

10.5 Strathmore, Overdale and Ruru Developments - Road Naming

Report To:	Council
Meeting Date:	Wednesday, 24 September 2025
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Purpose

To seek the Council's adoption of names for new roads to be vested to Council within the following developments: Ruru Crescent (Putaruru), Overdale and Strathmore.

Recommendation

That the Council:

- a. Receives and notes the Strathmore, Overdale and Ruru Developments - Road Naming Report (Resolve # 2025-363).
- b. Approves the following names for the new roads in these developments:
 - i. Tūi Place for the Ruru Development
 - ii. Tumu Drive, Akarātā Road, Raupō Street and Ti Kōuka Street for the Overdale Development
 - iii. East Grampian (extension of existing road), O'Leary Avenue, Fellingham Terrace, Rākau Street, Katherine Close, Radiata Street, Ngāpuke Way, Whirinaki Way for the Strathmore Development

Executive Summary

The Clothier Family has undertaken a 30 Lot development which includes the construction of a new road. They have requested that the new road, shown as Lot 102 on the attached drawing below, is named Tūi Place.

Ultimate Developers are in the process of developing Growth Cell 1 off Overdale Street, Putaruru. They have requested the following road names for stage 8: Tumu Drive, Akarātā Road, Raupō Street and Ti Kōuka Street.

Prime Solutions Limited (PSL) are in the process of developing 187 Lots opposite Strathmore Park in seven stages, with the first three stages in phase one. PSL has requested the following road names for the full development: O'Leary Avenue, Fellingham Terrace, Rākau Street, Katherine Close, Radiata Street, Ngāpuke Way, Whirinaki Way.

The new road names must be named and approved by Council as per LINZ (Land Information New Zealand) standards.

The Road Naming Policy requires Raukawa to be consulted on new proposed road names, which the three developers have done.

Context

Discussion

Ruru Development

Henry Clothier started the development and sadly passed away during the project. His wife Ann, son Richard and daughter Beth have taken on the task of completing the development. Mr Clothier Sr. was passionate about native birds and as such the family have suggested naming the cul-de-sac within the development 'Tūi Place'. The family has engaged with Raukawa, and Raukawa are happy to support the name 'Tūi Place'.

Overdale Development

Tumu Drive (Road 1) speaks of the foundation/trunk/main body of the tree and the main post of a palisading pā. Since this is the main road into the subdivision, the group believed this name to be fitting and appropriate.

Akarātā Road (Road 2). Speaks to the intertwining of the Rātā vine that wraps itself around the trunk, eventually growing through to the tops of the forest, befitting of the secondary road.

Raupō Street (Road 3) and **Ti Kōuka Street** (Road 4). Raupō (Bulrush) and Ti Kōuka (Cabbage tree) both come from the philosophy of paying homage to the area in which Pūtāruru is built, the land block known as Mangakaretu. Before the town of Putāruru was developed the area was known to be quite swampy. Raupō and Ti Kōuka have been a part of the landscape from its original state and is still highly visible vegetation today in Putāruru.

Strathmore Development

Prime Solutions Ltd (PSL), owned by the O'Leary family, have a resource consent for a seven-stage development with 187 Lots. The first three stages (Phase One) consists of 77 Lots. PSL have considered several local themes and historical links in their road-naming philosophy.

Road 1 (North) – East Grampian Street (continuation). This is a connection to the existing and established area, providing a strong sense of community. Raukawa support the continuation name of East Grampian Street.



Road 1 (South) – O'Leary Avenue. A connection to the guardians of the land, owners and providers of the development opportunity. The O'Leary name and family members have strong links to the community and local timber industry. This road leads into the O'Leary's property, enabling possible future development in the area. Raukawa support the name of O'Leary Avenue.



Road 2 (East & West) – Fellingham Terrace. George Joseph Macleod Fellingham, Feb 1916 – 1994, aged 78, was a prominent, lifetime figure in the Tokoroa community. He initially owned the sawmill (G.M. Fellingham Limited) which is now Roundwood NZ. Mr Fellingham, blind later in life, was known as ‘Big George’ by many. “Raukawa happy to suggest and support the name Fellingham Terrace. From a Raukawa perspective, George (present/past), his ancestors (past) and descendants (future) are acknowledged & remembered within the surname.”



Road 3 – Rākau Street. Rākau, meaning tree or timber, continues the strong relationship with the timber industry in the area. The name symbolises the strong native flora of the area. “Raukawa support the name of Rākau Street.”



Road 4 – Katherine Close. Katherine is a family name of the Guardians/landowners and is also a current family member. Katherine has been involved in the timber industry and a longtime member of the local community. “From a Raukawa perspective, Katherine and her connection is covered under the name of O’Leary Avenue.”



Road 5 – Radiata Street. The term ‘Radiata’ stems from the variety of pine tree that creates significant revenue for the area and local industry. “Raukawa support the name of Radiata Rise.”



Road 6 – Ngāpuke Way. Raukawa have suggested the name Ngāpuke Way due to the location of the site and the prominent view of the surrounding hills.



Road 7 – Whirinaki Way. The word Whirinaki means to provide support, stability or dependability and can mean a pillar or strength. This creates a sense of community, cultural unity and support. Raukawa provided no comment on this road name.



For clarity, the first three stages (of seven stages) of this development are currently under construction. This encompasses the following roads:

- a. Road 2 (east), Fellingham Terrace; half of this road will be constructed.
- b. Road 4, Katherine Close; in its entirety.
- c. Road 3, Rākau Street; half of this road will be constructed.

Overdale Development:

Tumu Drive (Road 1) - speaks of the foundation/trunk/main body of the tree and the main post of a palisading pā. Since this is the main road into the subdivision, the group believed this name to be fitting and appropriate.

Akarātā Road (Road 2) - speaks to the intertwining of the Rātā vine that wraps itself around the trunk, eventually growing through to the tops of the forest, befitting of the secondary road.

Raupō Street (Road 3) and **Ti Kōuka Street** (Road 4) - Raupō (Bulrush) and Ti Kōuka (Cabbage tree) both come from the philosophy of paying homage to the area in which Pūtāruru is built, the land block known as Mangakaretu. Before the town of Putāruru was developed the area was known to be quite swampy. Raupō and Ti Kōuka have been a part of the landscape from its original state and is still highly visible vegetation today in Putāruru.

Feedback from Raukawa - "From a Raukawa perspective, we are happy to indorse support for the names of Te Akarātā Road, Raupō Street, Ti Kōuka Street and Tumu Drive for the Overdale Road Housing Development."

Land Information New Zealand has advised that all of the proposed road names will be acceptable.

Options

Linkage to Strategic Plan Priorities

The issue discussed in this report is aligned with the Council vision, community outcomes, Council policies and the Council strategy.

Consultation (Internal and External)

All developers consulted with Raukawa as required by the Road Naming Policy. LINZ were also consulted as required. No other consultation was required.

Financial Considerations

Risks

Significance & Engagement Policy

Staff have assessed this decision as being of low significance in relation to the Significance and Engagement Policy.

Reference

Attachments

1. Ruru
2. Strathmore
3. Overdale