

The Oratia boundary is largely defined by the District Plan Foothills zone, with some areas of Waitakere Ranges and Bush Living zones, located along the Kellys Road and Scenic Drive. The boundary also generally corresponds with the boundaries of landscape units (LF8, LF9 and UF7) and the Oratia Structure Plan.

The eastern boundary follows the boundary of the District Plan Foothills zone from the intersection of Forest Hill Road and Pine Avenue through to Scenic Drive. This eastern boundary also is largely consistent with the Metropolitan Urban Limits (MUL), the Oratia Structure Plan, the Oratia District School zones, Upper Oratia water catchment and the Heritage Area boundaries.

The southern boundary of Oratia follows the southern side of Scenic Drive collecting all the Foothills and Waitakere Ranges zoned properties that are accessed off Scenic Drive, and includes the Arataki Visitor Centre. This boundary is generally consistent with the Oratia Residents and Ratepayers, Oratia School, Landscape Unit UF7, the Regional Park and the Upper Oratia water catchment boundaries.

The western boundary of Oratia runs behind the properties that are accessed from Parker Road, along landscape unit UF7 and the Oratia Stream, separating those properties accessed to east by Parker Road as within Oratia and those to the west accessed from West Coast Road as Waitatarua. The boundary around Kellys Road includes all Foothills zoned properties and also includes several Waitakere Ranges zoned properties to coincide with landscape unit LF8. The remainder of the western boundary follows Forest Hill Road, which doubles as the existing the water catchment boundary.

Section 4.0 and 5.0 of this report provide a more detailed discussion of the factors that lead to the location of this boundary.

### **3.0 Distinctive Communities**

Defining distinctive communities has been a theme throughout the community meetings for Oratia. Distinctive communities relate to an individual's or community's sense of belonging to an area or locality, and can be readily identified and typically have;

- A dependence on shared facilities in an area, including schools, recreational, and cultural facilities; and
- A physical and topographical coherence; and
- Local history; and
- Common amenity and landscape.

The Oratia community has a unique character, amenity and identity based on the historical circumstances of the locality and past and present development patterns. Oratia provides a gateway experience and provides a rural lifestyle characterised by a lived-in, worked-in landscape. Oratia's distinctive community is derived from a rich history of rural innovation and strong local identity. Once known as the 'fruit bowl of Auckland', Oratia is characterised by a valley with vineyards, old orchards and varied rural and productive landscapes, with areas of natural landscapes. Residents enjoy a rural lifestyle that is within close proximity to urban Waitakere City. Most of this area is identified in the District Plan as Foothills zone, with the eastern edge forming the urban boundary of Waitakere City. Waitakere Ranges zone is located on the upper slopes of the foothills. Oratia School is a focal point and 'centre' of the community. It has a role of approximately 528 students and is located on the corner of West Coast and Shaw Roads.

## 4.0 Consultation

Consultation in relation to the LAP boundary consisted of;

- Community Meeting and Open Day on the 19<sup>th</sup> November 2008. Maps of Oratia were available and attendees were asked draw what they believed the boundaries of Oratia to be.
- Waiatarua Community Meeting (held after Waiatarua Residents and Ratepayers AGM) on the 22<sup>nd</sup> February 2009. Maps of Oratia and Waiatarua were available and attendees were asked draw what they believed the boundaries of Waiatarua to be.
- Oratia Community Meeting (held after Oratia Residents and Ratepayers AGM) on the 14<sup>th</sup> April 2009. A letter was sent out to all residents that attended this meeting with boundary maps to comment on.
- Waiatarua Residents and Ratepayers Meeting on the 26<sup>th</sup> May 2009. Attendees were provided with boundary maps to comment on.

72 residents provided Council with their version of the boundary:

- 50 boundary maps were submitted showing an Oratia boundary
- 22 boundary maps submitted showing a Waiatarua boundary.
- 3 of these maps showed both Oratia and Waiatarua boundaries.

The community consultation was an important part of the process. It highlighted both consensus and divergence in views on the boundary. The community drawn boundaries were used a draft boundary which was then modified in places based on the elements discussed in section 5.0.

The Oratia boundaries showed a high degree of consistency in some areas, such as Scenic Drive in the south, and the eastern boundary along the Heritage Area boundary to the west of Glengarry Road (Figure 2). There is some divergence of views as whether the western boundary runs along Forest Hill Road or between Parker Road and West Coast Road and whether the area identified as the 'Holdens triangle' is included in Oratia or by default is within a the Opanuku/Henderson Valley LAP.



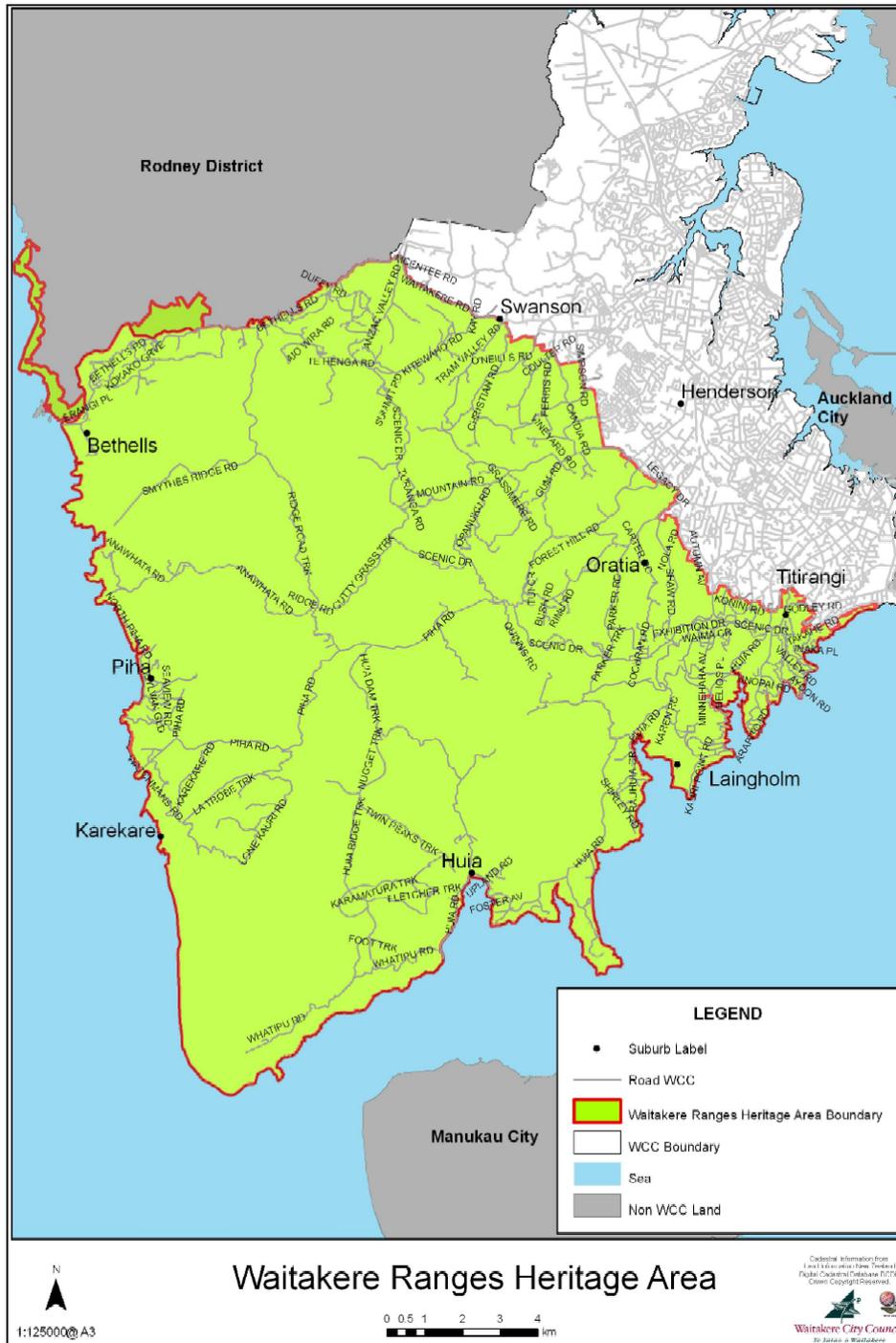


Figure 3: Waitakere Ranges Heritage Area

## 5.2 Residents and Ratepayers Boundaries

The resident and ratepayers association boundaries have formed an important consideration in the drafting of the Oratia boundary. The resident and ratepayers boundaries differ from the other boundaries described in this report in that they have been formed by members of the resident and ratepayers association rather than by the existing physical and natural patterns. The resident and ratepayers boundaries represent communities of interest and illustrate an area in which the community identifies with.

Oratia Residents and Ratepayers Boundary (Figure 4)

The constitution of the Oratia District Ratepayers and Residents Association (August 1952) states that *“the district shall be that Area generally bounded by Glen Eden in the East, Sunnyvale Ratepayers Association Boundary in the North, Waiperia Riding Boundary in the North-west and Auckland City Water-shed Boundary in the South”*.

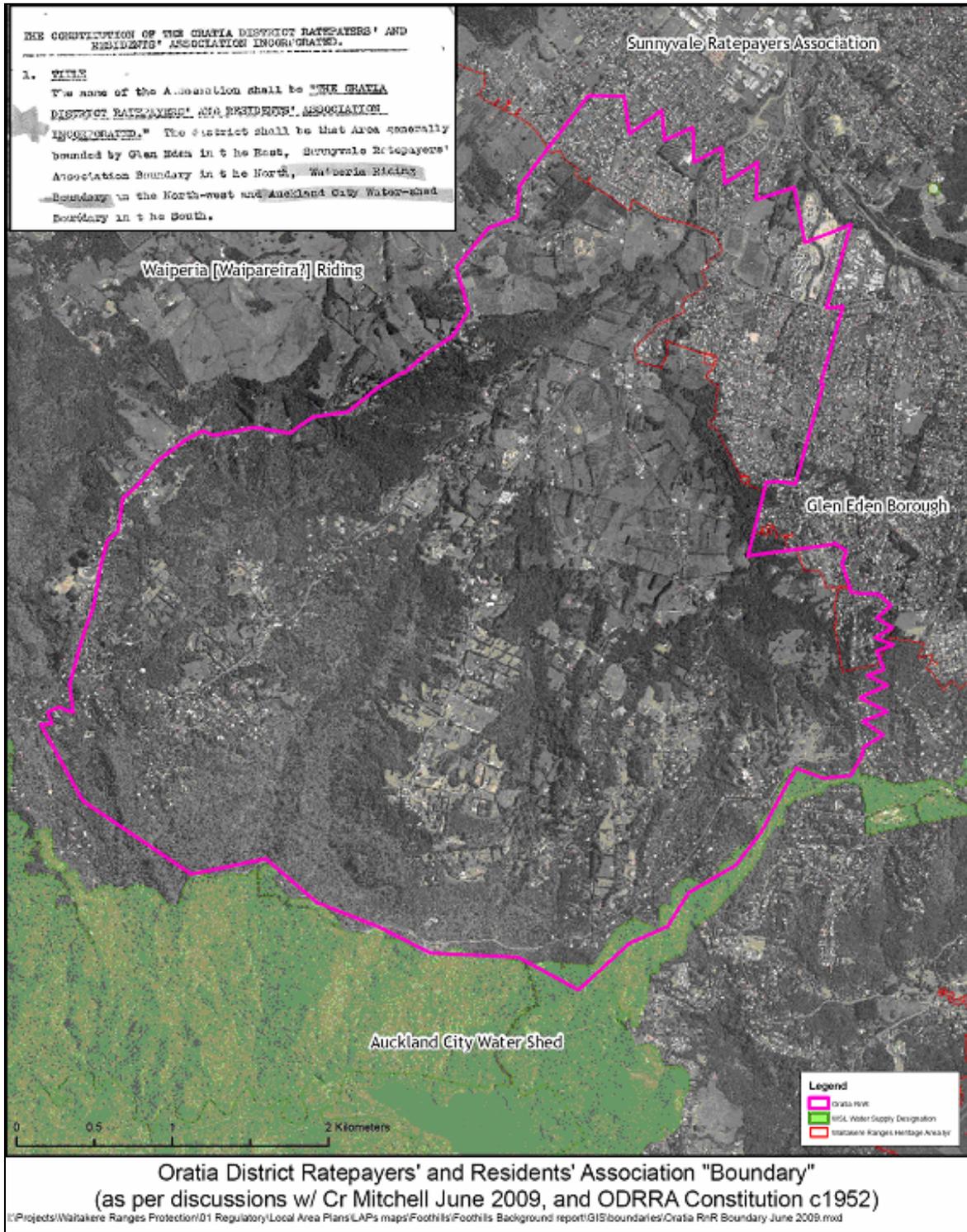


Figure 4: Oratia Residents and Ratepayers Boundary