



Pae Tawhiti

RANGITIKEI BEYOND

DRAFT COMMUNITY SPATIAL PLAN

Proud of our places and spaces

Ōhingaiti

ŌHINGAITI

Ōhingaiti is in the middle of the Rangitīkei on a large terrace above the Rangitīkei River.

State Highway 1 and the Main Trunk Line run through the settlement.

Ōhingaiti has a community hall, the McIntyre Reserve and a local pub.

The Makohine Viaduct viewing area is located to the south of the settlement.

Key community priorities

- Town beautification.
- Growth opportunities.
- Community facilities.

ŌHINGAITI



Ōhingaiti



VISION FOR Ōhingaiti

Ōhingaiti is a green, safe and quiet little town,
with a well-used town hall, café, pub and sports club.

Key themes




- 1 Recreation and community facilities
- 2 Housing
- 3 Business

Key Spatial Moves








- RV Rural Village

Legend

District Plan Zones

-  Residential Zone
-  Commercial Zone
-  Rural Zone

Map Features

-  Building Footprint
-  Property Boundaries
-  Green space
-  River
-  Railway
-  State Highways
-  Nature Network

Ōhingaiti

1

3

RV

2

RANGITĪKEI RIVER



1 Recreation and community facilities

Ōhingaiti has close access to the Rangitīkei River.

McIntyre Reserve is the hub of recreation activities for the community.

The community hall is not well-used, but has potential for becoming a key community asset.

Priorities

- > Support community-led management and development of the McIntyre Reserve.
- > Enabling the use and development of the community hall.
- > Connection with the Rangitīkei River.

“McIntyre Reserve is important. It hosts a fantastic event every year with the Ōhingaiti sports.”

Community Voice

2 Housing

Ōhingaiti has around 20 houses, with a small area zoned for Residential use. There are several vacant sections through the village.

The settlement and the surrounding environment is identified as Class 2 land, with Class 6 hills located to the north.

There are no reticulated services.

The community has an openness for the development of more houses in the settlement. Antisocial behaviour and untidy/run-down sections were identified as challenges.

Ōhingaiti is not identified as a future residential growth area for the following reasons:

- The sites surrounding the settlement are on Class 2 soils and are part of large farming operations.
- There are no reticulated services available.
- There are vacant residential sections available for growth.

Priorities

- > Development of vacant sections.
- > Retaining the rural village lifestyle.



“More housing - also upgrading the run down houses that are sitting on land and not being used.”

Community Voice





3

Business

Ōhingaiti has a pub and truck stop that is the heart of the community.

The settlement currently has a commercial zone. The extent of this zone needs to be reviewed to ensure the extent matches underlying land uses in the area.

Boutique accommodation, tourism and a trade hub were identified by the community as future business growth opportunities.

Priorities

- > Support local business development.



“A quaint little town with a lot of community pride”






Community Voice

Action Plan

Rangitikei Priority Area	Key Themes	Project			
Healthy Communities Unique Communities	RECREATION AND COMMUNITY FACILITIES	1	1.1	Support the community in the development of the McIntyre Reserve.	
			1.2	Support community-led redevelopment of the community hall when it becomes a priority for the community.	
			1.3	Improve the connection between Ōhingaiti and the Rangitikei River by the development of a green corridor between the settlement and the River.	
Healthy Communities	HOUSING	2	2.1	Review the zoning of Ōhingaiti to recognise the area as a rural village.	
Thriving Communities	BUSINESS	3	3.1	Investigate the appropriateness of the extent of the commercial zone to ensure properties that are commercial in nature are zoned correctly.	

The actions identified in the Action Plan are not guaranteed to be developed. Council will consider which actions are developed through long term planning processes and collaboration with implementation partners.

Quick win <1 year | Short term 1 - 5 years | Medium term 6 - 10 years | Long term 10+

	Timeframe	Council's role(s)	Project Partners and Key Stakeholders
	 Long Term	Supporter	Community McIntyre Reserve Management Committee
	 Long Term	Supporter	Community
	 Long Term	Service Provider Partner	Waka Kotahi Regional Council Mana whenua Community Landowners Department of Conservation
	 Short Term	Strategy / Regulation	Community Mana whenua Landowners
	 Medium Term	Strategy / Regulation	Mana whenua Landowners Community Waka Kotahi Regional Council



ŌHINGAITI

Our objectives

Through creating the draft Community Spatial Plan we want to achieve the following:

1. Articulate community aspirations for future land use and development.
2. Provide a blueprint of future land use and growth throughout the Rangitikei.
3. Collaborate with iwi and hapū to embed cultural values into how we plan for growth and development in the Rangitikei.
4. Guide infrastructure investment decisions and enable targeted future proofing.
5. Inform and shape the District Plan Review and Council's other plans and strategies.
6. Build confidence and identify potential for industrial, commercial, and residential development.


The actions identified in the Action Plan are not guaranteed to be developed. Council will consider which actions are developed through long term planning processes and collaboration with implementation partners. If they are developed, these potential growth areas will need to go through a District Plan change process to rezone them for residential or rural lifestyle use.

To learn more about what this means please visit www.rangitikei.govt.nz/paetawhiti


RANGITIKEI
the way life should be


**Kōrero
Mai**

**Share your thoughts
on the future for
Ōhingaiti by filling out a
submission form and:**

 **Posting** to Attention:
Pae Tawhiti Rangitikei Beyond,
Reply Paid:172050,
Private Bag 1102, Marton 4741

 **Emailing** us at
info@rangitikei.govt.nz

 **Dropping** off at one of our
Offices, Libraries or
Information Centres.


 **Attending** one of our
community events throughout
the District.


 **Going online**
www.rangitikei.govt.nz/paetawhiti

**Have your say by 5pm
Tuesday 25 April 2023**

**Want to learn more about
our plans for the future?**

**View the full draft Community Spatial
Plan document:**

 Online at
www.rangitikei.govt.nz/paetawhiti
(accessible at our libraries and
service centres).

 In hard copy at Te Matapihi,
Bulls, the Taihape Library, Marton
Library or the Marton Main Office
and Hunterville Bookshop.

Want to know more?

Contact the Project Lead:
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