



CENTRAL OTAGO
D I S T R I C T C O U N C I L

**BLACKMORE PARK
MANAGEMENT PLAN
(INCLUDING LANES DAM)**

Adopted by Alexandra Community Board 29 March 2004.

1. INTRODUCTION

A reserve management plan is a document that provides a framework for the future management of a reserve or collection of reserves, and which is subject to periodic review. The plan is prepared under the provisions of the Reserves Act 1977.

The planning process for this management plan has involved identifying issues and values associated with the reserve and the formulation of objectives and policies through a combination of research and public consultation.

The intention behind the plan is to ensure the objectives and policies are flexible enough to allow for changes in circumstances, but protect values identified as important to the reserve, as well as adhere to principles outlined in section 17 of the Reserves Act for Recreation Reserves.

2. HISTORY

Blackmore Park is known locally as comprising two entities, namely Lanes Dam (that includes the actual dam and its immediate surrounds) and Blackmore Park, which lies adjacent on the town side.

The origin of Lanes Dam lies with dredging of the Clutha by the Golden Beach Company in the early 1900s. Josiah Lane a member of the well known cordial drinks manufacturer from Dunedin built the small dam in 1909 on crown land to supply water to his mining operation down on the Clutha River. Since 1919 the dam has been managed by the Alexandra Borough Council. Over the next half century the dam languished until adjoining property owners represented by Arnold Hubbard expressed concern about the deterioration of the dam in a letter to the Alexandra Borough Council in December 1981. In this letter Hubbard petitioned for restoration of the dam. Approval was given by Council and Arnold Hubbard and Bob Roy in particular set about restoring the dam to the extent that a considerable amount of the development seen today is a result of their efforts. Over time, help also has come from other adjoining residents, particularly in the maintenance of the dam.

The parcel of land (Lot 47) that is commonly known as Blackmore Park was obtained through subdivision and named in 1983 after Keith Blackmore MBE, a former Mayor of Alexandra Borough Council, in recognition of his dedication to the Alexandra Borough.

3. LEGAL DESCRIPTION AND LAND STATUS

Section 120 Block I Fraser Survey District SO451 comprising of 1.0699 hectares, and Lot 47 DP 7838 comprising 4225m².

The land is held as recreation reserve. Section 120 being reserve by New Zealand Gazette 1983/3467 registered as GN 605441. Lot 47 being reserve by section 13 land subdivision of the Counties Act 1946 (previously CT365/49).



Figure 1: Boundaries taken from GIS

Section 120 is deemed to be derived from the Crown and Lot 47 is also derived from the Crown but deemed to be vested in Council in fee simple (freehold) by section 44 of the Counties Amendment Act 1961.

4. AUTHORITY FOR MANAGEMENT

Section 120 is vested to Central Otago District Council by way of gazette notice 2004, page 1372

Lot 47 is vested in fee simple (freehold).

5. CLASSIFICATION

Section 120 is classified as Recreation Reserve by New Zealand Gazette 1984/1398. The intention is to register this gazette notice with Land and Deeds.

Lot 47 is classified as Recreation Reserve by New Zealand Gazette 1979/3840 registered as GN528775/1 (registered with Land and Deeds).

Section 17 of the Reserves Act 1977 sets out the purpose of a recreation reserve being *“for the purpose of providing areas for the recreation and sporting activities and the physical welfare and enjoyment of the public, and for the protection of the natural environment and beauty of the countryside, with emphasis on the retention of open spaces and on outdoor recreational activities, including recreational tracks in the countryside.”*

6. NAME

The reserve is formally named as Blackmore Park by New Zealand Gazette 1983/2175 and New Zealand Gazette 1983/3467. Section 120 is locally known as Lanes Dam.

7. ENCUMBRANCES

Section 120 is subject to an easement in favour of the Last Chance Irrigation Company Ltd, registered as 885876/1.

8. OBJECTIVES AND POLICIES

Objective One

To promote and allow for informal recreational use of *Lot 47* in particular for children's play and a place for small informal social gatherings.

Policies

- To provide play equipment suitable for children of preschool to primary age group.
- To maintain an open grassed area for informal recreational activities such as ball games and picnics.
- To recognise and allow the expansive rock area as a place for children to play.

Objective Two

To promote *Section 120* (Lanes Dam) as a place for passive recreation such as for reflection, relaxation and walking.

Policies

- To maintain a metalled crusher dust track around the dam perimeter for walking access.
- To provide seating around the dam.
- To maintain plantings around the dam to enhance its aesthetic appeal but not destroy established vistas.

- To prohibit formal and active recreational activities around the dam and bush environs except for walking.

Objective Three

To manage the dam in *section 120* for the benefit of waterfowl, as well as its vistas and aesthetic appeal.

Policies

- To undertake and maintain low plantings of sedges and other suitable native species around the dam perimeter and on its islands as a habitat for waterfowl.
- To prohibit recreational use of the dam water surface.
- To control rodent/pest population.
- To manage natural waterfowl population within sustainable levels.
- To control and manage the feeding of ducks to specific areas and discourage excessive feeding.
- To prevent the establishment of raupo and other undesirable water species.
- To carryout maintenance of the dam including removing of sediment where it is deemed necessary by Council within the dam's purpose.

Objective Four

To preserve and maintain the natural rock scape in the park as a feature in its own right.

Policies

- To control vegetation on and around the rocks to avoid screening of the rocks.
- To remove noxious weeds and wilding plant species.
- To maintain the rock areas in as natural a state as possible.

Objective Five

To ensure the park is a safe environment for users.

Policies

- To carry out regular safety audits of park structures, tracks and water features.
- To provide signage around the dam where it is deemed necessary by Council to identify hazards.
- To provide barriers where it is deemed necessary by Council to restrict access to the water.

Objective Six

To recognise neighbouring properties bordering the park and local residents' interest in how the park is developed and managed.

Policies

- To provide opportunities for residents to make a contribution to the reserve maintenance and development where it is deemed appropriate by Council.
- To minimise conflict with adjoining landowners of the park ensuring boundaries are well defined and signposted.
- To endeavour to find solutions to management issues through consultation with local residents.

Objective Seven

To restrict activities within the park that conflict with its intended use and the residential nature of the area.

Policies

- Cycles, skateboards and other mobile equipment are prohibited.
- Vehicles are prohibited within the park except emergency vehicles or maintenance vehicles or where Council gives specific approval.
- Fishing is prohibited.

- Swimming is prohibited.
- Dogs are permitted only on a leash.
- Wedding ceremonies are a permitted activity in the park, wedding receptions are not permitted.
- Fires are prohibited except gas BBQ.
- Events may only occur within the park with prior approval of Council and in consultation with residents.
- Restrictions as deemed appropriate from time to time to reduce adverse impact on users or the purpose of the reserve in terms of the Reserves Act.

Objective Eight

To maintain as well as develop landscape plantings within the reserve with high aesthetic value appropriate to its uses.

Policies

- Planting of native species in particular is promoted in Lanes Dam to encourage bird life.
- Lot 47 is developed and maintained as an open space area (grassed) suitable for its prime use as an informal recreational area with plantings around its perimeter to enhance its aesthetic value.
- Unimpeded views are maintained into the dam from the road.
- Weeping willow trees are considered an important component of Lanes Dam for their seasonal colour and form.
- Ornamental plantings are located within the park to provide seasonal colour where appropriate.

Objective Nine

To provide structures in the park, including park furniture that is necessary for public enjoyment, access, comfort and safety.

Policies

- Lanes Dam track shall be maintained to a high standard allowing unimpeded access around the dam.
- Seating shall be provided in the park where it is considered appropriate, including picnic tables.
- Rubbish receptacles shall be provided within the park where appropriate.
- Facilities that enable users access to the water edge shall be provided if deemed necessary by Council.
- Structures, materials and designs shall be coordinated to ensure visual harmony with structures.
- A feasibility study; be undertaken for off-street parking on Aronui Road, which is open to public submission.

Objective Ten

To promote the awareness and appreciation of the historical significance of the park.

Policies

- Existing Lanes Dam interpretation panel shall be maintained.
- New interpretation signs and structures may be installed where appropriate.
- The existing names of the two parcels of land that make up the park shall be maintained recognising each of there pasts.

Objective Eleven

To manage and administer the park as a recreation reserve under the control of Central Otago District Council and in accordance with the Reserves Act 1977.

Policies

- The park shall be administered in accordance with the Reserves Act 1977, the objectives and policies outlined in this management plan and Council's policies and bylaws.
- To review the management plan at a ten year interval, or sooner as the need arises.
- The park shall be maintained as a premium park part of Council's Alexandra Parks Maintenance Contract or contract that supersedes this or other management direction chosen by Council.
- Development work will be carried out within the resources available to the Council and in terms of Council's planning and development.
- Secure park boundaries in consultation with neighbouring properties.
- The granting of any leases or licence over the park is not considered appropriate.
- To ensure Lanes Dam receives its free water right of a ¼ head as per The *Deed of Modification of Free Water Obligation* agreement signed between The Last Chance Irrigation Company Limited and The Central Otago District Council 1993.
- To inspect and maintain the water race that supplies water from the Borough Dam to Lanes Dam to ensure that the water flows unhindered and carry out preventative measures to avoid flooding.