



RANGITIKEI
DISTRICT COUNCIL
Making this place home.

Pae Tawhiti
RANGITIKEI BEYOND

*Kōrero
Mai*

PLANNING OUR PLACES AND SPACES
TŪTAENUI MARTON
SUMMARY



TŪTAENUI MARTON

Marton is the main service town in the district and has a growing reputation as a boutique town. There are many heritage retail buildings, however, many are earthquake prone.

Situated off the state highway, there are few heavy vehicles on the streets making it safer for cyclists and pedestrians. The new playground developed by the Marton Development Group is popular, stage one of the Marton RSA and Citizen's Memorial Hall refurbishment is completed, and locals are discussing plans for more upgrades to community facilities.

Tūtaenui Marton at a glance


 **5,520** people call Marton home.

70
people per year (1.3% p.a) have moved to Marton since 2014.

 **2,256** houses in Marton. however at the last census 204 were unoccupied.

The town's GDP is valued at **151M** → This grew **4.6%** in 2020

 **375** businesses in Marton.

 **1,797** jobs – more than half of which are in education, training, manufacturing or retail.

Residential Zone

To accommodate our growing population, we need to build about 1,761 more homes in Marton – around 61 houses every year between now and 2050.

We already have some available residential land. However, we might need an extra 98 hectares to be rezoned to meet the demand.

This is an area almost twice the size of the block between Hendersons Line and Mill Street.

We need to plan for where these houses might go – both residential and lifestyle.

We also need to think about the scale of intensification of our existing township and consider allowing for smaller sections near our town centre and encouraging apartment living above retail shops.

Commercial Zone

The Marton Town Centre and commercial activities are currently spread along Broadway and, to a lesser extent, Wellington Road and High Street.

At present, several shops are empty, and many are earthquake-prone.

Marton has the potential to become one of the wider region's most desirable boutique towns, with minimal heavy vehicle movements.

There is an opportunity for Marton to leverage off its heritage assets if they can be strengthened. There could also be opportunities for Broadway to be developed into a more pedestrian-friendly zone.

We anticipate needing an additional 1.6 hectares of land for commercial/retail purposes to meet future growth.

This is an area the size of the block of Broadway, Lower High Street, Hair Street and Hammond Street.

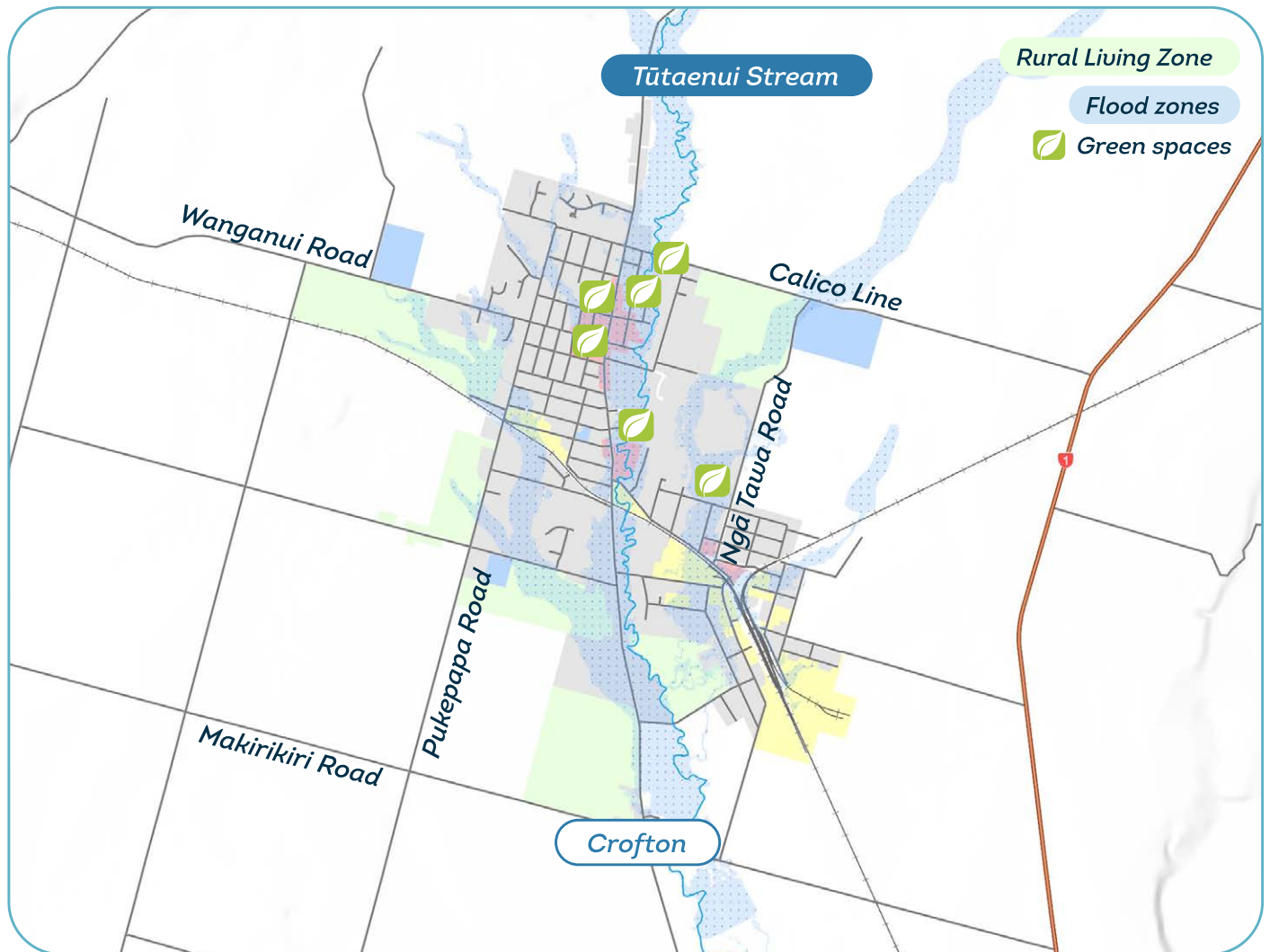
Industrial Zone

Marton is already home to a significant number of industrial businesses. Just over 27 hectares of industrial land is currently zoned for development, however, much of this land is impacted by flooding.

Every year for the next 18 years, two million tonnes of wood will be harvested across the wider region – Marton is central to the harvest and sits on the Main Trunk Line, providing easy access to several seaports.

Council is currently working through the process to rezone land for the Marton Rail Hub. The Hub will act as a potential catalyst for further industrial development.

With a long history of food production that is only increasing due to our versatile soils, there is also potential for Marton to grow its manufacturing sector.



Community Facilities

Developing multi-purpose civic and community facilities in towns across District is a key focus for Council. We're currently working on the Marton Civic Centre business case and will be engaging with the community on this later this year.

There is strong community leadership and energy for the development of our parks and reserves. To guide these projects, we are developing a Parks, Reserves and Open Spaces Strategy separately to this document.

We also want to know community priorities for the future of the Marton swimming pool.

Transport Networks

Marton is located just off State Highway 1 and close by to State Highway 3.

It is at the junction of the North Island Main Trunk Line and the Marton – New Plymouth Rail lines, however the last commuter service stopped in 2012.

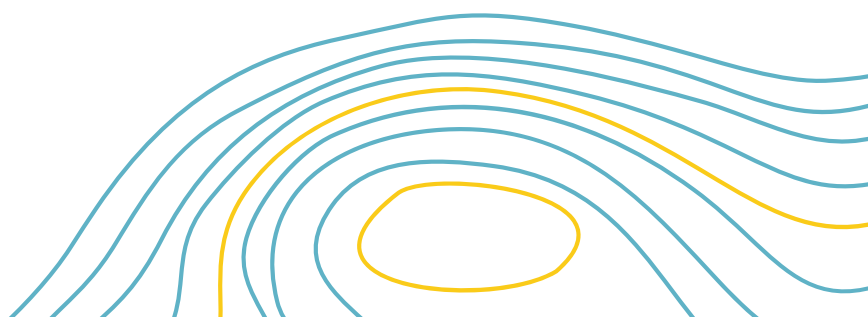
Our town is heavily reliant on private vehicles with few public bus services and no commuter cycleways or shared pathways.

Nature Networks

Marton has a number of parks and reserves and the Tūtaenui Stream runs through the town.

There are lots of volunteer hours going into managing, restoring and developing these areas.

The Tūtaeporoporo Action Trail (community-led project) – is a nature network with a play focus.



FEEDBACK FORM

Attach additional pages if required.

Feedback closes 19 April 2022

My connection to this place is...

☐ I live there ☐ I visit often ☐ I used to live there

☐ Other _____

What might Marton look like in 2050?

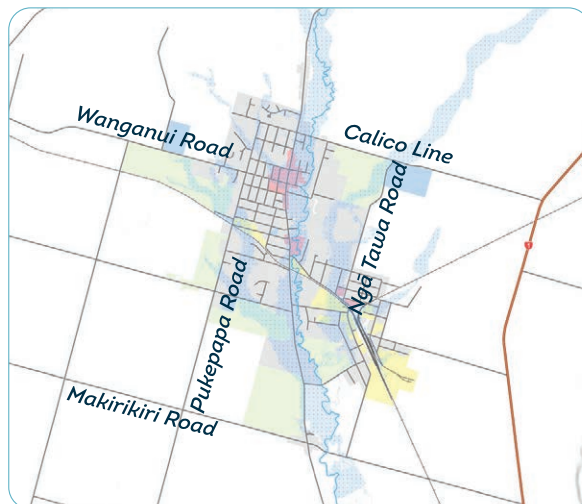
What are the key features of a house/property you would like to live in? (e.g. stand-alone, low maintenance, close to the shops, a school or a park, in a town or a smaller settlement) Where should new houses be located?

What are your ideas for the town centre? How do we better connect our town?

What do you think the opportunities are for future industrial growth in Marton?

What are the opportunities and challenges for your community?

How could the transport network be improved?



Identify on the map where you think future growth should go:

- Residential
- Commercial
- Lifestyle Blocks
- Industrial

Where should we provide for medium density housing (1-2 story houses on sections between 250m² and 400m²)?

- ☐ Near the town centre
- ☐ Throughout the whole town
- ☐ Within a 10 minute walk from town
- ☐ Medium density housing should not be provided for
- ☐ Other _____

What do you think the opportunities are for the future of the Marton pool?

How can we better connect our parks and reserves and bring nature through Marton?

What should be protected for future generations?

What community facilities are important for you?

Further comments

- ☐ I own a piece of land I want rezoned
- ☐ I want to receive project updates
- ☐ I want to receive Council updates
- ☐ I want to be in the draw to win one of three prizes valued at \$200 each

Please provide your details if you ticked any of the above.

Name:

Email:

Phone:

Address:

*We want to
understand what the
community's vision
for the future of
Tūtaenui Marton is.*

*Kōrero
Mai*

ReplyPaid Authority Number 172050



RANGITIKEI
DISTRICT COUNCIL

Reply



Rangitikei District Council
Pae Tawhiti Rangitikei Beyond
Private Bag 1102
Marton 4741



Kōrero Mai

Have your say

Now is your chance to shape the future of your settlement!

Fill out the survey, tear it off and post-it back, or fill it out online.

Have your say by 19 April 2022.


More information

We've got lots of information to share – and you might be interested in more background information or other settlements. We have a more detailed discussion document available for you to read, and share your views.

If you want to have a chat in person, or online – go online to find out where our workshop sessions will be held. Please note that public sessions are subject to Covid-19 Traffic Light setting regulations.

You can find the discussion document and other supporting information:

 On our website www.rangitikei.govt.nz/paetawhiti

 In any of our libraries or service centres in Taihape, Marton and Bulls.

Want to know more?

Contact the Project Lead: Katrina Gray
on 0800 422 522 or katrina.gray@rangitikei.govt.nz

Purpose of Pae Tawhiti Rangitikei Beyond

Pae Tawhiti Rangitikei Beyond is a district-wide spatial strategy and plan. We aim to capture our community's aspirations for the future.

The plan will provide a blueprint of how we want our communities to develop.

It will provide high level outcomes and actions that will guide Council projects that plan for and respond to growth and development - including our infrastructure planning and District Plan Changes (the rules that guide development).

Purpose of this Summary Document

We have designed this summary document to provide an overview of the key considerations for the Marton community. We want to create a conversation with the community about the future of Marton.