



SUPPLEMENT  
TO THE  
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*Notice of a Scheme of Development and Reconstruction in the Otago Coastal Areas*

PURSUANT to subsection (2) of section 29 of the Finance Act (No. 3), 1944, I, Robert Semple, the Minister of Works, hereby give notice of the nature of the work to be included in the scheme of development and reconstruction described in the First Schedule hereto, and that the approximate boundaries of the area hereby affected are as described in the Second Schedule hereto, such area being hereinafter referred to as "the area." This notice shall remain in force until the 30th day of September, 1956.

**FIRST SCHEDULE**  
NATURE OF WORK

THE improvement of the lands and the development of the area for industrial, commercial, residential, and recreational purposes, including, in particular, the provision of:—

1. *Land Development*

- (1) Land improvement and development works generally, with subdivision, regrouping, and better utilization of land.
- (2) Land-clearing work generally, and more particularly in the Clutha County.
- (3) Soil conservation and river control works and land drainage and reclamation works throughout the area, including the following as the major works—
  - (a) Clutha River: Works for control of floodwaters and erosion and protection of lands from flooding;
  - (b) Removal of willows and other obstructive growth and channel-improvement works on the Taieri, Waikouaiti, and Shag Rivers;
  - (c) On the Puerua River: Clearing the channel, draining lands in the vicinity, erecting stop-banks and flood-gates;
  - (d) Diversion of the Waipori River, and stop-banking, draining, and developing an area of land in the vicinity of Lake Waipori;
  - (e) The drainage of Lakes Tuakitoto and Kaitangata, with construction of stop-banks, drains, and pumping-station, enlargement of Kaitangata Canal, construction of stop-banks on both sides, and alterations of the lock at the outlet of the canal;
  - (f) Land-drainage works in the Waikoikoi and Waipahi area;
  - (g) Reclamation works in Otago Harbour.
- (4) Afforestation: The development and expansion of forests generally in the area, with improved facilities for culture, control, and protection, particularly in Berwick, Allanton, Akatore, Milton, Crookston, Dusky, Blue Mountains, Conical Hills.

2. *Industrial*

- (1) The establishment of industrial areas, and the provision and development of sites and buildings for industries in the vicinities of Mosgiel and Kaikorai Valley.  
The establishment, development, and improvement of industry on lands drained or otherwise reclaimed.
- (3) Coal-mining: Establishment of new mines, either opencast or pits, with all facilities to meet requirements, including the establishment of an opencast mine at Wangaloa.

3. *Commercial*

- (1) The establishment of commercial areas, and the provision and development of sites and buildings for commerce in conjunction with residential and industrial areas.
- (2) New facilities for handling perishable goods in Dunedin, including a new milk-treatment plant.

4. *Communications*

- (1) Improvement of radio, telegraph, telephone, and postal services throughout the area, including new post-office buildings at Dunedin North, South Dunedin, Balclutha, Anderson's Bay, the Gardens, Moray Place, and Tapanui, and alterations at Waikouaiti Post-office and additions to Dunedin and North-east Valley automatic-telephone exchanges.
- (2) Arterial and Local Access: Improvements of arterial and local access generally throughout the area, including particularly the following major works:—
  - (a) Timaru-Dunedin State Highway: Improvements between Oamaru and Palmerston; reconstruction, with deviations where necessary, between Dunedin and Merton;
  - (b) Dunedin-Gore State Highway: Deviation from Dunedin City to East Taieri, and reconstruction of the Otokia-Waihola and Clinton-Arthurton sections, including new bridge over the Taieri River at Henley;
  - (c) Milton-Queenstown State Highway: Reconstruction from Clarksville to Miller's Flat;
  - (d) Palmerston-Clyde Main Highway: Reconstruction of the section in Waihemo County;
  - (e) Mosgiel-Middlemarch Main Highway: Reconstruction from Outram to Middlemarch;
  - (f) Balclutha-Kaka Point Main Highway: Deviation between Balclutha and Finegand;
  - (g) Highway improvements in and about Dunedin City, including Evansdale-Merton via Seacliffe; deviation of Dunedin-Waitati Highway via Leith Valley; Dunedin-Port Chalmers Main Highway; Dunedin-Harrington Point Main Highway; Dunedin-Portobello High Road; Dunedin-Duke's Road Main Highway; and Outram-Allanton Main Highway;
  - (h) Proposed new road from Beaumont to Tuapeka Mouth, and the replacement of the Tuapeka Mouth punt by a bridge.

- (3) Railways: Improved rail facilities for all classes of traffic, including—

- (a) Enlargement of station-yard and extension of station buildings at Dunedin;
- (b) Duplication of the Sawyer's Bay - St. Leonard's Section;
- (c) New machine shop and other improved facilities at Hillside Workshops;
- (d) Extension of various station-yards between Palmerston and Dunedin;
- (e) Replacement of the Clutha River Bridge at Balclutha;
- (f) Grade easements at various points between Palmerston and Southland County boundary;
- (g) Enlargement of tunnels in Taieri Gorge on the Otago Central Line.

(4) Airways: Improvement of airstrips and other facilities, particularly at Taieri and Waiankarua, and provision of alternative landing-grounds.

(5) Harbours: Improvement of Otago Harbour and port facilities at Port Chalmers and Dunedin.

(6) Road Transport: Additional facilities for transport of passengers and goods generally in the district, including in Dunedin conversion of the tramway system to trolley buses.

#### 5. Utilities

(1) Electricity Supply—

(a) Additional substations, transmission lines, and reticulation and supply of electricity within the area;

(b) Further water-power development at Waipori.

(2) Water-supply, sewerage, and storm-water drainage: New and additional works in various parts of the area, including—

(a) Piping of Silverstream Water-race, Dunedin;

(b) West Harbour and Mosgiel Borough water-supply extensions;

(c) New sewerage schemes for Palmerston and Balclutha Boroughs; and

(d) Extensions of Mosgiel sewerage and storm-water drains.

#### 6. Subdivisional Development

(a) The development of areas for residential, commercial, industrial, and recreational purposes throughout the area, including the construction of dwellinghouses and other works provided for by the Housing Act, 1919, particularly at Dunedin and Mosgiel.

(b) The subdivision, regrouping, and improvement of lands affected by reclamation and drainage works and the better utilization thereof.

(c) The reconstruction and improvement, where necessary, of existing roads, streets, and bridges approaching developmental works.

#### 7. Social Services

The provision of sites, buildings, and services throughout the area for social and cultural purposes, including—

(1) Construction of new hospital at Cherry Farm;

(2) New nurses' home and extensions at Waitati Hospital;

(3) Additions and extensions to various hospitals under control of the Otago and South Otago Hospital Boards;

(4) Additional buildings and wings at Otago University;

(5) New and additional school buildings, including in particular—

(a) Intermediate schools for Dunedin North and the hill suburbs in Dunedin;

(b) Domestic science wing for King Edward Technical College;

(c) Replacement of primary schools at Palmerston, Kensington, Green Island, Balclutha, Lawrence, Tokomairiro, and Tapanui;

(6) New broadcasting studio at Dunedin;

(7) New tepid baths at Dunedin.

#### 8. Defence

Construction and improvement of defence installations.

#### 9. Public Administration

New facilities for Government and local administration, including—

(1) New Central Police-station and offices, Dunedin;

(2) New departmental building to house various Government Departments;

(3) New stores depot for Public Works Department.

#### SECOND SCHEDULE

##### APPROXIMATE BOUNDARIES OF AREA

ALL that area in the Otago and Southland Land Districts, bounded by a line commencing at a point on the sea-coast, being the northernmost point of Block III, Moeraki Survey District; thence south-westerly generally along the sea-coast so as to include the contents and beds of all streams, rivers, inlets, outlets, estuaries, mouths, lakes, bays, harbours, anchorages, roads, and ports whatsoever, to the middle of the Long Beach Creek, being a point on the boundary of the Clutha County, as described in the *New Zealand Gazette* of 1946, at page 375; thence northerly generally along the western boundary of the said county and the western boundary of the Tuapeka County, as described in the *New Zealand Gazette* of 1882, at page 1955, to its point of intersection with the western boundary of Teviot Survey District; thence southerly along the western boundary of Teviot Survey District, easterly along the southern boundary of Teviot Survey District, and again southerly along the western boundary of Teviot Survey District and the western boundary of Bengier Survey District to a point due west of Trig. CC, Oven Hill, Block XV, Bengier Survey District; thence due east along a right line through Trig. CC aforesaid to the eastern boundary of Bengier Survey District; thence southerly along the said eastern boundary of Bengier Survey District to its south-eastern corner; thence easterly by a right line to the junction of the Manatoto, Tuapeka, and Taieri Counties; thence north-easterly along the north-western boundaries of Taieri County, as described in *New Zealand Gazette* of 1945, at page 426, and Waihemo County, as described in the *New Zealand Gazette* of 1883,

at page 680; thence south-easterly generally along the north-eastern boundary of the said Waihemo County to a point on the sea-coast, being the northernmost point of Block III, Moeraki Survey District, the point of commencement.

Dated at Wellington, this 26th day of July, 1946.

R. SEMPLE, Minister of Works.

(P.W. 82/10.)

In so far as the foregoing notice affects works which by virtue of the Municipal Corporations Act, 1933, the Public Works Act, 1928, or any other statute or otherwise howsoever, the Dunedin City Council is empowered to undertake, the Dunedin City Council hereby joins in giving and affirms the said notice.

Dated at Dunedin, this 29th day of July, 1946.

DONALD C. CAMERON, Mayor of Dunedin.

L. IRELAND, Councillor.

In so far as the foregoing notice affects works which by virtue of the Dunedin District Drainage and Sewerage Act, 1900, the Public Works Act, 1928, or any other statute or otherwise howsoever, the Dunedin Drainage and Sewerage Board is empowered to undertake, the Dunedin Drainage and Sewerage Board hereby joins in giving and affirms the said notice.

Dated at Dunedin, this 29th day of July, 1946.

DONALD C. CAMERON,

Chairman of the Dunedin Drainage and Sewerage Board.

#### Notice of a Scheme of Development and Reconstruction in the Waitaki Basin

PURSUANT to subsection (2) of section 29 of the Finance Act (No. 3), 1944, I, Robert Semple, the Minister of Works, hereby give notice that the nature of the work to be included in the scheme of development and reconstruction described in the First Schedule hereto, and that the approximate boundaries of the area hereby affected are as described in the Second Schedule hereto, such area being hereinafter referred to as "the area." This notice shall remain in force until the 30th day of September, 1956.

#### FIRST SCHEDULE

##### NATURE OF WORK

THE improvement of the lands and development of the area for industrial, commercial, residential, and recreational purposes, including, in particular, the provision of:—

##### 1. Land Development

(1) Farm development and improvement throughout the area, involving the subdivision of blocks of suitable land for closer settlement, with provision of irrigation, rural housing, and necessary amenities.

(2) Soil Conservation: Application of soil-conservation principles throughout the area, and the establishment of a demonstration and experimental run and research station.

(3) River-control works throughout the area, including, as the major projects, willow removal and channel improvement on the Waitaki, Kakanui, and Waireka Rivers.

(4) Afforestation: Establishment of a State forest at Herbert.

##### 2. Industrial

(a) The establishment of industrial areas, and the provision and development of sites and buildings for industries generally in the area.

(b) Quarries, Shingle-pits, &c.: The provision of materials necessary for construction works and development of sources of supply and provision for storage.

##### 3. Commercial

(1) Establishment of commercial areas, and the provision and development of sites and buildings for commerce in conjunction with residential and industrial areas.

(2) Better provision for tourist and holiday traffic and accommodation generally within the area, including special facilities at the Hermitage and provision of an aerial tramway at Mount Cook.

##### 4. Communications

(1) Improvement of radio, telephone, telegraph, and postal services throughout the area.

(2) Arterial and Local Access: Improved and new arterial and local access within the area, including deviations, realignment, regrading, surfacing, and construction or replacement of bridges where necessary, and in particular—

(a) To so much of the Timaru-Dunedin and Timaru-Cromwell State Highways as lie within the area, and especially between Oamaru and Palmerston;

(b) On the Waireka-Dunroon Main Highway, and especially between Weston and Ngapara;

(c) To the Pukaki-Tasman-Hermitage Main Highway and main highways generally.

(3) Airfields: Improvements to existing and provision of new airfields, in particular at Waitaki and Mount Cook.

(4) Harbours: Improvements of Oamaru Harbour, including extension of the breakwater.

## (5) Rail—

- (a) Grade easements between Oamaru and the Waihemo County boundary:  
 (b) New bridge over the Waitaki River:  
 (c) Various yard extensions between Oamaru and Palmerston.

## 5. Utilities

(1) Extension of utilities through new and existing residential, commercial, and industrial areas and in rural areas, including rural water-supply.

## (2) Electricity—

- (a) Construction of hydro-electric generating works on the Waitaki River, including control barrages and power-development at the outlets of Lakes Tekapo, Pukaki, and Ohau, and power-development at other points on the river:  
 (b) Extension of transmission lines, construction of substations, and extensions of reticulation and other works necessary for the distribution of electricity.  
 (3) Extensions and improvements of water-supply, gas-supply, sewerage, and storm-water systems generally, including supplementary reservoir and storm-water drainage at Oamaru.

## 6. Subdivisional Development and Housing

- (a) The development of areas for residential, commercial, industrial, and recreational purposes throughout the area, including the construction of dwellinghouses and other works provided for by the Housing Act, 1919, and other statutory authorities.  
 (b) Municipal housing development at Oamaru.

## 7. Social and Cultural Services

- (1) The provision of sites, buildings, and services throughout the area for social and cultural purposes, including—  
 (a) Additional buildings and extensions for the Waitaki Hospital Board:  
 (b) Improvement of school facilities generally throughout the area, including additions to the Waitaki Boys' and Waitaki Girls' High Schools and the replacement of the Oamaru North Primary School.

## 8. Defence

Construction and improvement of defence installations.

## 9. Public Administration

New facilities for Government and local administration, including new building to house Government Departments at Oamaru.

## SECOND SCHEDULE

## APPROXIMATE BOUNDARIES OF AREA

ALL that area in the Canterbury and Otago Land Districts, bounded by a line commencing at McClure Peak, being a point on the north-western boundary of the Canterbury Land District; thence southerly generally along right lines to Trig. Station HA, Block I, Fox Survey District, to Trig. Station D, Round Hill, Block XVI, Tekapo North Survey District, to Trig. Station Mount Burgess, Block IV, Burke Survey District, to Trig. Station B, Block XV, Burke Survey District, to Trig. Station E, Block II, Nimrod Survey District, to Trig. Station X, Block V, Waihao Survey District, to Trig. Station J, Block XIII, Waihao Survey District; thence south-easterly generally along a right line to Trig. Station 82, Block VIII, Elephant Hill Survey District, and the production of that line to the sea-coast; thence south-westerly generally along the sea-coast so as to include all harbours, ports, estuaries, lakes, bays, inlets, outlets, rivers, mouths, streams, and their contents and beds, to the northernmost point of Block III, Moeraki Survey District, being a point on the boundary of the Waitaki County, as described in the *New Zealand Gazette* of 1941, at page 148; thence north-westerly generally along the said boundary to Trig. Station A, Kakanui Peak, Block VI, Swinburn Survey District; thence north-westerly along a right line to the north-eastern corner of Block I, Swinburn Survey District, being a point on the boundary of the area described in the notice of a scheme of development and reconstruction for Otago Central in the *New Zealand Gazette* of 1946, at page 671; thence north-westerly and northerly generally along the said boundary to the boundary of the Otago Land District; being the north-eastern corner of Hunter Survey District; thence north-easterly generally along the north-western boundaries of the Otago Land District and the Canterbury Land District to Mount McClure, being the point of commencement.

Dated at Wellington, this 26th day of July, 1946.

R. SEMPLE, Minister of Works.

(P.W. 82/11.)

In so far as the foregoing notice affects works which by virtue of the Counties Act, 1920, the Public Works Act, 1928, or any other statute or otherwise howsoever, the Waitaki County Council is empowered to undertake, the Waitaki County Council hereby joins in giving and affirms the said notice.

Dated at Dunedin, this 29th day of July, 1946.

JAS. RODMAN, J.P., Chairman of the  
 Waitaki County Council.  
 S. M. TAYLOR, J.P., Councillor.

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