Wānaka-Upper Clutha Community Board

5 November 2026

Report for Agenda Item | Rīpoata moto e Rāraki take [3]

Department: Community Services

Title | Taitara: Notice of Intent to Prepare a Draft Reserve Management Plan for the Lake Hāwea Campground Reserve

Purpose of the Report | Te Take mō te Pūroko

The purpose of this report is to recommend that a Notice of Intent be published advising that a Reserve Management Plan (RMP) will be prepared for the Lake Hāwea Campground reserve, in accordance with section 41(5) of the Reserves Act 1977.

Recommendation | Kā Tūtohuka

That the Wānaka-Upper Clutha Community Board:

1. **Note** the contents of this report;

2. **Recommend to Council** that it exercise the Minister's consent (under delegation from the Minister of Conservation) to publish a Notice of Intent advising that a Reserve Management Plan will be prepared for the Lake Hāwea Campground reserve, in accordance with section 41(5) of the Reserves Act 1977.

Prepared by:	Endorsed by:	Reviewed and Authorised by:
Name: Dom Harrison **Title:** Parks Planner 12 October 2026	**Name:** Dave Winterburn **Title:** Parks Manager 12 October 2026	**Name:** Ken Bailey **Title:** General Manager Community Services 13 October 2026

Context | Horopaki

1. The Lake Hāwea Campground reserve is a lake side recreation reserve situated to the north-west of the Hāwea township. It forms one of five recreation reserves jointly named *Hāwea Recreation Reserve*. The Lake Hāwea Campground reserve (reserve) primarily contains 'The Camp' which operates as a campground, providing tent and powered sites, cabins, cottages, holiday homes and glamping. The reserve also provides access to the Lake Hāwea boat ramp and boat launching facilities, located to the south of the campground.

2. The reserve has been used for the purpose of a campground since 1971. 'The Camp' currently holds a 30-year lease and licence over a significant part of the reserve. Ten years remain on these agreements. The lease area is for the central buildings and amenities block, where the license provides for the camping activity.

3. The reserve comprises one parcel totalling 15.686 hectares in area and is identified on the plan in Figure 1.



Figure 1: Aerial image of the Lake Hāwea Campground Reserve that is subject to the RMP (Source: QLDC GIS)

Analysis and Advice | Tatāritaka me kā Tohutohu

4. Section 41 of the Reserves Act 1977 requires management plans to be prepared for recreation reserves.

5. An RMP sets out how Council intends to provide for and ensure the ongoing use, enjoyment, maintenance, protection and preservation of a reserve. The RMP:

    - Acts as a guide for Council officers in making day-to-day decisions;
    - Informs long-term decisions;
    - Outlines how reserves and open spaces under its control are to be used, managed or developed; and
    - Sets out the community's vision on how the reserves are to be managed (developed through extensive consultation).

6. The process for preparing and reviewing RMPs under the Reserves Act 1977 requires Council to first declare its intention to prepare a management plan and publicly notify that intention. Engagement with iwi, the community and stakeholders will inform the development of the draft RMP. The Wānaka-Upper Clutha Community Board (WUCCB) has delegated authority to recommend approval to Council.

7. The Lake Hāwea Campground reserve currently does not have a RMP. It has been identified as a reserve that will benefit from an RMP to provide direction for 'The Camp' and the community as to how Council will manage the reserve.

8. In response to the growing tourism sector and to ensure the economic viability of 'The Camp', the campground operators want to expand the camping activity area (license area) and the number of buildings (lease area) on the reserve. The current lease and licence (shown in Figure 2) are outdated and need to be replaced to reflect current and potential future use. The development of a RMP will ensure any potential new lease appropriately considers the community's vision for the reserve and protects its values.

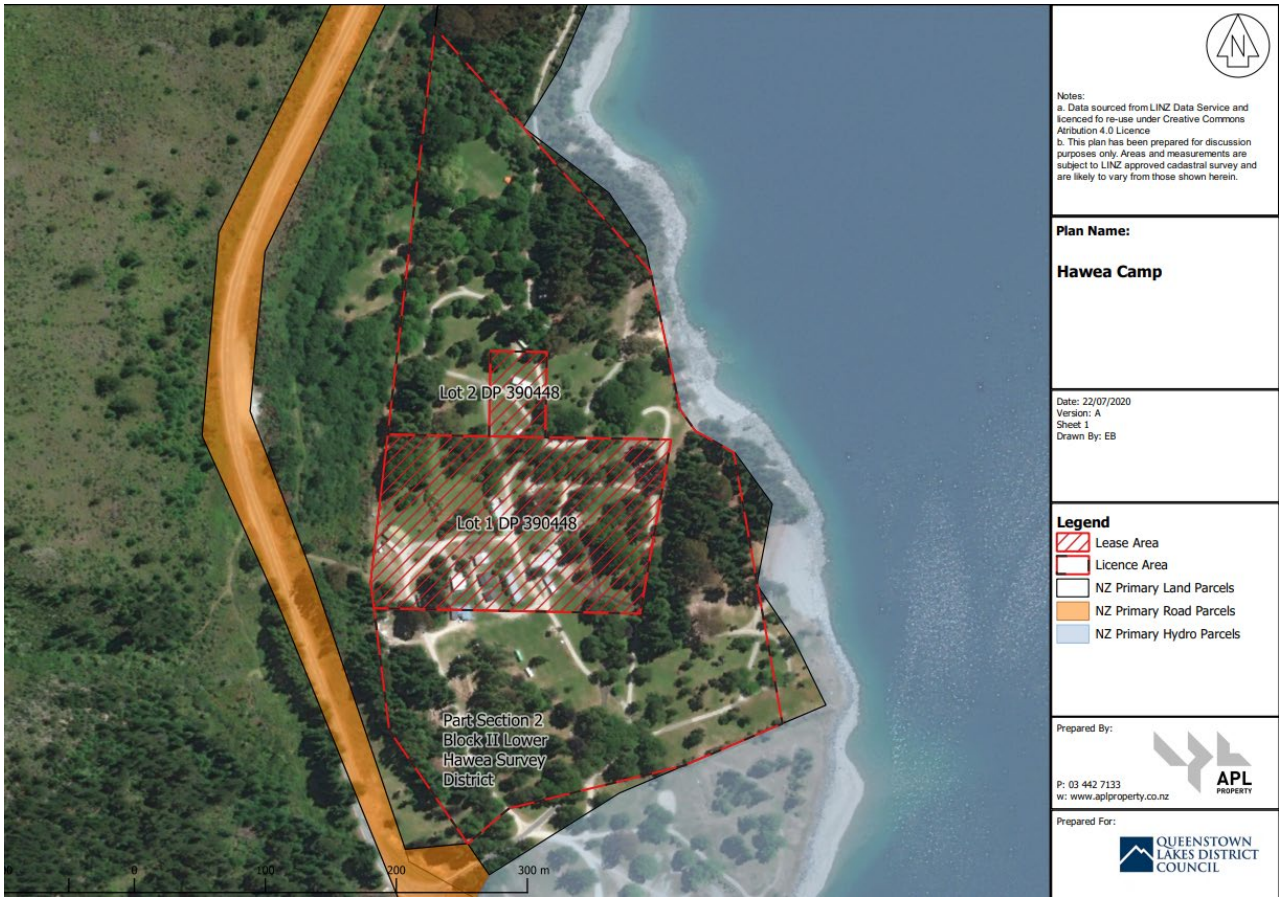


Figure 2: The Camps lease area shown hatched red and the license area outlined in red and black

9. This report identifies and assesses the following reasonably practicable options for assessing the matter as required by section 77 of the Local Government Act 2002.

10. Option 1: Recommend to Council to notify the intent to prepare a draft reserve management plan for the Lake Hāwea Campground Reserve

Advantages:

- The drafting of the Lake Hāwea Campground RMP will ensure that a clear and consistent plan is developed for managing the reserve and its future development.
- The public will be made aware of Council's intention to prepare an RMP and will have an opportunity to contribute to the draft.
- Council will be acting in accordance with the Reserves Act 1977.
- The draft RMP, when it is notified, will seek to be representative of the public's views.

Disadvantages:

- Council resources will be prioritised to the drafting of this RMP instead of other parks projects.

11. Option 2: Recommend to Council to decline notification of the intent to prepare a draft Lake Hāwea Campground RMP

Advantages:

- Other Parks projects will be prioritised.

Disadvantages:

- No clear and consistent plan will be developed for managing the Lake Hāwea Campground reserve and its future development.
- Council will not be acting in accordance with the Reserves Act 1977.
- There will be no public input into a draft RMP.

12. This report recommends **Option 1** for addressing the matter to ensure the use, enjoyment, maintenance, protection, development and preservation of the Lake Hāwea Campground Reserve for the community, visitors and future generations.

Consultation Process | Hātepe Matapaki

Significance and Engagement | Te Whakamahi I kā Whakaaro Hiraka

13. This matter is of medium significance, as determined by reference to the Council's Significance and Engagement Policy 2024 because there is a high level of community interest in the use of this reserve.

14. The people affected by or interested in this matter include residents and ratepayers of the Wānaka-Upper Clutha community; visitors to the area (particularly campground users); The Camp (the lease and licence holder); nearby residents; and community and recreation groups.

15. Council will undertake early engagement with iwi (through Aukaha and Te Ao Mārama Incorporated) and key stakeholders with an interest in the reserve. These stakeholders include relevant Council departments (Property & Infrastructure), the lease and licence holders ('The Camp'), and community groups such as the Hāwea Community Association, Upper Clutha Wilding Tree Group and Upper Clutha Tracks Trust.

16. This consultation will be undertaken once the Notice of Intent (NOI) has been approved by Full Council. This will involve engagement with wider stakeholders and interested parties.

Māori Consultation | Iwi Rūnaka

17. Council officers will inform Aukaha and Te Ao Mārama of the intention to prepare a draft RMP and will continue to work alongside both organisations during its preparation.

Risk and Mitigations | Kā Raru Tūpono me kā Whakamaurutaka

18. This matter relates to the Community and Wellbeing risk category and is associated with RISK10005, Ineffective planning for community services or facilities, in the QLDC Risk Register. This risk has been assessed as having a high residual risk rating.

19. Approval of the recommended option will help mitigate this risk by supporting a diverse network of open spaces that is valued by the community and protected and enhanced for future generations. This aligns with the vision of the Parks and Open Spaces Strategy 2021.

Financial Implications | Kā Riteka ā-Pūtea

20. Preparing the RMP is planned for within existing operational budgets.

21. There is no specific funding in the 2024/34 Queenstown Lakes District Long Term Plan to implement the RMP.

Council Effects and Views | Kā Whakaaweawe me kā Tirohaka a te Kaunihera

22. The following Council policies, strategies and bylaws were considered:

- The Reserves Act 1977;
- Significance and Engagement Policy 2024;
- Parks and Open Spaces Strategy 2021; and
- Proposed and Operative District Plan.

23. The recommended option is consistent with the principles set out in the Reserves Act 1977, which requires RMPs to be in place for recreation reserves.

24. Funding for the development of the RMP is included in the Long Term and Annual Plan.

Local Government Act 2002 Purpose Provisions | Te Whakatureture 2002 o te Kāwanataka ā-Kīaka

25. Section 10 of the Local Government Act 2002 states the purpose of local government is (a) to enable democratic local decision-making and action by, and on behalf of, communities; and (b) to promote the social, economic, environmental, and cultural well-being of communities in the

present and for the future. The recommendation in this report supports this purpose by enabling Council to make informed decisions that contribute to the effective management of the reserve, which is an important community asset, while addressing the current and future needs of the community in a cost-effective manner.

26. The recommended option:

- Can be implemented through current funding under the Long Term and Annual Plan;
- Is consistent with the Council's plans and policies; and
- Would not significantly alter the intended level of service provision for any significant activity undertaken by or on behalf of the Council or transfer the ownership or control of a strategic asset to or from the Council.