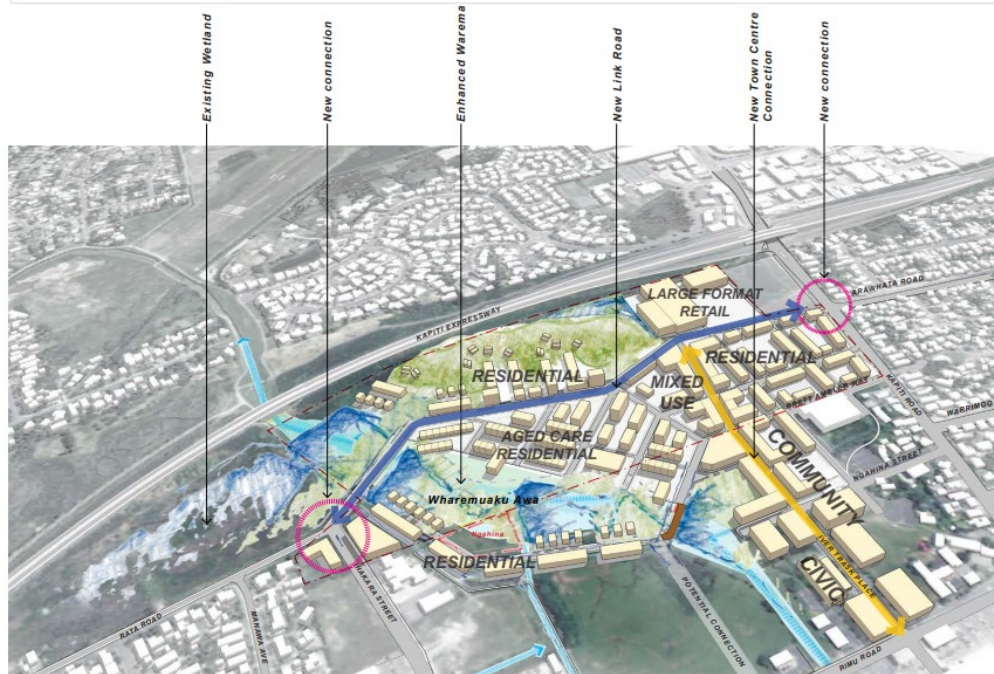
Fig 3. Aerial view from the North looking South



Fig 4. Aerial view from the South looking North

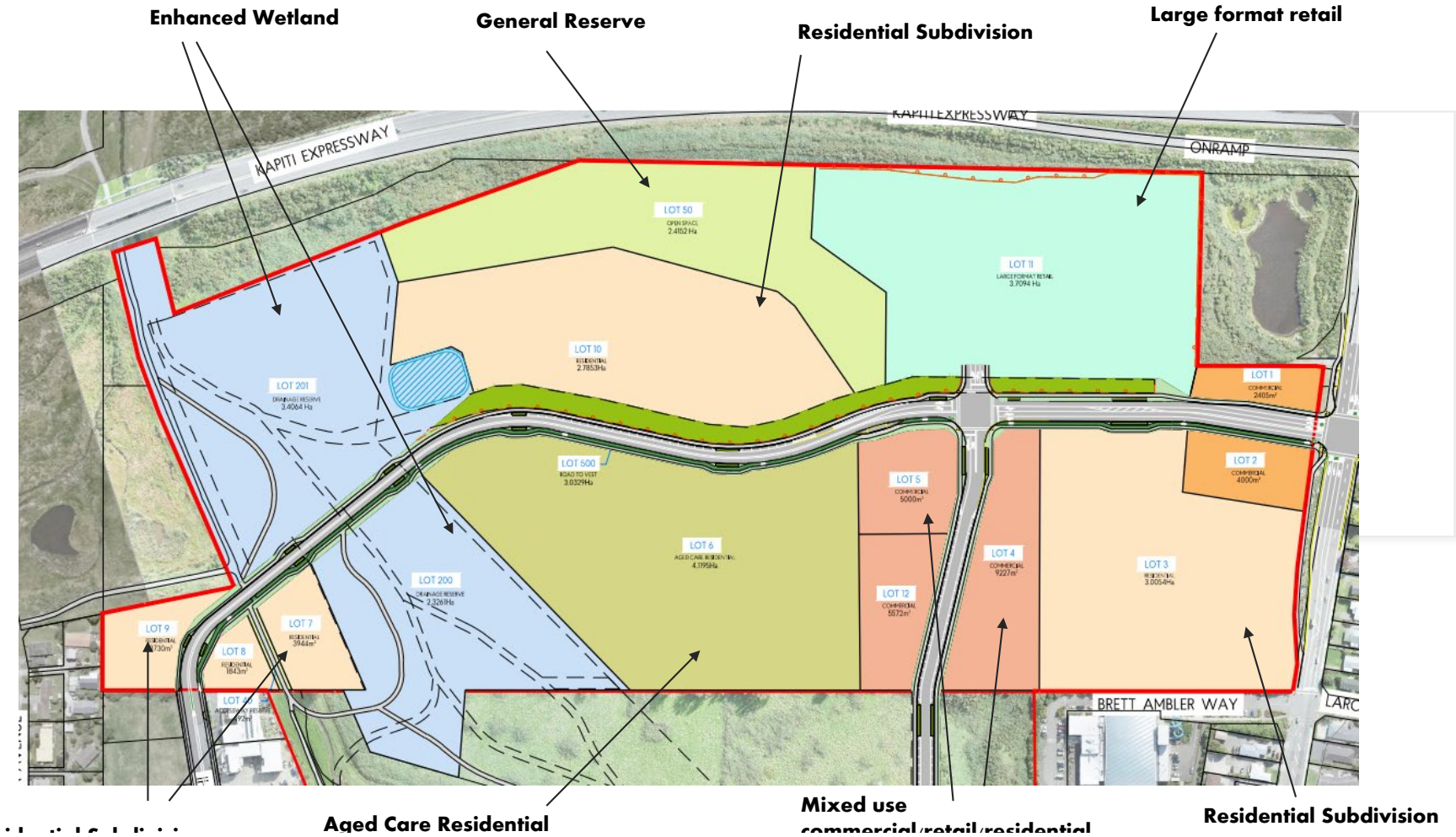
WOT for con 24.04.23

# Proposed Development



- The proposed development will comprise a mix of Residential and Commercial Development.
- The Development will provide key transport routes and links to the existing civic precinct and existing Town Centre.
- Provide over 1000 residential properties to rent and buy across the housing continuum.
- Will create a new town centre by supporting the existing shopping and civic precincts and creating a currently missing high street environs.





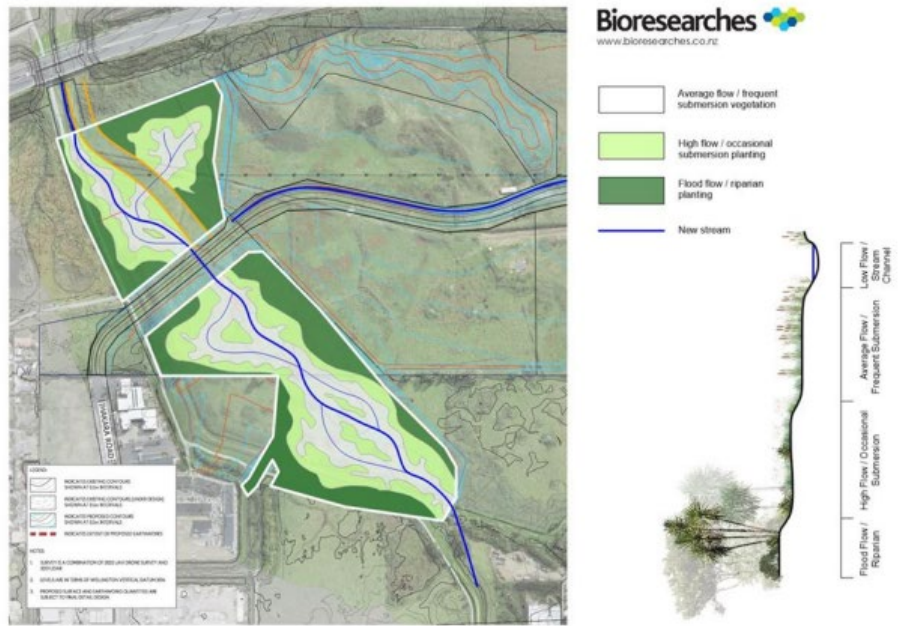
Overview of development

# Composition of Development

	Description	Position	Land Area (sqm)	Housing Units
Lot 1	Commercial/ Retail	Fronting Kāpiti Road	2,450	0
Lot 2	Commercial/ Retail	Fronting Kāpiti Road	4,000	0
Lot 3	Medium Density Res	Fronting Kāpiti Road	30,000	250
Lot 4	Mixed use Commercial/Retail/Res	Eastern Boundary	9,230	75
Lot 5	Mixed use Commercial/Retail/Res	Eastern Boundary	10,606	75
Lot 6	Aged Care Residential	Eastern Boundary	41,000	400
Lot 10	Medium Density Res	West Boundary	29,900	250
Lot 11	Large Format Retail	West Boundary	37,000	0
Lots 7,8 & 9	Medium Density Res	Sth/Eastern Boundary	9,050	100



# Proposed Wetland Restoration



- The development site offers significant opportunities for restoration, enhancement, and reinstatement of aquatic habitats.
- Almost six hectares of the southern and south-western part of the site have been set aside for restoration of the Wharemauku Stream and wetland restoration.
- The restoration site will be designed to achieve a net biodiversity gain, both in extent and habitat quality.

# Wharemauku Wetlands Restoration





# Wetland Opportunity and Open Space



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# Town Centre Concept



Long Bay Village Centre  
architectus



Joli Road  
RTA Studio



The Department Store  
Jack McKinney Architects



Shimazaki  
MAP Architects



K Road  
RTA Studio

# Town Centre Concept





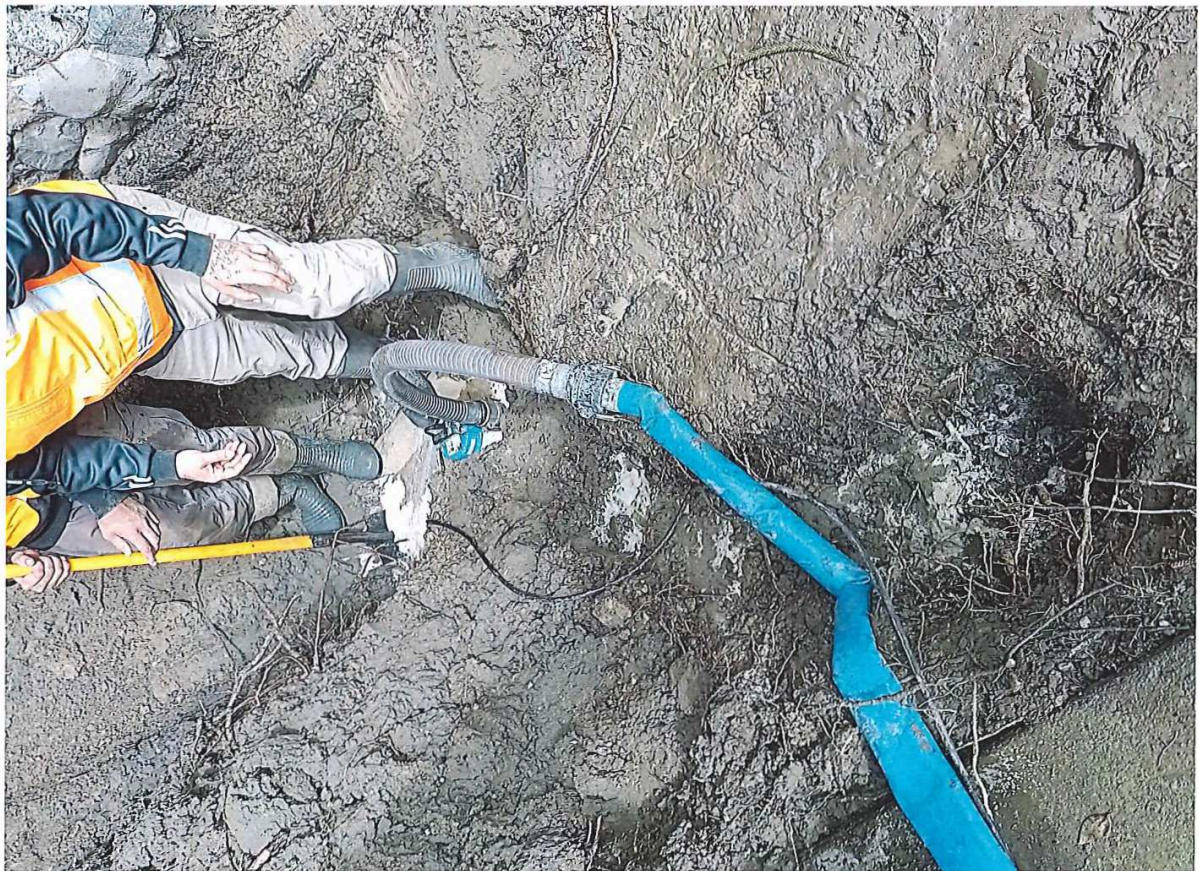
# Thank You

9/4/20XX

Presentation Title

12



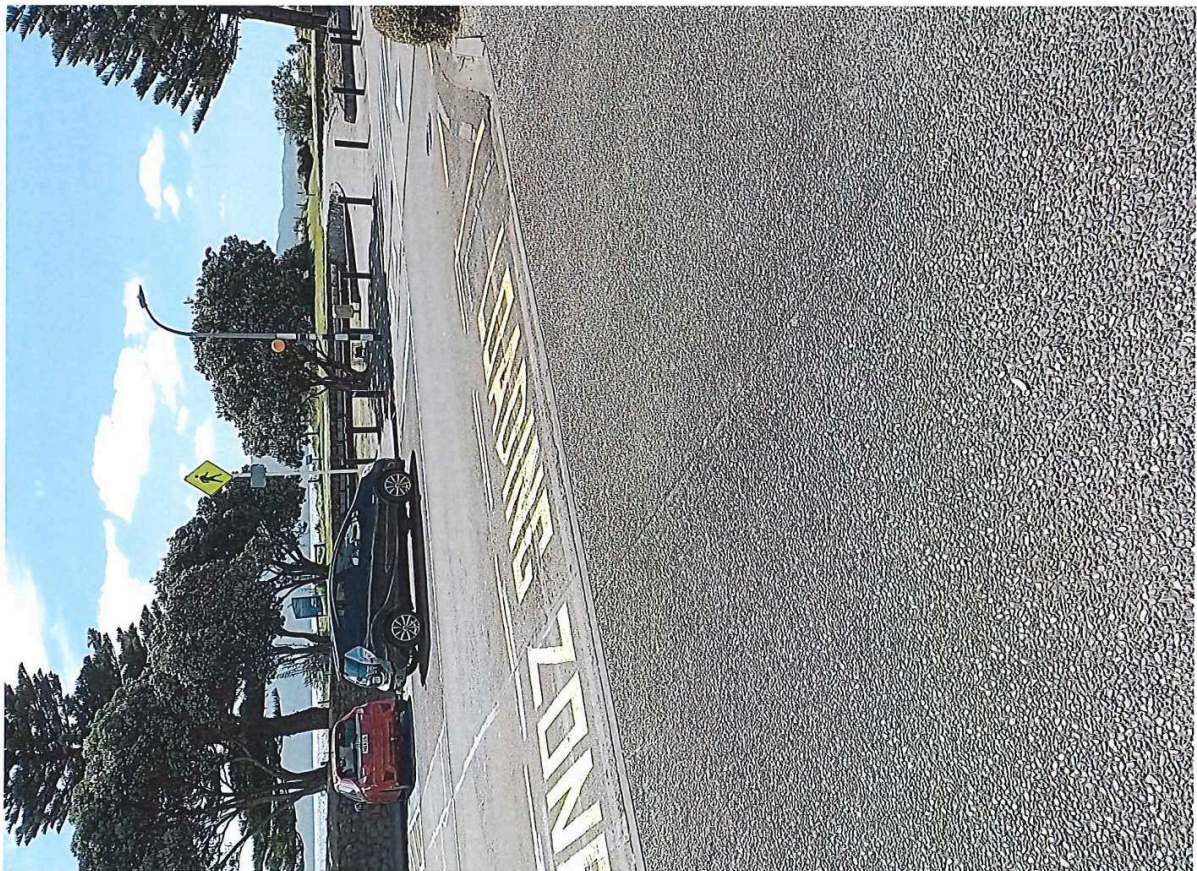




## Question Asked!

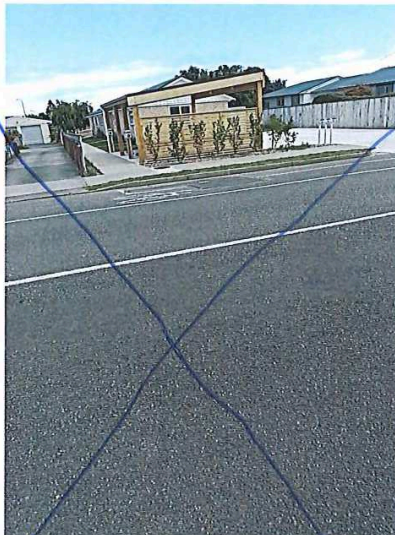
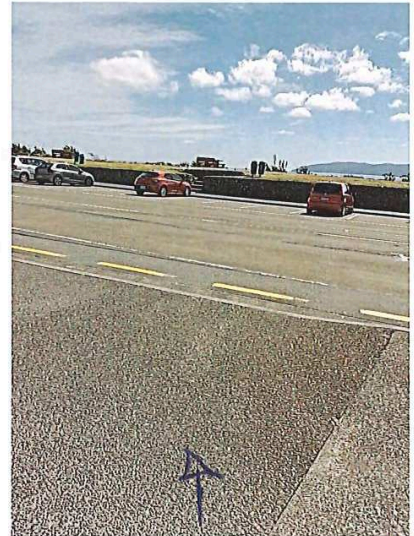
1. Does Kapiti Water pipes contain Asbestos. (if yes)  
Why is this posion in our pipe that people consume.
2. If the pipes break, is there a risk of Asbestos contamination leaking into people's drinking water, and other main water pipes.
3. Does the Kapiti Council test the water pipes for Asbestos?  
How often?  
~~Water~~ What areas?  
if yes? at what cost to the rate payer.







Outside Club Vista View from Ambros.



needs hand  
rails for people  
with disabilities.

Ambros  
Cafe.











