Proposed land exchange at Bellgrove Reserves, Avondale

On 11 March 2021, the Parks, Arts, Community and Events Committee resolved that Auckland Council publicly notify, under section 15(2) of the Reserves Act 1977, the intention to undertake a land exchange between 397m^2 of land at Bellgrove Reserve East and West (in part) for a 1372m^2 new park and walkway in the same area.

Kāinga Ora is redeveloping the site centred around Bellgrove Place in Avondale. These developments present opportunities for Auckland Council to improve the amenity and functionality of existing open space.

The proposed land exchange will go towards:

- increased open space (net gain 975m^2)
- additional road frontages
- enhanced amenity value and functionality
- improved sightlines into the new park.

Diagram 1 below shows the location and current layout of the Bellgrove Reserves in Avondale.

Diagram 1



Diagram 2 shows the proposed Kāinga Ora land (shaded blue) to be exchanged to Auckland Council. Shaded in red is Auckland Council reserve land to be exchanged to Kāinga Ora. Note that 233m^2 of Bellgrove Reserve East will remain Auckland Council open space.

Diagram 2



Land to be exchanged to Auckland Council (recreation reserve) (SHADED BLUE)			
Shown	**Legal Name**	**Area (Total = 1,372m²)**	**Current owner**
S1 (Lot A)	LOT 6 DP 96572	242m²	Kāinga Ora
S2 (Lot B)	LOT 5 DP 96572	906m²	Kāinga Ora
S3 (Lot C)	LOT 4 DP 96572	44m²	Kāinga Ora
S4 (Road)	ROAD RESERVE (see note)	84m²	Auckland Transport
S5 (Lot D)	LOT 3 DP 100239	54m²	Kāinga Ora
S6 (Road)	ROAD RESERVE (see note)	42m²	Auckland Transport
Note: Kāinga Ora has proposed Bellgrove Place road reserve, including S4 and S6, is stopped and acquired by Kāinga Ora. S4 and S6 would then be exchanged to Auckland Council. This process is already underway with Auckland Transport.			

Land to be exchanged to Kāinga Ora (SHADED RED)			
Shown	**Legal Name**	**Area (Total = 397m²)**	**Current owner**
S7 (B.R.West)	LOT 5 DP 100239	245m²	Auckland Council
S8 (B.R.East)	LOT 2 DP 100239	81m²	Auckland Council
S9 (B.R.East)	LOT 2 DP 100239	71m²	Auckland Council
Note: S10, currently part of Bellgrove Reserve East, will remain Auckland Council open space.			

Diagram 3 shows the proposed plans for the new park and walkway.

Diagram 3 - Kāinga Ora masterplan and indicative designs for the new pocket park and walkway

