

Manawatū Monthly Report - March 2026

Relevant extract: Community & Treaty

Sara Bell and Frances Walsh visited Waikawa beach to see what the local community had done to gain vehicle access down to the river mouth. A section of the road constructed was over PCL. Horowhenua DC are going through the motions of getting an easement in place for this road. They had been working with an external contractor to get better beach access but the local community wanted faster action, so took matters into their own hands.

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Complex Bio Tech SLM- easement	Waikawa Beach Access - Restrospective Easement Vehicle access by HDC. Mostly HDC tenure with some Stewardship mainly confined to waterway and margins. HDC working with community on access Options paper with Councillors. Unauthorised access has been installed adjacent to river through stewardship. Retrospective consents required through Regional Council. Long term vision and management requires addressing across agencies.	Waikawa Stewardship Area MA	Not started	District Led, Sara	Tech - Helen Kettles,	On hold waiting for restrospective application	med
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Item 2

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Email record

From Frances Walsh <fwalsh@doc.govt.nz>
Sent Monday, 2 March 2026 at 11:21 AM
To 'Lacey Winiata'
Cc Moana Smith-Dunlop; Rachael Mora; Chelsea Kenny; Sara Bell
Subject RE: Waikawa Beach - Vehicle Access - Easement Information for access over public conservation land. Advising that DOC staff will be on site sometime in the next couple of weeks.
Attachments ~WRD0002.jpg; image002.jpg; image003.png

Kia ora Lacey

I've been assigned to this application to provide local context to the permissions team; local context and critical issues will make up part of the body of information that will be considered by the Permissions Advisor and decision-maker as the application is being processed.

Thanks so much for indicating you'd be happy to meet us on site - that would be really helpful so we can understand where the easement crosses PCL, and what values might be affected.

Do you have an indication of your availability over the next few weeks? It is likely myself, Sara and Chelsea will come to site this time around.

I look forward to hearing from you. Thanks ☺

Ngā mihi

Frances Walsh
Ngāti Porou

Statutory Advisor | Kaitohu ā-Ture
Palmerston North | Te Papaioea
Mobile: 9(2)(a) [REDACTED]

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From: Lacey Winiata <laceyw@horowhenua.govt.nz>
Sent: Friday, 20 February 2026 11:10 am
To: Sara Bell <sabell@doc.govt.nz>
Cc: Moana Smith-Dunlop <msmithdunlop@doc.govt.nz>; Rachael Mora <rmora@doc.govt.nz>; Chelsea Kenny <chkenny@doc.govt.nz>; Frances Walsh <fwalsh@doc.govt.nz>
Subject: RE: Waikawa Beach - Vehicle Access - Easement Information for access over public conservation land. Advising that DOC staff will be on site sometime in the next couple of weeks.

Yes! Sorry I will submit it today.

I am happy to meet anyone on site if they want.

Lacey Winiata
Parks and Property Manager | Tumu Rawa, Papa Rehia

Waea Mahi | (06) 366 0999
Waea Pukoro | 9(2)(a) [REDACTED]

126 Oxford Street, Levin
Private Bag 4002, Levin 5540

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ata=OA4JamfnDg83iXBSdnH8RreEIVDq3LwgPWasmChtqCI%3D&reserved=0>

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From: Sara Bell <sabell@doc.govt.nz>

Sent: Friday, 20 February 2026 11:02 am

To: Lacey Winiata <laceyw@horowhenua.govt.nz>

Cc: Moana Smith-Dunlop <msmithdunlop@doc.govt.nz>; Rachael Mora <rmora@doc.govt.nz>; Chelsea Kenny <chkenny@doc.govt.nz>; Frances Walsh <fwalsh@doc.govt.nz>

Subject: Waikawa Beach - Vehicle Access - Easement Information for access over public conservation land. Advising that DOC staff will be on site sometime in the next couple of weeks.

Kia ora Lacey,

I am following up on HDC easement application is HDC still progressing with this?

I am also letting you know that DOC staff will be in the area sometime over the next couple of weeks.

Ngā mihi

Sara

Sara Bell (she/her)

Project Lead - Statutory

Te Papaioea | Palmerston North Office

Te Papa Atawhai | Department of Conservation

M: 9(2)(a)

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From: Brent Harvey <BrentH@horowhenua.govt.nz <mailto:BrentH@horowhenua.govt.nz> >

Sent: Thursday, 16 October 2025 8:27 am

To: Rachael Mora <rmora@doc.govt.nz <mailto:rmora@doc.govt.nz> >; Lacey Winiata

<laceyw@horowhenua.govt.nz <mailto:laceyw@horowhenua.govt.nz> >

Cc: Moana Smith-Dunlop <msmithdunlop@doc.govt.nz <mailto:msmithdunlop@doc.govt.nz> >; Chelsea Kenny

<chkenny@doc.govt.nz <mailto:chkenny@doc.govt.nz> >; Sara Bell <sabell@doc.govt.nz

<mailto:sabell@doc.govt.nz> >

Subject: RE: access easement information

Thanks Rachael

Appreciate this.

Brent Harvey

Group Manager, Community Experience and Services | Tumu Rangapū: Wheako Hapori, Ratonga Hapori

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57c%7C0%7C0%7C639071358238896449%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiilwLjAuMDAwMCIslIAiOiJXaW4zMilslkFOLjoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=dVHvmPOMe1iYFI9X%2FluQAJt46dmxjv%2FDJspKanFLP8%3D&reserved=0>

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From: Rachael Mora <rmora@doc.govt.nz <mailto:rmora@doc.govt.nz> >

Sent: Wednesday, 15 October 2025 4:32 pm

To: Lacey Winiata <laceyw@horowhenua.govt.nz <mailto:laceyw@horowhenua.govt.nz> >; Brent Harvey

<BrentH@horowhenua.govt.nz <mailto:BrentH@horowhenua.govt.nz> >

Cc: Moana Smith-Dunlop <msmithdunlop@doc.govt.nz <mailto:msmithdunlop@doc.govt.nz> >; Chelsea Kenny

<chkenny@doc.govt.nz <mailto:chkenny@doc.govt.nz> >; Sara Bell <sabell@doc.govt.nz

<mailto:sabell@doc.govt.nz> >

Subject: access easement information

Kia ora

Good to meet you both earlier.

Here is a link to information relating to the easement application process - Access/easements: Running your business or activity <https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.doc.govt.nz%2Fget-involved%2Fapply-for-permits%2Fbusiness-or-activity%2F&data=05%7C02%7Cfwalsh%40doc.govt.nz%7C7f3398185ec44ead6a3208de70039f3e%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639071358239223568%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiilwLjAuMDAwMCIslIAiOiJXaW4zMilslkFOLjoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=ek0Wq3QM5A00%2B0a7nZYjA1v4tniFFXHEwzz%2BM3AGUo%3D&reserved=0> .

Feel free to contact me directly if you have any further questions around this.

Ngā mihi

Rachael

Rachael Mora

Statutory Manager – Pou Ture Whenua

Lower North Island

Department of Conservation | Te Papa Atawhai

M: 9(2)(a)

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Email record

From: Lacey Winiata <laceyw@horowhenua.govt.nz>
Sent: Tuesday, 21 April 2026 at 11:30 AM
To: Kelvin Brown
Cc:
Subject: RE: 125600-OTH - Horowhenua District Council - Easement - Waikawa Beach
Attachments: hdclogo_6f3c92b2-c8eb-4b42-9cf2-e5ca1fe24388.jpg;
komitorangalogoformatted_d422f629-126c-46e0-916f-88f29636ade2.jpg

Tēnā koe,

Thanks for getting in touch.

As mentioned to other DoC Officers when we met on site regarding this application, Council has engaged extensively with the Waikawa Community and Ngāti Wehi Wehi about this kaupapa. If it would be helpful for us to share any of the submissions, survey results, meeting minutes etc just let me know.

Otherwise, I look forward to hearing from you later.

Lacey

Lacey Winiata
Parks and Property Manager | Tumu Rawa, Papa Rehia

Member of Komiti Oranga
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Waea Pukoro 9(2)(a)

126 Oxford Street, Levin
Private Bag 4002, Levin 5540

[Facebook]<<https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Ffacebook.com%2FHorowhenuaDC&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405181143%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIiOiIjXW4zMilslkFoljoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=Jt2z3DH49cl eAiUf4chYU%2FZyDzAv1QDAV7GI6WAlDjo%3D&reserved=0>> [Instagram] <https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Finstagram.com%2FHorowhenua_nz&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405208286%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIiOiIjXW4zMilslkFoljoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=r6MAf0E9HPZ%2FmiR1c44NpPjsWEFigJFFT88wnI5XTdQ%3D&reserved=0> [LinkedIn] <<https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Flinkedin.com%2Fcompany%2Fhorowhenua-district-council%2F&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405221155%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIiOiIjXW4zMilslkFoljoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=TfjO%2FHjPHCNjXyVq%2BAaMLo9hQb8D9woNCg%2FkZwYL7e8%3D&reserved=0>> [Youtube] <https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fyoutube.com%2Fchannel%2FUC_WCKYirkzkNaLWzf3BnmVQ%2F&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405232863%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIiOiIjXW4zMilslkFoljoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=R7aKmlRioZgl2ptdBfcd1KtjsPfqwQvoppr2wS%2FYBDg%3D&reserved=0> [HDC Logo.jpg] <<https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.horowhenua.govt.nz%2F&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405246716%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIiOiIjXW4zMilslkFoljoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=3h%2BtGfrXwrYDd%2FTdApkD%2F%2B7MISj2%2FcrF05CT9O%2FMMQE%3D&reserved=0>> <<https://apc01.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.horowhenua.govt.nz%2F&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405262562%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIiOiIjXW4zMilslkFoljoiTWfPbClslldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=iGCbpYJwPBUCQfjBf4cRB rnO%2BBiM2KT%2FOMnOUzmp5qs%3D&reserved=0>> [Komiti Oranga Logo Formatted.jpg]

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From: Kelvin Brown <kibrown@doc.govt.nz>

Sent: Tuesday, 21 April 2026 10:26 am

To: Lacey Winiata <laceyw@horowhenua.govt.nz>

Subject: 125600-OTH - Horowhenua District Council - Easement - Waikawa Beach

Tēnā koe Lacey

Thank you for your concession application received on 20 February 2026.

I am the Permissions Advisor assigned to process your concession application.

Once we have had a context meeting in the coming weeks, I will send you an acknowledgement and update letter. This will include a processing indicative timeline, and processing fee cost estimate.

Please quote your permission application reference 125600-OTH in any correspondence.

If you have any questions in relation to the processing of your concession application, then please do not hesitate to contact me.

Nāku noa, nā

Kelvin Brown

Kelvin Brown | Permissions Advisor

Department of Conservation | Te Papa Atawhai | Dunedin Service Centre |

PO Box 5244, Dunedin 9054 | Level 1, John Wickliffe House, 265 Princes Street, Dunedin 9016 | New Zealand | Office Ph: 03 477 0677 | DDI: 03 471 7462 | Email: kibrown@doc.govt.nz<mailto:kibrown@doc.govt.nz> | Web: www.doc.govt.nz<https://apc01.safelinks.protection.outlook.com/?url=http%3A%2F%2Fwww.doc.govt.nz%2F&data=05%7C02%7Ckibrown%40doc.govt.nz%7C85b9d4b273dd4aee12d108de9f2c6375%7Cf0cbb24fa2f6498fb5366eb9a13a357c%7C0%7C0%7C639123210405281170%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIsIlAiOiJXaW4zMilSkFOljoitWFpbCIsIlldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=%2FBU7J8cUjYB8MrY0%2Bbfgo0E3UDjBaqCj7DtUUUBv44M%3D&reserved=0>

Conservation leadership for our nature - Tākina te hī, Tiakina, te hā o te Āo Tūroa

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Email record

From Lacey Winiata <laceyw@horowhenua.govt.nz>
Sent Friday, 20 February 2026 at 12:15 PM
To permissions
Cc Sara Bell; Brent Harvey
Subject Easement Application - Waikawa Beach
Attachments hdclogo_4985ff92-ffc0-425a-829b-5de7ab880578.jpg; Easement application form - Waikawa Beach - Horowhenua District Council - February 2026.docx; Area of interest.png; Lot 52 DP 42669.png

You don't often get email from laceyw@horowhenua.govt.nz. Learn why this is important<<https://aka.ms/LearnAboutSenderIdentification>>
Good afternoon,

Please see attached the application from Horowhenua District Council for an easement at Waikawa Beach.
Let me know if there are any issues or questions.

Lacey

Lacey Winiata
Parks and Property Manager | Tumu Rawa, Papa Rehia

Waea Mahi | (06) 366 0999

Waea Pukoro | 9(2)(a)

126 Oxford Street, Levin

Private Bag 4002, Levin 5540

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Application for an Easement on Public Conservation Land



Department of
Conservation
Te Papa Atawhai
New Zealand Government

Is this the right application for me?

Use this application form if you seek an easement concession across public conservation land, either to benefit other land or in gross (e.g. right of way), for the following purpose:

- a right to convey water
- a right to drain water
- a right to drain sewage
- a right of way
- a right to convey electricity
- a right to convey telecommunications
- a right to convey gas.

Use this form for all new applications and variations to existing easement concession across land administered by the Department of Conservation (DOC).

How do I complete this application form?

- Complete all sections of this form
- DOC encourages electronic applications (e.g. a typed Word document), rather than handwritten applications. Electronic applications are easier to read and less likely to be returned to you for clarification
- If you need extra space, attach or include extra documents and label them according to the relevant section. Record all attachments in the table in **section M. Attachments**
- It is recommended that you read the standard and optional terms and conditions in the [concession \(easement\) template](#)¹ to inform your application.

Personal information will be managed by DOC confidentially. For further information check [DOC's privacy and security statements](#).

If I need some help, where do I get more information?

- Check DOC's [Access/Easement](#)² webpage
- Arrange a pre-application meeting (either face to face or over the phone) by contacting the local [DOC office](#)³ closest to where your activity is taking place. You can use [DOC maps](#)⁴ to identify which District Office you should contact. Or arrange a meeting with any of our [offices that process concessions](#)⁵ – choose the one closest to where the activity is proposed
- It is recommended that you seek legal advice for guidance when completing this form.

¹ <https://www.doc.govt.nz/globalassets/documents/about-doc/concessions-and-permits/concessions/concession-contract-easement.pdf>

² <https://www.doc.govt.nz/get-involved/apply-for-permits/business-or-activity/access-easements/>

³ <https://www.doc.govt.nz/footer-links/contact-us/office-by-name/>

⁴ <http://maps.doc.govt.nz/mapviewer/index.html?viewer=docmaps>

⁵ <https://www.doc.govt.nz/get-involved/apply-for-permits/contacts>

Have you considered DOC's statutory planning documents?

Your easement concession must not be inconsistent with [DOC's relevant statutory planning documents](#)⁶ as they set out how DOC and our Treaty partners manage public conservation land. Statutory planning documents can have a direct impact on your application.

Book a pre-application meeting with DOC staff if you require assistance navigating DOC's statutory planning documents.

Have you considered the environmental effects of your easement concession?

It is your responsibility, as the applicant for the concession (easement), to **provide a detailed description** of the:

- Activity
- The potential effects
- Ways that you can remedy, mitigate or avoid any potential adverse effects.

A list of potential effects is supplied in this application form, under **section L. Effects Assessment** for you to consider and attach to this application. The size and scale of your environmental effects assessment should be in proportion with the size and scale of the activity and its potential effects. You will need to describe the existing environment, the potential effects and describe your methods to avoid, remedy or mitigate these effects. For further information check [DOC's Environmental Impact Assessment](#)⁷ and [DOC's guide to preparing your environmental impact assessment](#)⁸. We also recommend that you read the standard conditions in the [concession \(easement\) template](#)⁹ about protecting the environment to inform your application. In many cases an Assessment of Environmental Effect (AEE) prepared for a resource consent under the Resource Management Act 1991 may be sufficient.

Book a pre-application meeting with DOC staff if you require assistance in scoping the environmental effects you will need to consider in your application.

How do I submit my application?

Email your completed application, recommended location forms, and any other attachments to:

permissions@doc.govt.nz

What happens next?

Once received, your application will be assessed by DOC. If your application is complete, DOC will begin processing.

If your application is incomplete it will be returned to you for more information.

Why does DOC ask for this information?

The questions in this application form are designed to cover the requirements set out in conservation legislation. Your answers allow us to assess:

- The effects of your activity and your proposed methods to avoid, remedy or mitigate any adverse effects of the activity
- Your qualifications, resources, skills and experience to adequately conduct the activity on public conservation land
- Your creditworthiness is a factor in determining whether DOC should extend credit to you and set up a DOC customer accounts receivable credit account for cost recovery. To make this assessment DOC will supply your information to a credit checking agency.

⁶ <https://www.doc.govt.nz/about-us/our-policies-and-plans/statutory-plans/>

⁷ <https://www.doc.govt.nz/get-involved/apply-for-permits/managing-your-concession/environmental-impact-assessment/>

⁸ <https://www.doc.govt.nz/globalassets/documents/about-doc/concessions-and-permits/concessions/guide-to-environmental-impact-assessments.pdf>

⁹ <https://www.doc.govt.nz/globalassets/documents/about-doc/concessions-and-permits/concessions/concession-contract-easement.pdf>

Note: Information collected by DOC will be supplied to a debt collection agency in the event of non-payment of payable fees.

Treaty Partner consultation

DOC has a statutory responsibility to give effect to the principles of the Treaty of Waitangi. One component of this may be DOC consulting with Treaty Partners about your application. This consultation will feed into DOC's decision-making process. More information can be found on the DOC website on our [iwi/hapū/whānau consultation](#)¹⁰ page.

Contact your local [DOC office](#)¹¹ if you require further information about consultation.

What fees will I pay?

You may be required to pay a **processing fee** for this application regardless of whether your application is granted or not. You may request an estimate of the processing fees for your application. If you request an estimate, DOC may require you to pay the reasonable costs of the estimate prior to it being prepared. DOC will not process your application until the estimate has been provided to you. In addition, if you are granted an easement concession over public conservation land you may also be required to pay a **bond, insurance, monitoring fees and ongoing concession easement activity**¹² and **management fees**. Minor easement concession fees are listed on the [Access/Easement](#)¹³ page on the DOC website.

DOC will invoice your processing fees after your application has been considered. If your application is large or complex, DOC may undertake billing at intervals periodically during processing until a decision is made. If you withdraw your application DOC will invoice you for the costs incurred up to the point of your withdrawal.

Your application will set up a credit account with DOC. See the checklist at the end of the form for the terms and conditions you need to accept for a DOC credit account.

Will my application be publicly notified?

- Your application for an easement concession may be publicly notified if having regard to the effects of the activity it is considered appropriate to do so.¹⁴

What does DOC require if my application is approved?

If your application is approved DOC may require:

- **Insurance** to indemnify the Minister of Conservation against any claims or liabilities arising from your actions. The level of insurance cover will depend on the activity.
- A **bond** may be required to be in place before undertaking your activity.¹⁵

Note: The Minister can vary the easement concession if the information on which the easement concession was granted contained material inaccuracies. DOC may also recover any costs incurred.

¹⁰ <https://www.doc.govt.nz/get-involved/apply-for-permits/iwi-consultation/>

¹¹ <https://www.doc.govt.nz/footer-links/contact-us/office-by-name/>

¹² <https://www.doc.govt.nz/get-involved/apply-for-permits/managing-your-concession/ongoing-concession-fees/>

¹³ <https://www.doc.govt.nz/get-involved/apply-for-permits/business-or-activity/access-easements/>

¹⁴ <http://www.legislation.govt.nz/act/public/1987/0065/latest/DLM7475509.html>

¹⁵ <http://www.legislation.govt.nz/act/public/1987/0065/latest/DLM104654.html>

Registration

If you wish to register the easement concession on the Record of Title (formerly known as a Certificate of Title) you need to:

- Discuss with DOC your intention to register your application
- Record your intent to register in **section N. Registration on a Record of Title**
- Gain DOC's permission to register your application
- Engage your own legal advice to complete your registration
- Check the conditions in the [concession \(easement\) template](#)
- Provide detailed plans to DOC (GIS shapefiles (.shp) are recommended).

Note: The applicant will be responsible for registering the easement concession and all the costs of registration.

Released under the Official Information Act

A. Applicant details

Legal status of applicant (tick)	☐ Individual (Go to ①)	
	☐ Registered company (Go to ②)	☐ Trust (Go to ②)
	☐ Incorporated society (Go to ②)	☒ Other (Go to ②)

①	Applicant name (individual)		
	Phone	Mobile phone	
	Email		
	Physical address		Postcode
	Postal address (if different from above)		Postcode

②	Applicant name (full name of registered company, trust, incorporated society or other)		Horowhenua District Council	
	Trading name (if different from applicant name)			
	NZBN (To apply go to: https://www.nzbn.govt.nz)		Company, trust or incorporated society registration number	
	Registered office of company or incorporated society (if applicable)			
	Company phone	06 366 0999	Company website	www.horowhenua.govt.nz
	Contact person and role		Lacey Winiata – Parks and Property Manager	
	Phone	06 366 0999	Mobile phone	9(2)(a)
	Email		laceyw@horowhenua.govt.nz	
	Postal address	126 Oxford Street Levin	Postcode	5510
	Street address (if different from postal address)		Postcode	

B. Variation of an existing easement concession

Is this application *varying* an existing easement concession?

No	☒
Yes	☐
Easement concession number you wish to vary	

C. Pre-application meeting

Have you had a pre-application meeting or spoken to someone in DOC in relation to this application?

No	☐
Yes	☒

If yes, state when and who you met/spoke with.

Wednesday 15th October 2025 – Brent Harvey and Lacey Winiata from Horowhenua District Council met with Kelly Hancock, Sara Bell and Moana Smith-Dunlop from Department of Conservation.

D. Location and nature of the proposed easement concession

Name (physical description/common name) and land status of public conservation land on which the concession (easement) will cover.

Waikawa Beach Foreshore
Title WN15A/1255
Parcel ID 3963490
Waikawa Beach Rd Lot 52 DP 42669
VNZ 1482055900

Will your easement concession benefit other land?

No	☒
Yes	☐

If yes, provide the Lot, Deposited Plan (DP) and record of title of the other land that the easement concession will benefit.

Provide the following documents (as attachments) and record the document details in the **section M. Attachments** of this form:

- **Detailed site plan** - with proposed easement, for example:
 - o For a road: the length, width, area and position where the easement will be situated
 - o For a pipe: length, width, diameter of the pipe, area and position where the easement will be situated
 - o For telecommunications: mast dimensions and type, including height, site footprint (m²) and position where the easement facility will be situated.
- **Map** of the site
- **Aerial photo** of the site
- **Drawings of the proposal** (DOC's recommendation is for a GIS shapefiles (.shp) especially if you are going to register the easement on the title of the land)
- **GPS coordinates** (if available) and **provisional survey plan** (if available).

Record the document details in the table in **section M. Attachments**.

E. Description of activity

Select (by ticking the box) all the easement concession types you are applying for:

A right to convey water:	☐
A right to drain water:	☐
A right to drain sewage:	☐
A right of way:	☒
A right to convey electricity:	☐
A right to convey telecommunications:	☐
A right to convey gas:	☐

Describe in detail the reasons for your proposed easement concession, including why an easement is required (as opposed to a lease, license or permit). Location details can be completed in **section D.**

Location and nature of the proposed easement concession.

1. Horowhenua District Council is requesting an easement for a right of way across DoC owned land at Waikawa Beach to allow for vehicle access to the beach. This is expected to be a short term easement of no more than 5 years as Officers continue to explore long-term alternative solutions.
2. Access to Waikawa Beach has historically been provided by way of a single access point crossing privately owned land from the mouth of the Waikawa River, located at the end of Manga Pirau Street. This access had been graciously provided to the community by the landowner as a gesture of goodwill.
3. Maintaining that vehicle access point was challenging due to bank erosion from the adjacent Waikawa Stream and more frequent weather-related events. As a result, over the years there had been instances where local residents were unable to access the beach with their vehicles. Management of this issue was previously undertaken by Horizons Regional Council, primarily through stream "cuts" to redirect the channel towards the sea. The consent for those remedial actions expired in 2020.
4. In November 2021, a petition with 158 signatures was submitted to Council, urging the establishment of a sustainable vehicle and equestrian access to Waikawa Beach, using Council-owned land at Reay MacKay Drive. The petition was presented to the Council on 1 December 2021.
5. During the 2021-41 Long Term Plan process, Council decided to provide budget for Officers to identify and evaluate potential options for alternative long-term vehicle access (suitable for 4WD vehicles, ATV's and tractors) to Waikawa Beach and undertake a community engagement process to seek feedback on the identified options.
6. Council Officers, in collaboration with external planning and environmental consultants (Boffa Miskell), identified and assessed various options for potential vehicle access to Waikawa Beach and presented five access options to Council at its meeting on 11 October 2023 (along with an option that would see no further action taken).
7. The 11 October 2023 report received by the Council outlined several complex considerations, including financial, geomorphological, environmental, and consenting challenges, as well as the high levels of community interest in several of the options. At that time, the Council decided that it would consult the community on three options, two of which involved the existing access at Manga Pirau Street (but with different maintenance arrangements), with the third being no vehicle access.
8. A total of 446 submissions were received and reported to the Council at its 20 March 2024 meeting, with approximately 70% of those indicating support for the options that allowed for vehicle access. Many of those submissions raised other options and raised related general concerns with the matter of vehicle access.
9. At the 20 March 2024 meeting, the Council was advised that continuing to use the existing access over private land was no longer available. This led to the Council deciding to leave the matter on the table, with a request made for Officers to continue to explore potential alternative options for vehicle access, alongside the option of providing no vehicle access.
10. Following that meeting, Officers updated submitters and asked those who owned land that could potentially be utilised for access, to get in touch. Officers and community members also spoke with some private landowners who may have been able to provide access options on their land. No potential options were presented to Officers in response.
11. It should be noted that during this period the community environment at Waikawa Beach became challenging, with instances of verbal and physical confrontation arising as community members held differing views on vehicle access to the beach.
12. Council Officers also discussed the matter with Horizon's Regional Council consenting team to obtain advice on what a consent process for access to Waikawa Beach may involve, including mitigation options to provide for a vehicle access way on Council-owned land between 47-49 Manga Pirau Street. The response from Horizons Regional Council requested a "technical report" on the option.

13. At the end of 2024, Boffa Miskell developed in draft, a schematic design for each of the three Council-owned land locations above, to understand if and how vehicle access could be practically constructed given the site constraints at each.
14. After updating the Council on progress at a workshop on 11 September 2024, Councillors requested a technical report to clearly outline the options, processes and costs associated. A report was brought back to Council in December 2024 where advice was prepared and framed based on legal counsel. At that meeting Councillors challenged the community to work together to find a solution and restore community harmony.
15. A Community Group was formed with representatives from Walk on Waikawa, Waikawa Beach Rate Payer Association, Waikawa Beach Environment Group and Vehicles on Waikawa Group. More recently Ngāti Wehi Wehi have also joined the group, having previously engaged in the topic separately. This group has been meeting with Officers and a couple of Councillors to discuss and work toward a way forward. Since the establishment of the community group there has been a reported improvement in interpersonal behaviour.
16. A track was created to the beach on Council and Department of Conservation land, between 47-49 Manga Pirau Street. This was done without consent or permission of Council or DoC. The Community Group alongside Council issued joint communications outlining there is no formal vehicle access to the beach. Signage was also installed.
17. While perspectives remain diverse, the Community Groups focused on collaboration, and all parties made some level of concession and were at a point where they were interested in pursuing a controlled access trial through the Council-owned Manga Pirau Street location.
18. Officers brought back an overview report to the 25 June 2025 Council meeting, where Councillors acknowledged the Community Groups collaborative progress toward a controlled access trial, and directed Officers to continue working with the community and Ngāti Wehi Wehi to further explore access options, both controlled and no access, and report back on progress.
19. In October 2025 Officers engaged with DoC given that the lower portion of the informal track currently traverses DoC-administered land. At that time DoC staff signalled an openness to considering an easement that would allow managed public vehicle access across their land, subject to the standard Conservation Act concession process.
20. After further meetings with the Community Group, Officers presented a range of options at the 10 December 2025 Council meeting, with Council adopting the following resolutions:
- *That Council requests Officers seek an easement with DoC and provides vehicle access to the beach across reserve land between 47-49 Manga Pirau Street Waikawa Beach.*
 - *That Council requests Officers implement the following measures to support safe and considerate vehicle access via the existing track: Installation of appropriate signage, similar to signage at other beach access location across the district, with signage also providing guidance on the suitability of the track for certain vehicle types only and other information relevant to the safe and appropriate use of the track.*
 - *That Council requests Officers to work directly with neighbouring residents to identify and implement suitable privacy measures, such as screening, planting, fencing, and parking controls, and that a portion of the existing budget be allocated to support agreed mitigation actions.*
 - *That Council requests Officers to:*
 - continue exploring alternative long-term access options, principally those that may be enabled by private land acquisition or alternative track alignments.*
 - remain open to, and invite, any options that may be enabled by land acquisition, long-term land leases, licences to occupy, community-led access initiatives, and alternative alignments on other Council or privately owned sites that may become viable or suitable over time.*
 - *That Council notes that the decision to proceed with an easement across DoC land is considered an interim / short-term arrangement only, and that this location is not*

intended or preferred to be the long-term solution for vehicle access to Waikawa Beach, given its current limitations and constraints.

- *That Council notes that the existing track, even once formalised with an easement on DoC land, will either:

be replaced by an alternative long-term access option in another location once confirmed by Council; or

be subject of further work, including survey work, consenting and physical improvements, should Council determine it appropriate to retain the existing track as the only viable permanent long-term option for beach vehicle access.*
 - *That Council confirms that the existing 2024-2044 Long Term Plan capital budget allocation for investigation and delivery of a long-term vehicle access solution for Waikawa Beach be maintained as a placeholder until such time that the direction is reconsidered as part of the 2027 Long Term Plan process, with options for carry over of an appropriate budget being presented at that time.*
 - *That Council requests that if maintenance or safety issues arise on the existing track prior to a long-term solution being identified or implemented, Officers are authorised to take only the minimum necessary actions, consistent with maintaining safe passage of users, noting that any actions likely to trigger the requirement for a resource consent under the One Plan must be brought back to Council for direction.*
 - *That Council requests Officers report back to Council by 30 October 2026 with the proposed scope and purpose of a Beach Bylaw development process, including estimated costs and a potential work programme for consideration as part of the 2027 Long Term Plan process.*
 - *That Council notes that planned capital works relating to the pedestrian footbridge are unaffected by the vehicle access resolutions, but also notes that any final approval or permission from the adjoining private property owner - who currently permits pedestrian access beyond the bridge – may be contingent on certainty around future vehicle access arrangements at Waikawa Beach.*
21. Horowhenua District Council is applying for an easement to enable the community to continue accessing Waikawa Beach via DoC land in a formalised and managed manner.
22. The access track is already established. While it was created without prior approval, Council is now working proactively with the community to manage its use and reduce environmental and safety impacts.
23. Previous experience indicates that community members will continue to seek beach access regardless of formal permission. This application therefore aims to provide a controlled, safe, and lower-impact solution that allows access to occur responsibly and with appropriate oversight.
24. Should an easement not be granted by DoC there remains a risk that the access will continue to be used informally without authorisation or appropriate management. In that circumstance, Horowhenua District Council may need to consider alternative options, including seeking consent to formalise a track across Council land. This could result in additional environmental disturbance, whereas granting an easement over the existing track represents the lowest-impact and most practical solution at this time, as the route is already established.

F. Permanent or temporary structures or facilities

As part of your easement, do you wish to build, extend or add to any permanent or temporary structures or facilities on public conservation land (e.g. pipes, pumps, pump sheds, storage tanks, towers, poles, fences, storage facilities)?

No	☒
Yes	☐

If yes, answer the following four questions.

- ① Provide full details about the structure or facility (e.g. dimensions, materials, location, purpose) and methods of construction (e.g. number of people and vehicles involved).

- ② Will you or do you own the structure?
- If yes, will you have co-sitees located on the structure?
 - If yes, provide details of any co-sitees
 - If no, provide details of who owns the structure.

- ③ Could your structure or facility, or addition/extension to an existing structure or facility, be reasonably located outside public conservation land?
- If yes, provide details of other sites/areas that have been considered
 - If no, provide reasons why existing structures or facilities outside of public conservation land are not suitable.

- ④ Could any potential adverse effects of your structure or facility (or addition/extension to an existing structure or facility) be significantly less (and/or different) in another conservation area or another part of the conservation area you are applying for? Give details/reasons.

-
-
- 5

Could you use an existing structure or facility? Could you use the existing structure or facility without any additions?
 - If yes, provide details of any existing structures or facilities that you have considered using, or how your activity might be undertaken without making an addition to the existing structure or facility
 - If no, provide reasons why any existing structure or facility could not be used without any additions.
-

G. Technical Specifications (for telecommunications easements only)

If you are applying for telecommunications sites, you must provide full details about the following information:

Radio frequencies	
Transmitter power output	
Polarisation of the signal	
Type of antennae	
Likely portion of a 24-hour period that transmission will occur	
Likely heaviest period of use during a 24-hour period	
Describe how the site(s) will be accessed (e.g. by foot along x track, by x road, or by a helicopter landing at x)	

H. Are you applying for any other DOC permissions?

Are you applying for other DOC permissions in addition to this easement?

No	☒
Yes e.g. Permanent and temporary structures (that are not part of your easement)	☐

If yes, state the other permits you are applying for?

I. Duration (term of easement)

In accordance with section 17Z(3)(a)(c) of the Conservation Act 1987, an easement may be granted for a term not exceeding 30 years, except:

- (a) In exceptional circumstances, the Minister may grant a term not exceeding 60 years
- (b) Where the easement provides a right of way access to a property to which there is no other practical access, the term may be for such longer period as the Minister considers appropriate
- (c) Where the easement is for a public work (as defined in the Public Works Act 1981), the term may be for the reasonably foreseeable duration of that public work.

Detail the length of the term sought (i.e. **must be** number of years or months) and why (Note: in perpetuity/forever or similar meaning is not a term under the Act and not able to be granted):

Horowhenua District Council is seeking a term of 5 years. This is because the community and Councillors expect this to be a short term solution only and have directed Officers to continue looking for a long-term solution elsewhere at Waikawa Beach.

If you are seeking over 30 years, explain why:

J. Consultation undertaken

DOC has a statutory obligation to give effect to the principles of the Treaty of Waitangi. This often requires consultation with our Treaty Partner (iwi/hapū/whānau of local Maori) on your application. If you have already consulted with our Treaty Partner, or with other interested stakeholders (including other parties already located at your proposed location), DOC would like to know about it.

We recommend you discuss consultation with a DOC staff member before starting your application.

Have you carried out any consultation?

No	☐
Yes	☒

If yes, supply details of each Treaty Partner or interested stakeholders consulted with.

Copy and paste the table below and complete for each Treaty Partner or other interested stakeholders. If you received a written response to consultation attach a copy and record all attachments in **section M**.

Attachments, including:

- Additional pages with the required information
- Written responses to your consultation with Treaty Partners or other interested stakeholders.

Whānau/hapū/iwi or other interested party consulted with:	Ngāti Wehi Wehi
Name of individual you consulted with:	Te Kororangi Hakaraia
Date of consultation:	Ongoing since June 2025. Most recent meeting was 13 November 2025, however there have been emails since then.
Form of consultation (e.g. email, meeting):	Meeting
Outcome of consultation:	Council has engaged with Ngāti Wehi Wehi throughout this process, recognising their mana whenua status and ongoing cultural relationship with the Waikawa coastal environment. Representatives have participated as full members of the Waikawa Community Group, contributing to discussions on the values of the area, the importance of protecting the dune and coastal ecosystems, and the need to maintain community cohesion as decisions are made. Their involvement has supported a more holistic understanding of the cultural, environmental, and recreational significance of the site. Ngāti Wehi Wehi have expressed support for enabling access to the beach – whether controlled or unrestricted, while emphasising education, environmental protection, and community harmony as key foundations of any future arrangement. They have signalled a willingness to partner with Council and the community to help shape messaging, support kaitiakitanga-focused education, and contribute to monitoring and evaluation. Ongoing engagement will continue as part of this project and any potential subsequent development of a district-wide Beach Bylaw or Coastal Reserves Management Plan.

Other interested stakeholders consulted with e.g. Conservation Boards or community groups:	A Community Group was formed with representatives from Walk on Waikawa, Waikawa
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	Beach Rate Payer Association, Waikawa Beach Environment Group and Vehicles on Waikawa Group. Ngāti Wehi Wehi joined a few months after the group were established, as they had been engaging with the kaupapa separately.
Name of individual you consulted with:	
Date of consultation:	
Form of consultation (e.g. email, meeting):	Emails and meetings
Outcome of consultation:	The group is committed to working together on education and monitoring behaviour and impact. While there is a difference in opinion regarding vehicles on the beach vs no vehicles on the beach, the group agree to core values of community harmony and environmental protection.

K. Consistency with DOC statutory plans

List the [DOC's statutory planning documents](#)¹⁶ relevant to your application.

Conservation General Policy 2005
Wellington Conservation Management Strategy
Conservation Act 1987 (statutory framework for easements)

The proposed short-term right of way easement is considered consistent with these documents as it formalises use of an existing track, avoids additional land disturbance, provides for managed public access, incorporates mitigation measures to protect coastal and dune environments, and has been developed in consultation with Ngāti Wehi Wehi and the local community. The easement represents the lowest-impact and most practical interim solution while longer-term alternatives are explored.

¹⁶ <https://www.doc.govt.nz/about-us/our-policies-and-plans/statutory-plans/>

Are you aware of any potential inconsistency of your easement concession with DOC's statutory planning documents?

No	☒
Yes	☐

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If you have answered yes, explain why it is inconsistent with the statutory planning documents

L. Effects assessment

Identify actual or possible effects of the easement concession applied for. Describe the actions you propose to take to avoid, remedy or mitigate any adverse effects. For further information check [DOC's Environmental Impact Assessment](#)¹⁷ and [DOC's guide to preparing your environmental impact assessment](#)¹⁸.

If you have identified effects or mitigation measures for adverse effects not included in the table below or you have a full Environmental Impact Assessment attach this information to your application. Record this additional information in the table below and in **section M. Attachments**.

Have you attached a full Environmental Impact Assessment?

Yes	☐
No	☒

If you have answered **no** provide a **description of environmental effects** of your easement concession in the table below including details of the:

- Existing environment
- Potential effects
- Proposed methods to avoid, remedy or mitigate the adverse effect/s.

Description of environmental effects

No effects as the easement uses an existing structure or facility (including a road or track) and there will be no modification or disturbance due to increased use.

Existing environment:

The proposed easement area consists of an already established informal vehicle access track across modified coastal reserve land and dune margin environments at Waikawa Beach. The track is currently used by members of the public and is largely devoid of vegetation within the wheel ruts and compacted footprint. Surrounding areas contain low coastal vegetation and dune systems typical of the local environment.

Potential effects:

The easement formalises existing use rather than introducing new disturbance. Potential effects relate

¹⁷ <https://www.doc.govt.nz/get-involved/apply-for-permits/managing-your-concession/environmental-impact-assessment/>

¹⁸ <https://www.doc.govt.nz/globalassets/documents/about-doc/concessions-and-permits/concessions/guide-to-environmental-impact-assessments.pdf>

primarily to continued vehicle use, including minor track wear, vegetation edge effects, and user-related impacts such as litter or noise.

Proposed mitigation:

Effects will be managed through formalising the route, signage, education, monitoring, and limiting impact to the existing footprint only. No new earthworks or vegetation clearance are proposed. Overall effects are expected to be minor and temporary.

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Effects	Description
Effects on the landscape e.g. ability of landscape to accommodate changes.	The easement utilises an existing informal track within an already modified area. No new landform changes or expansion of the track footprint are proposed. The surrounding coastal landscape has capacity to accommodate the continuation of this existing use. Effects are considered minor.
Effects on the visual composition of the landscape.	No new structures or visual elements are proposed other than small-scale signage. The track is already visible and established. Formalisation is not expected to materially change the visual character of the site. Effects are negligible.
Effects on cultural values of Tangata Whenua or members of the public.	The area is important for mana whenua, as kaitiaki of the area as well as an area utilised for gathering kai. Ngāti Wehi Wehi have been engaged throughout the process and support managed access that promotes education, environmental protection and kaitiakitanga. Formalising the track enables better management and reduces ad hoc impacts. Ongoing engagement and incorporation of cultural values into signage and management will mitigate potential effects.
Effects on historic sites or objects including Wahi Tapu e.g, disturbance of the ground.	No ground disturbance or earthworks are proposed and the easement follows an existing track. Therefore, risk of disturbance to archaeological or historic sites is low. Should any unknown sites or artefacts be discovered, appropriate authorities will be notified.
Effects on existing infrastructure such as roads, tracks, huts, carparks, huts etc.	The proposal formalises an existing track and does not place additional demands on DOC infrastructure. Signage and minor management measures may improve safety and clarity for users. Effects are neutral.
Effects on existing vegetation e.g. disturbance or removal of vegetation.	The existing track is already largely vegetation-free due to historic use. No additional vegetation clearance is proposed. Use will be confined to the established footprint to avoid further encroachment. Effects are minor and contained.
Effects of earthworks e.g. removal of topsoil and where removed earthworks will be stored. Note: All earthworks storage on public conservation land needs to be authorised.	No earthworks or soil disturbance are proposed as part of the easement. Therefore, no effects are anticipated.
Effects on wildlife or wildlife habitat .	As the track is already established and regularly used, wildlife has adapted to the existing level of activity. No expansion into undisturbed habitat is proposed. Confining vehicles to a defined route reduces potential random disturbance. Effects are considered minor.
Effects on aquatic habitat (waterways,	The easement does not cross waterways or involve works

swamps, freshwater animals and vegetation).	within aquatic environments. No sediment generation or discharge is proposed. No effects anticipated.
Effects on other users (tangata whenua, recreational users and concessionaires) of the Land.	The easement provides clearer, safer and more predictable access for recreational users by formalising the route and providing signage and management. This reduces informal or multiple tracks and potential conflict. Effects are positive in this regard.
Effects of the easement increase threats (pests, weeds, pathogens and fire) to public conservation land.	Vehicle use has potential to introduce weeds or increase fire risk. These risks will be managed through education signage, monitoring, and routine maintenance. Effects are expected to be minor and manageable.
Effects of increased rubbish, toilet waste or debris left on public conservation land during construction and regular use of the easement.	Increased use may generate litter. Signage encouraging responsible behaviour and regular monitoring/maintenance will mitigate this. No facilities are proposed. Effects are minor and manageable.
Cumulative effects that could be caused by the easement.	The easement formalises an existing use rather than increasing intensity or footprint. By consolidating access to one defined route, cumulative environmental effects are likely to be reduced compared with unmanaged informal access. Effects are minor.
Positive effects of the easement.	Positive effects include improved management of vehicle access, reduced informal track proliferation, enhanced safety, clearer user expectations, better environmental protection through defined routes, and strengthened collaboration with Ngāti Wehi Wehi and the community. The easement supports a controlled, lower-impact solution while long-term alternatives are explored.

M. Attachments

Attachments should *only* be used if there is:

- A specific question requiring a map or further information
- Not enough space on the form to finish your answer
- You have additional information that supports your answer
- You wish to make an additional request of DOC regarding the application.

Label each document clearly and complete the table below.

Section of the application form the attachment relates to	Document title	Document format (e.g. Word, PDF, Excel, jpg etc.)	Description of attachment
<i>D</i>	<i>Lot 52 DP 42669</i>	<i>.png</i>	<i>Map of Lot</i>
<i><u>D</u></i>	<i>Area of Interest</i>	<i>.png</i>	<i>Highlight of area HDC would like to have an easement for</i>

N. Registration on a Record of Title

Are you going to register your easement concession (if granted) on the Record of Title (formerly known as the Certificate of Title)?

No	☒
Yes	☐

If yes, you will be responsible for registering the easement concession, including all costs.

If you tick yes, please provide the title over which the easement will be registered against.

O. Checklist

Application checklist	Tick
I have completed all sections of this form relevant to my application and understand that the form will be returned to me if it is incomplete.	☒
I certify that the information provided in this application form and any attached additional forms is, to the best of my knowledge, true and correct.	☒
I have supplied maps to accompany my shapefiles (.shp) and/or NZTM GPS locations listed in section 'D. Location and nature of the proposed easement concession'.	☒
I have detailed, in section 'L. Effects assessment', the easements environmental effects or I have supplied a full Environmental Impact Assessment and attached to section 'M. Attachments'.	☒
I have indicated in section 'N. Registration on a Record of Title' - Do you intend to register the easement concession that I do or do not want the easement registered.	☒
I understand if I want the easement registered on the Record of Title, I will be paying all the costs of the registration including surveying and independent legal advice.	☒
I have appropriately labelled all attachments and completed section 'M. Attachments' to match.	☒

P. Terms and conditions for a credit account with the Department of Conservation

Have you held an account with the Department of Conservation before?	Tick
No	☒
Yes	☐
If "yes", under what name:	
Does your organisation require a purchase order number for invoicing purposes?	☒
If yes, please provide the number here:	PO # 150745

All invoices related to this Permission will be coded to this purchase order number unless otherwise advised. It is the applicant's responsibility to advise the Department if the purchase order needs to change through the lifetime of the Permission.

In ticking this checklist and placing your name below you are acknowledging that you have read and agreed to these terms and conditions for an account with the Department of Conservation

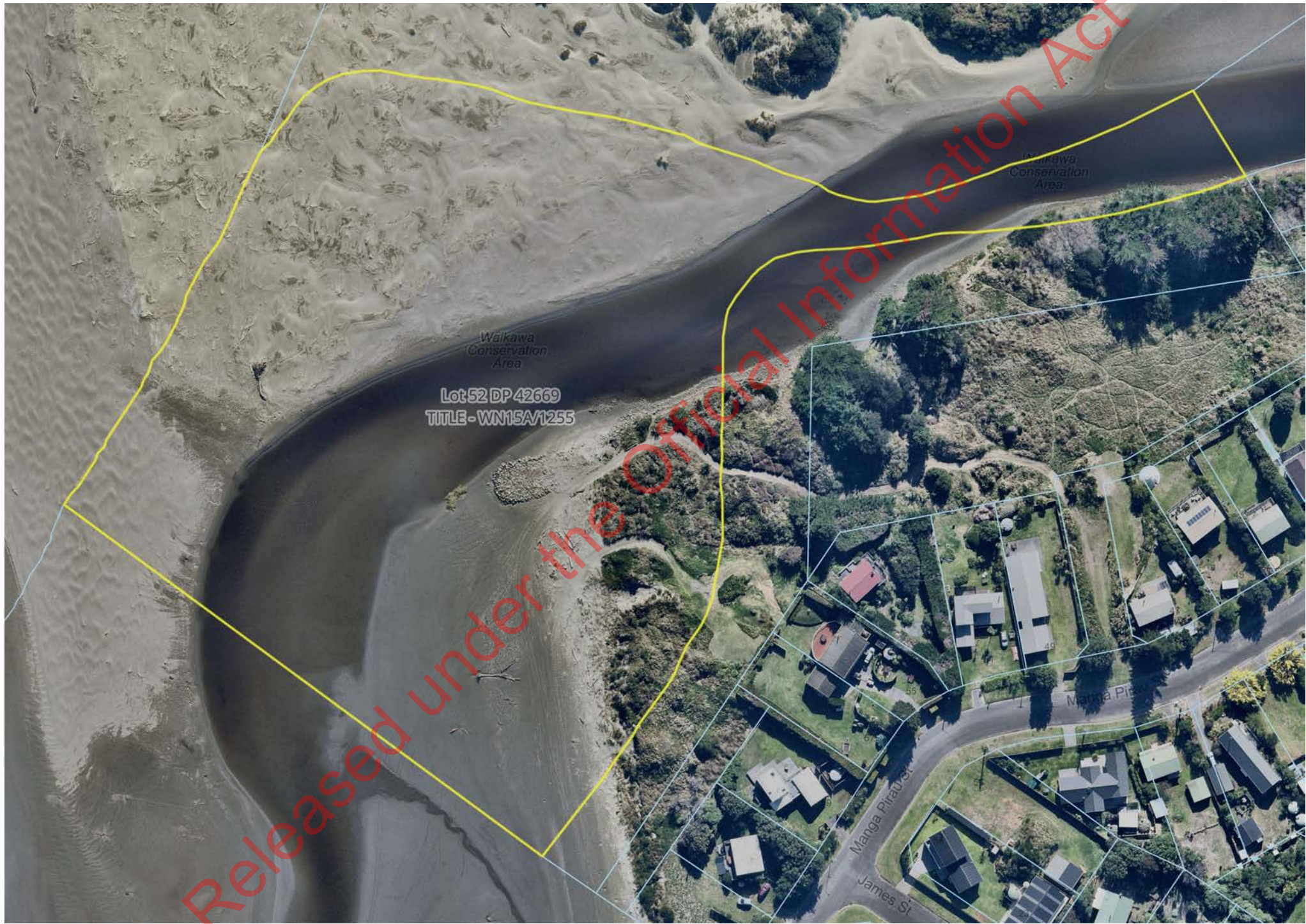
Terms and conditions	Tick
I/We agree that the Department of Conservation can provide my/our details to the Department's Credit Checking Agency to enable it to conduct a full credit check.	☒
I/We agree that any change which affects the trading address, legal entity, structure of management or control of the applicant's company (as detailed in this application) will be notified in writing to the Department of Conservation within 7 days of that change becoming effective.	☒
I/We agree to notify the Department of Conservation of any disputed charges within 14 days of the date of the invoice.	☒
I/We agree to fully pay the Department of Conservation for any invoice received on or before the due date.	☒
I/We agree to pay all costs incurred (including interest, legal costs and debt recovery fees) to recover any money owing on this account.	☒
I/We agree that the credit account provided by the Department of Conservation may be withdrawn by the Department of Conservation, if any terms and conditions (as above) of the credit account are not met.	☒
I/We agree that the Department of Conservation can provide my details to the Department's Debt Collection Agency in the event of non-payment of payable fees.	☒
Applicant Name/s (of authorised person/s)	Lacey Winiata
Date	13 February 2026

For Departmental use			
Credit check completed			
Comments:			
Signed		Name	
Approved (Tier 4 manager or above)		Name	

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- Lot 52 DP 42669 Boundary
- Parcel Boundaries
- AOI on Lot 52 DP 42669



Notes from site visit at Waikawa Conservation Area

for 125600-OTH Horowhenua District Council; easement application

Notes by Frances Walsh and Sara Bell (March 2026)

Purpose

A site visit of Waikawa Conservation Area was undertaken on Thursday 19th March by Frances Walsh and Sara Bell (LNI Stat Team) and Lacey Winiata (HDC).

The purpose of the site visit was to check out where the track crosses the PCL at Waikawa Conservation Area as the application states there are no values of note in the area. The site visit was to verify if this is indeed the case – noting that neither DOC staff member are bio rangers.

Background

DOC has received multiple communications regarding the potential approval for vehicle access at Waikawa Beach, from spokespeople for Walk on Waikawa (WOW), a group focused on managing vehicle access to Waikawa Beach in order to protect the beach environment including valuable flora, fauna and fragile dunescape.

The group has requested that the application be publicly notified as there is a lot of public and community interest in the easement, and the ongoing issue of vehicle access to and on Waikawa Beach.

HDC has been consulting with the community about vehicle access to Waikawa Beach and admit it is a tricky and emotive topic, causing considerable disquiet amongst the locals.

Vehicle access was available at the southern end of Manga Pirau Street, but due to ongoing erosion, that access has been closed down and is no longer available.

HDC commissioned Boffa Miskell to carry out an assessment of options ([DOC-10801218](#)) which ran over HDC reserves but as this was being done, “locals pushed through an illegal track to the beach at 47-49 Manga Pirau Street” – which was a site for one of the options assessed. Note HDC own that land between 47 and 49 Manga Pirau Street.

Horizons Regional Council (HRC) has carried out a site visit and communicated to HDC that if it had been notified about the extent and impact of the current (illegal) access way it would have been required to obtain consent from HRC. Now however, as the access is already in place, if no maintenance is carried out on the track then no consent will be required. If maintenance is planned at any stage, HDC would need to apply to HRC for a consent.

Current status as at February 2026

The land:

- PCL in question is Waikawa Conservation Area, s25 Stewardship Land.
- Purpose of the land “Every stewardship area shall be so managed that its natural and historic resources are protected.”
- The Boffa Miskell assessment is clear that any option for vehicle access will put the ecosystem, flora and fauna at risk.
- The illegal track is now established, as can be seen in these photos.
- Public notification is not automatically triggered, but can be undertaken if, having regard to the effects of the licence, it is considered appropriate to do so (s17SC).

The first two photos are from DOCgis, showing the Waikawa Conservation Area – the pedestrian access track barely visible but highlighted to indicate where it is, with the entrance at 47-49 Manga Pirau Street:





In comparison, the photo below clearly shows the new track – this was submitted with the application. The assessment should only consider the area of PCL that is affected (highlighted in green):



Observations

Beach access entrance – originally pedestrian only, now clearly marked as being an accessway available for vehicles.

AED unit at access point.



(Left)

The accessway sports a number of other signs:

- Two large HDC signs advising users to take care whilst using the track, and to remain on the track.
- The Waiakawa Estuary is with DOC Manawatu for whitebait compliance, so there is a DOC sign advising of whitebait fishing regulations.

(Right)

Although within Horizons boundary GWRC are controlling Phragmites on site.



(Left)

The vehicle track cut into sand is approximately 200m long on 90% on HDC land with approx. 20m on PCL.

50m through grassed flat section between private property.

(Below): 70m through dune slack with a dominance of exotic weed species some controlled pampas, lupin, pasture grasses.



(Below): 40m through pine dominated leeward dune with some cuttings over 1m depth with dominance of pine, lupin, ice plant, marram, over limited amount of native rushes (wiwi), native grasses, muehlenbeckia.



(Below): 45m through dune front, estuary flat to beach with native species competing against exotic including grasses, rushes and sedges, flax, sand convolvulus. Some revegetation/restoration work.



(Below): Horizons have carried out stream control works including a rock revetment adjacent to the vehicle access alignment.



- Council is seeking an alternative vehicle route. There are very limited options and they require purchase. There are no obvious or affordable solutions on the horizon.

- Current route has opposition from neighbouring properties as well as a split community. Council is working with all parties with all processes under scrutiny. There is media interest.
- Council have started on a new beach bylaw with an anticipated 2-year programme. It is unclear how this will affect the Waikawa Beach Access.
- HDC annual and long-term plans have a defined pot of money for all coastal reserves. There is no additional funding or planned work for this unauthorised access. All current work is carried out by and dependent on volunteers.
- The beach is largely under private ownership and subject to Iwi Settlement protocols for Ngāti Toa.
- Ngāti Wehiwehi is mana whenua of the area.
- The coastal section of vehicle access is subject to inundation during King Tides and other flood conditions. HRC were not asked for a consent but any further works on the road (outside of maintenance) will trigger requirement for consent.
- The road may have impacts on:
 - access for white-baiting and whitebait management
 - horizons flood management and expectations for management
 - spread of pests and weeds
 - public nuisance
 - trespass on private land.

Next Steps

The track crosses a small corner of PCL that potentially has high conservation and biodiversity values. The Boffa Miskell report commissioned by HDC describes the entire area as being a dune system that provides habitat for at-risk or threatened species and ecosystem types and goes on to say that those dunes that have river mouths containing estuaries and hāpua (lagoons or ponds) have high ecological and cultural value.

Technical advice is required to understand if these values lie within the PCL area, and what mitigations might be required if they do; and considering the very high public interest in this track a decision should be made regarding public notification.

Request for Comments

from District Office on a permission application

Blue text is instructions/guidance and can be deleted by the District Office writer.

Applicant: Horowhenua District Council

Permission Number: 125600-OTH

Application Type and Permission Process: Notified Easement

Application: [DOC-10681663](#)

Iwi consultation Coversheet: none

Deadline for District Comments: (DATE) allow 25 working days if iwi consultation required, discuss request for more time with Permissions Advisor if required.

From:

Comment sought from: Frances Walsh, Statutory Advisor, LNI

Application Summary

Horowhenua District Council (HDC) is applying for a short-term right-of-way easement across DOC-administered land at Waikawa Beach. The easement would formalise vehicle access to the beach via an already-established informal track between 47–49 Manga Pirau Street.

The 5-year easement is to legally enable managed vehicle access to Waikawa Beach while long-term access options continue to be investigated. The track already exists (although it was created without the correct permissions) and is in regular use; formalising it provides safety, environmental oversight, and community certainty. Historically, access to the Waikawa Beach occurred over private land but this is no longer available. HDC explored multiple long-term access options with professional advice (Boffa Miskell) and through community consultation.

More than 70% of submitters supported retaining some form of vehicular access. Community tensions increased during earlier stages; a collaborative community group formed to work constructively with Council.

An informal track was created by the public without permission; Council and community issued communication advising no authorised vehicle access.

Contact Details

Pending approval of the application, if your office would like to receive copies of any reports from the Authority Holder/Concessionaire, which Office email address would you like to be included in the Authority/Concession? (Please note that it is not best practice to include individuals work addresses).

If an iwi in your area would like a copy of any reports from the Authority Holder/Concessionaire, what contact details should they use?

Engagement with Treaty Partners

Is engagement with Treaty Partner required? Yes

Treaty Partner Engagement record

Treaty Partner	Summary of Treaty partner engagement	Specific requests or conditions proposed by Treaty partner
Te Tūmatakahuki (member of the Ngāti Raukawa ki te Tonga confederation)	2 emails sent 09/03/2026 and 23/03/2026. No response received, however the local hapū Ngāti Wehiwehi has been involved in this process at the community level.	None.
Muaūpoko Tribal Authority	2 emails sent 09/03/2026 and 23/03/2026. No response received.	None.

Neither of these groups are settled and both have tremendous capacity issues. Ngāti Wehiwehi, as mana whenua in this location, are very interested in any activities across their whenua that may have an impact on their ability to express their kaitiakitanga and rangatiratanga, especially in the way of protecting native and taonga species, and natural habitats.

Treaty Settlement implications (if relevant)

1. Is any site subject to the application due to be transferred to whānau, hapū, or iwi?

Discussion: No.

2. If your Treaty Partners have settlement legislation in place already, are there any specific post-settlement implementation obligations that relate to the site or proposed activity?

Discussion: Neither of these groups is settled, but in the interests of equity when honouring our relationships, we would expect that the standard protocols considered when engaging with settled iwi are also considered when engaging with non-settled iwi.

We have sought treaty partner views on this concession application and given them a reasonable amount of time to form an opinion. If we had received feedback, we would have addressed any concerns raised applying whatever controls we have at hand.

Marine and Coastal (Takutai Moana) Area Act 2011 (if relevant)

1. Is the location subject to any applications or approvals for customary marine title or protected marine rights under the Marine and Coastal (Takutai Moana) Act 2011?

Discussion: No.

Effects of the activity applied for

At this point a technical advisor has not been assigned, although has been recommended. District Office comments are centred around public attention to this matter due to the strong dissent for vehicular access to the beach area.

District comments provided were:

- There is some opposition to vehicle access to the beach.
- The current track being used was formed illegally – is there a compliance issue here that needs to be addressed.

- Is there an ongoing management plan for the road including risk assessment for works (potential, possible and likelihood).
- Any consultation that has been had with Horizons and does any management work trigger HRC consent within the 5-year period.
- Risk assessment for extension of temporary 5-year easement.
- Any remediation work planned; what is the succession plan for the track following the 5-year permit.
- Whether iwi engagement has occurred.
- What damage has occurred already with the current track – could we have a coastal plant tech advisor provide advice so we know what's been damaged and what ecological remediation/restoration would be useful.
- Apparently, there are nesting birds in the area – can we check please.

Due to the concerns raised, a site visit was undertaken alongside a rep from HDC (see [DOC-10801216](#)). The report recommends a technical advisor assesses the area for conservation values, and what mitigations might be required if there are and it is found the values are at risk. It is also recommended that based on the findings of the assessment, if effects are found to be impactful, that public notification be triggered to enable the public to submit on the issue.

Recommended special conditions: (if required)

- A long-term post-easement plan is required; if new track formed elsewhere, how will the PCL area be remediated?

Discussion: There is potentially a need to understand how the applicant will address the impacts already imposed on the habitat with the current track/road, perhaps through a long-term remediation plan, especially post-authority.

Planning matters

Discussion: None known.

Ongoing Monitoring requirements

The below is standard wording that will be included in Schedule 1 of a concession document around fees:

Monitoring Fee:

“Standard Departmental charge-out rates for staff time and mileage required to monitor the effects of the concession activity and compliance with concession conditions”.

Is engagement with the Conservation Board required? **No**

Does the application include pcl&w that is controlled and managed by an administering body? **No**

Time spent on providing comments on application:

Staff member name	Role and Office	Time spent (in minutes)	Date
Frances Walsh	Statutory Advisor, LNI	120mins (context)	09/03/2026
		180mins (site visit)	19/03/2026
		60mins (RFC)	08/04/2026
Sara Bell	Ranger Project Lead, PN	120mins (assessment)	
		120min (site visit)	

125600-OTH Waikawa Beach right of way track.

Effect of new right of way through Waikawa Conservation area.

I am not sure from the maps provided what is the existing track in question. Is it between number 47 and 49 Maunga-Pirau Street? I also note that there is an existing vehicle track through the Conservation area from the house at 55 and 57 Maunga-Pirau Street. Is this legal?

The following is the submission from horizon regional council:

“The existing track is already largely vegetation-free due to historic use. No additional vegetation clearance is proposed. Use will be confined to the established footprint to avoid further encroachment. Effects are minor and contained.

No earthworks or soil disturbance are proposed as part of the easement. Therefore, no effects are anticipated.

As the track is already established and regularly used, wildlife has adapted to the existing level of activity. No expansion into undisturbed habitat is proposed. Confining vehicles to a defined route reduces potential random disturbance. Effects are considered minor.

Proposed mitigation:

Effects will be managed through formalising the route, signage, education, monitoring, and limiting impact to the existing footprint only. No new earthworks or vegetation clearance are proposed. Overall effects are expected to be minor and temporary”.

This proposal is just a continuation of existing disturbance to wildlife. Disturbance to any nesting birds would be at the same level when the previous access was available. It would be highly unlikely any shorebirds such as dotterels or terns would nest on the track given they like open areas to see predators and there would be multiple daily disturbance by the public. Therefore, replacing the track would be **low risk** compared with the previous track. Mitigation, through signage or monitoring, may benefit wildlife.

However, this is a temporary fix. What it does not address is that this is a Conservation area for a specific reason. The estuary is a well-known stopping off point and feeding ground for a number of waders such as godwits, NZ dotterels, Banded dotterels, oystercatchers, spoonbills and shorebirds such as terns and black billed gulls. Vehicle access along with people and dogs will have negative disturbance at this critical part of the estuary and more likely to cause disturbance to feeding and roosting more so than nesting. My advice would be to grant a temporary right of way but to work to replace the beach access point for vehicles well away from the actual river mouth.

Rogan Colbourne

Technical Advisor Fauna | *Mātanga Mātai Hauropi*

Terrestrial Science Unit | Biodiversity Group

Department of Conservation - *Te Papa Atawhai*

M: [REDACTED]

Email record

From Rogan Colbourne <rcolbourne@doc.govt.nz>
Sent Tuesday, 5 May 2026 at 10:53 AM
To Kelvin Brown
Cc John Lyall
Subject 125600-OTH Easement Application - Waikawa Beach
Attachments Easement application form - Waikawa Beach - Horowhenua District Council - February 2026.docx; Area of interest.png; Lot 52 DP 42669.png; 125600-OTH Waikawa Beach track.docx

125600-OTH Waikawa Beach right of way track.
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Rogan Colbourne
Technical Advisor Fauna | Mātanga Mātai Hauropi
Terrestrial Science Unit | Biodiversity Group
Department of Conservation - Te Papa Atawhai

M: 9(2)(a)

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Department of Conservation - *Te Papa Atawhai*

M: 9(2)(a)