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# Long Term Plan 2018-2028

## What is planned for Murchison?

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### 1.0 Introduction

The following information provides an overview of significant projects Council has planned for the Murchison settlement in the Long Term Plan 2018-2028. These projects aim to address anticipated growth in demand, improve the services provided, and ensure that existing public infrastructure is maintained and fit for purpose. We've also included relevant growth information and the conclusions reached for the Murchison settlement in the development of Council's Growth Model 2017<sup>1</sup>. All information is current as at 1 July 2018.

Between 2018 and 2028, Murchison's population is projected to remain unchanged<sup>2</sup>. However, population projections will be updated following the 2018 Census to reflect any significant population changes since the 2013 Census. Murchison's population is estimated to grow by 2% a year on average since 2013 which was significantly higher than projected.



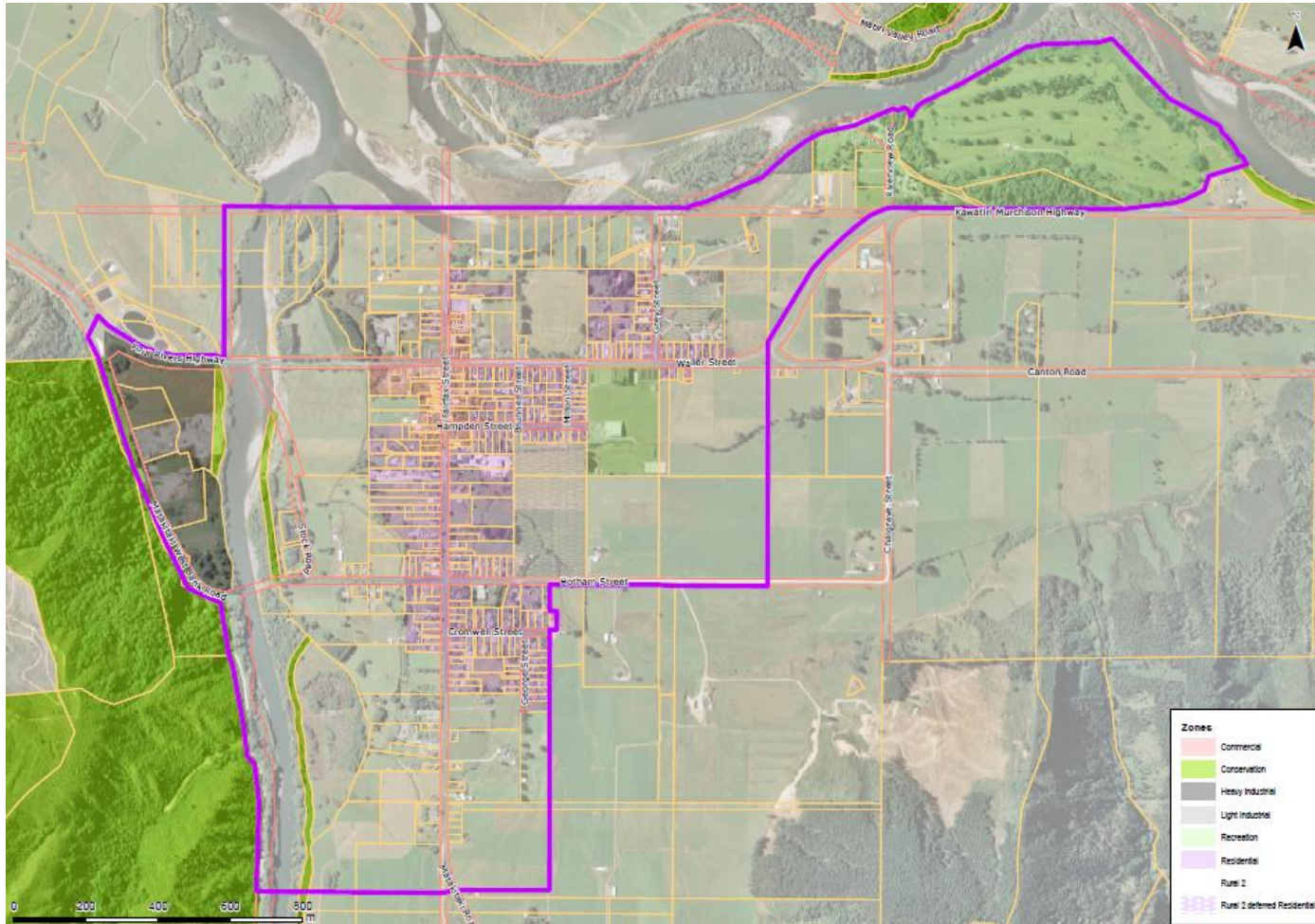
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<sup>1</sup> Council's Growth Model is a District-wide, long term development planning tool which informs the programming of a range of services, such as network infrastructure and facilities (through the Long Term Plan), and district plan reviews.

<sup>2</sup> Based on Stats NZ Subnational Population Projections 2013(base)-2043 update (released 22 February 2017), using the medium series for all years for the Murchison area unit.

## 2.0 Settlement outline

2.1 **Zoning as at 1 July 2018** (note: the settlement outline in purple is for planning purposes and doesn't indicate the extent of future development. For updates and details on planning zones under the Tasman Resource Management Plan, please refer to [Top of the South Maps.](#))



## **2.2 Urban form and function**

Murchison is a rural town providing services for the farming and tourism industries. With the closure of State highway 1, following the 2016 Kaikoura earthquake, Murchison has witnessed significant increases in traffic levels both passing through the town and stopping for services. SH1 reopened in late 2017 and the traffic pressure in Murchison is expected to ease as a result.

## **2.3 Environmental opportunities and constraints**

The town is relatively flat and constrained on two sides by rivers. The northern part of the settlement is at risk from riverbank erosion by the Buller River.

The central part of the settlement is at risk from stormwater flooding, as evidenced by the 2010 rainfall event.

## **2.4 Current infrastructure provision**

Infrastructure is the name for physical assets that Council provides and owns in order to provide water supplies, stormwater, wastewater, rivers and flood control, and transportation services.

Council provides water, wastewater and stormwater services to the Murchison settlement, as well as an urban road network. There are no known issues with the water or wastewater networks and there is sufficient capacity available for the level of growth projected. There are some stormwater flooding issues affecting existing residents living adjacent to Ned's Creek.

Council considers that the road network to be fit for purpose and has not planned any upgrades.

## **2.5 Parks, reserves and facilities**

The Murchison community is serviced by a range of parks, reserves and community facilities. These include meeting rooms and indoor sports at the Sport, Recreation and Cultural Centre at the Murchison Recreation Reserve. Council provides a subsidy to the school for the public use of the school pool.

The Recreation Reserve Development Plan completed in 2009 listed a number of recommendations regarding further developments. The most significant projects were the future extensions to Murchison Sport, Recreation and Cultural Centre to accommodate squash and a fitness gym, and a small playground there. However, these developments are contingent on community fundraising.

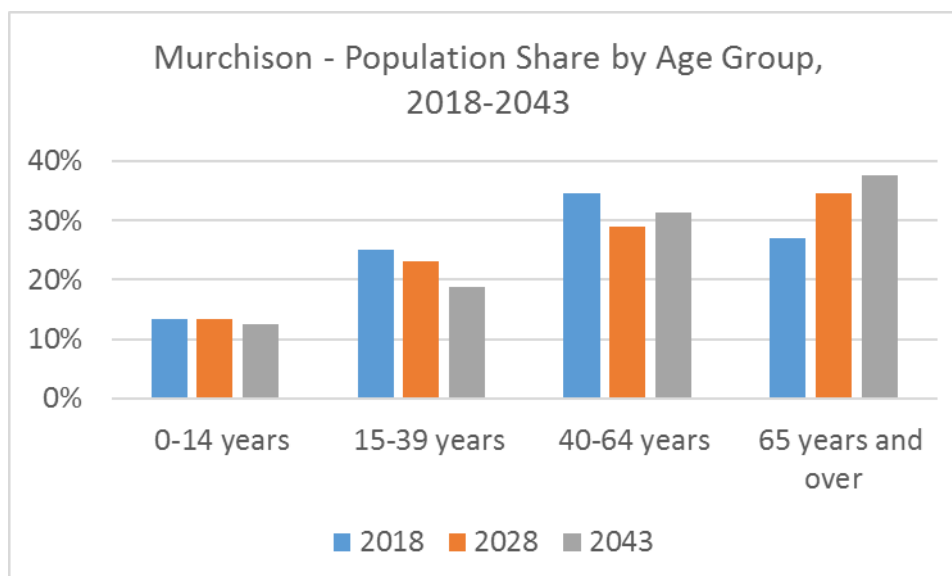
There are two playgrounds located within existing reserves and one at Murchison School. The Murchison Recreation Reserve has two Rugby Fields, a BMX track, Pony Club area, Bowling Club and three tennis courts. The Murchison Cemetery has more than 20 years of capacity remaining. There are eight visitor toilets and one toilet on Council reserves.

Although the settlement does not have many neighbourhood reserves or walkways this is partly due to the low density nature of the settlement and corresponding lesser demand for connectivity within the settlement. Many residences are within an easy walking distance to the Buller/Kawatiri and Matakita Rivers and the Murchison

Recreation Reserve which assists in providing for their walkway and recreation needs.

### 3.0 Future Demographics<sup>3</sup>

The population of Murchison is projected to remain unchanged between 2018 and 2028, at 430 residents, and then to decrease to 363 by 2048. The proportion of the population aged 65 years and over is projected to increase from 27% in 2018, to 38% by 2043. The average household size is projected to decrease from 2.0 people per household in 2018 to 1.7 people per household by 2043.



## 4.0 Supply factors

### 4.1 Anticipated development

Based on the above demographic trends, Council has estimated the following numbers of residential dwellings and business lots will be required. This also allows for demand for dwellings for non-residents, such as holiday houses. Although, the population is projected to remain unchanged, the decline in average household size means there is still likely to be demand for new dwellings. The trend towards smaller households is mainly due to the ageing population with an increasing number of older residents who are more likely to live in one or two person households.

Council anticipates that the actual supply of residential and business development will generally meet that demand. This is based on the best information at the time and is not intended to be an exact forecast of when and where development will actually occur.

<sup>3</sup> Based on Stats NZ Subnational Population Projections 2013(base)-2043 update (released 22 February 2017), using the medium series for all years for the Murchison area unit.

	2018/19- 2020/21 Short term (Years 1-3)	2021/22- 2027/228 Medium term (Years 4-10) <sup>4</sup>	2028/29 – 2047/48 Long term (Years 11-30) <sup>5</sup>
Number of residential dwellings required	6	7	-14
Number of residential dwellings anticipated	8	7	4
Number of business lots required	2	5	4
Number of business lots anticipated	3	4	3

#### 4.2 Development options

The latest review of Tasman's growth model recommends accommodating the modest growth in residential sections and business sections for Murchison on land already appropriately zoned.

No new rezoning of land is required.

#### 4.3 Growth-related infrastructure

The relatively low level of growth projected for Murchison can be accommodated within the existing networks. No growth upgrades are planned.

#### 4.4 Parks, reserves and facilities

New reserves and walkway connections will be identified as subdivisions develop.

#### 5.0 Improvements and Renewals

This section covers projects which are primarily to improve the services already provided (improvements) and/or ensure that existing public infrastructure is maintained and fit for purpose (renewals).

#### 5.1 Infrastructure improvements, replacements and renewals

Council has planned to upgrade Ned's Creek in Murchison to provide a higher level of flood mitigation for neighbouring residents.

Project Description	Project Purpose	Start Year - Completion Year	Total Cost
Stormwater: Ned's creek flood prevention works	To alleviate flooding from Ned's Creek by constructing a secondary flow channel and bund to divert any overflow before it enters the culvert under Fairfax Street	2018 - 2020	\$610,000

<sup>4</sup> Years 1-10 represent life of LTP.

<sup>5</sup> Years 1-30 accord with life of Infrastructure Strategy and the National Policy Statement on Urban Development Capacity.

Project Description	Project Purpose	Start Year - Completion Year	Total Cost
Wastewater: SH6 Murchison Rising Main Replacement	Replace two remaining sections of pipe (Waller Street to bridge)	2024-2026	\$289,500
Water Supply: Murchison Water Treatment Plant and Pump Station - Building Renewals	Renewal of aeration tower, chlorinator & contact tank to maintain existing service	2021-2023	\$120,000
Water Supply: Murchison Water Treatment Plant and Pump Station - Treatment Renewals	Upgrade of treatment components to meet DWSNZ & improve resilience	2021-2023	\$220,000
Transport: Murchison Stock Effluent Facility	Renewal of telemetry and electronics	2028-2029	\$50,000
Transport: Murchison Town Centre - Renewal	Renewal of Fairfax Street and Waller Street to provide for a shared environment	2033-2034	\$200,000
Waste Management and Minimisation: Murchison Resource Recovery Centre – replacement of the waste tipping pit	Replacement of existing pit and safety improvements	2025-2027	\$618,931

## 5.2 Parks, reserves and facilities

Council has allocated \$167,000 in 2019 to build a new managers' dwelling at the Council-owned Riverview Campground. The house/office needs to be at the front of the campground to better monitor the campground. A budget of \$51,000 has also been allocated for general upgrades in 2018.

Council has budgeted \$593,943 over 2018-2028 to provide public recycling around the District, including for Murchison.

**Note:** Although the full project costs are included in Council's budget, funding can be from a variety of sources, including targeted rates (for projects which serve a specific area), development and financial contributions, government funding, as well as general rates.

All future project costs are in current prices and have not been adjusted for inflation.