



Kaipara te Oranganui

**KAIPARA  
DISTRICT**

Two Oceans Two Harbours

---

## **Mangawhai Community Park Governance Committee Extraordinary Meeting Agenda**

**Date:** Thursday, 18 March 2021  
**Time:** 10.00 am  
**Location:** On line via Webex

**Membership:** Deputy Mayor Anna Curnow (Chair)  
Councillor Victoria del la Varis-Woodcock  
Councillor Jonathan Larsen  
Councillor Eryn Wilson-Collins  
Maurice Langdon  
Jim Wintle  
Georgina Connelly  
Mayor Dr Jason Smith

*For any queries regarding this meeting please contact  
the Kaipara District Council on (09) 439 7059*



1.	Opening	
1.1.	Karakia	
1.2.	Apologies	
1.3.	Confirmation of agenda	
1.4.	Conflict of interest declaration	
2.	The Mangawhai Museum and The Daring Trust Proposal – Temporary Storage of Daring Ship	2
3.	Closure	





# **The Mangawhai Museum and The Daring Trust Proposal – Temporary Storage of Daring Ship**

**Meeting:** Mangawhai Community Park Governance Committee  
**Date of meeting:** 18 March 2021  
**Reporting officer:** Jenny Rooney, Funding Advisor

## **Purpose | Ngā whāinga**

To seek a recommendation regarding a proposal to temporarily store the Daring Ship within the Mangawhai Museum's leased area.

## **Executive summary | Whakarāpopototanga**

The Daring Trust has presented sufficient information to seek approval to lease (temporary license to occupy) part of the Mangawhai Museum's leased land for the temporary storage of the Daring Ship. The Mangawhai Museum support the application and approach.

Staff have reviewed the information provided and confirm that there is no impediment to the Mangawhai Museum seeking this approval. The Friends of Mangawhai Community Park also support the proposal. The Mangawhai Community Park Governance Park Committee (MCPGC) has the authority to recommend to Council, so this report seeks that recommendation from the committee. If the MCPGC recommends the approach to Council, it is intended that staff will subsequently report to the March Council meeting for a decision.

## **Recommendation | Ngā tūtohunga**

That the Mangawhai Community Park Governance Committee;

- a) Notes the information provided at Attachments A to J of this report in support of the Mangawhai Museum's proposal to provide a lease (temporary license to occupy) to the Daring Trust.
- b) Notes that this project is not funded from Council budgets.
- c) Recommends to Council that it approve the Mangawhai Museum's proposal to licence (temporary license to occupy) to the Daring Trust an area (shown at Attachment D) for the purpose of constructing a temporary shelter for the Daring Ship;
  - a. provided that the temporary license to occupy be for an initial 12 month period from 1 April 2021, with the provision for two further 12 month licence (temporary license to occupy) periods (making a possible total of 36 months) as long as the terms of the Museum lease are continued to be complied with and council consent is obtained for each right of renewal.
- d) Recommends to Council that any further licence (temporary license to occupy) approvals as described in resolution (c) above be delegated to the Mangawhai Community Park Governance Committee.

## **Context | Horopaki**

The Daring, a two-mast schooner, was built as a cargo vessel in Mangawhai. It was wrecked twice, once in 1864, when it was stranded on the South side of the bar at the mouth of the Waikato River. It was originally reported to be a total wreck but was subsequently repaired and re-floated. On 22 February 1965, the Daring was sailing from Taranaki to the Manukau when the vessel was blown offshore of the Kaipara Heads. Attempts to keep the schooner off the beach were unsuccessful and she was left on the beach above the high tide line.

On May 2017, the remains of the wreck were spotted on Muriwai Beach, it had been uncovered by shifting sands. After obtaining council permission, the Daring was recovered on 12 December 2018 by the Daring Rescue Team in consultation with Heritage New Zealand. Items abandoned with the wreck were also uncovered, including coins and a boot. The Daring was relocated to a temporary location in Hobsonville, pending plans for its preservation and display. Due to redevelopment of the area, it now has to be removed by August 2021. The Daring Trust wish to relocate the Daring to the Mangawhai Community Park by April 2021 and complete the restoration process.

On 31 August 2020 The Daring Trust wrote to the Chair of the MCPGC requesting the committee agree, in principal, to the Daring being located in the Community Park.

At the MCPGC meeting held on 07 September 2020, Jim Wintle, Chair of the Daring Trust, presented an overview of the proposal. At the meeting the following motion was carried.

*That the Mangawhai Community Park Governance committee:*

- a) *notes the Daring shipwreck is not a Council project and Council does not have funds to pay for or contribute to the project.*
- b) *writes to the Daring Trust to emphasise that the Daring Trust must solely instigate, lead, and co-ordinate all required Council applications and related processes.*
- c) *notes that the ship must not be placed on Council land (temporarily or permanently) until the full planning, application, and approval process has been completed, with the appropriate approvals have been given by the Council.*

On 14 September, the committee received a letter from the Mangawhai Museum requesting permission to allow the Daring Trust to erect a temporary shelter for the Daring on the Museum's Licence to Occupy footprint. A copy of the letter is in **Attachment A**.

On 22 September 2020, council staff met with trustees from the Mangawhai Museum, Daring Trust and Mangawhai Historic Village to discuss the legal requirements, opportunities and risks associated with this proposal. A council project team which included various subject matter experts was formed to provide support to the organisations involved in this proposal primarily to navigate council processes, aligning with resolution c) of the MCPGC meeting, outlined above.

Council received a further letter dated 20 November 2020 from the Mangawhai Museum seeking permission to allow the Daring Trust to erect a temporary shelter. This can be found in **Attachment B**.

At the Friends of Mangawhai Community Park meeting held on 18 January 2021, Jim Wintle presented the Project Brief of the Daring proposal, which was met with approval by the members.

Since September 2020 there have been ongoing discussions and meetings between the Daring Trust and the council project team. The trustees have been proactive in providing information and working with the Mangawhai Museum to progress the temporary storage proposal.

In order for the Mangawhai Community Governance Committee to consider the proposal and make a recommendation to Council, the Daring Trust have provided the following additional information:

- Drawings of Proposed Temporary Daring Enclosure – **Attachment C**
- Site Plan showing temporary location - **Attachment D**
- The Daring Concept - **Attachment E**
- Funding Strategy - **Attachment F**
- Project Timeline - **Attachment G**
- Definitive Daring Financials - **Attachment H**
- Risk Adjustment Programme - **Attachment I**

At the meeting held on 10 March 2021 the Mangawhai Museum provided a copy of the letter, dated 8 March 2021, "Mangawhai Daring Trust – Temporary Storage License Molesworth Drive"

**Attachment J.** It was signed by the Trustees of the Mangawhai Museum Historical Society and the Mangawhai Daring Trust and sets out the terms and conditions of a temporary License to Occupy part of the Museum's presently unoccupied land as delineated on the plan attached to the letter ("Licensed Area") for a term of twelve months from 1 April 2021, or as otherwise agreed. The Museum is prepared to consider two further 12-month renewals (making a total of a possible term of 36 months), provided the terms of the licence have been complied with, and on each renewal occasion Council's consent is obtained. The letter of agreement is conditional upon obtaining the consent of the Kaipara District Council to the licence as the lessor.

It was noted by staff that in the Risk Adjustment Programme provided and included in the letter dated 8 March 2021, it stated the following clause:

*"Risk Public Visitors. The public will be invited to view this ship on set days, at set times. Groups will only be allowed into the enclosure in the company of Park or Daring Trust members"*

The Daring Trust has since verbally confirmed that there will be no public viewing/access. Staff will require that this clause be amended accordingly. As there is no public access, a resource consent will not be required to be obtained.

The Daring Trust has also applied for an exemption under the Building Act (2004). Staff have confirmed support for the exemption; however, it can only be issued once Council approval for the lease (temporary license to occupy) is obtained.

An extra-ordinary meeting of the Mangawhai Community Park Governance Committee has been called due to the urgency for the Daring Trust to remove the Daring Ship from its current location as soon as practicable.

## Discussion | Ngā kōrerorero

### Options

#### Option 1

The Committee recommends to Council, as the lessor, that it approves the Mangawhai Museum's proposal to lease (temporary license to occupy) to the Daring Trust for the purpose of providing a temporary storage location for the Daring ship. This is the recommended option.

#### Option 2

The Committee does not recommend the Mangawhai Museum's proposal at this stage and request staff continue to work with the stakeholders.

### Museum Lease Implications

The Museum can license part of the leased land to the Daring Trust subject to Council's prior approval, which cannot be unreasonably withheld. However, the Museum would still need to be responsible for the performance of their obligations under their lease and would be responsible in the event of a breach by the Daring Trust. Clause 14.1 of the Museum's lease will also apply and as such any building or improvements constructed on the land will require Council's prior approval at its discretion.

### Policy and planning implications

The Mangawhai Community Park Master Plan needs to be considered when decisions are made regarding the activities within the park. The Plan states the current and future use of the Park will only be for recreation, arts and cultural activities that do not duplicate facilities in other parts of the parks and reserves.

The Daring Trust will need to have a contingency plan in place for an alternative permanent location of the Daring if the Mangawhai Community Park is not deemed suitable.

### Financial implications

There are no council funds being used for this application, aside from some staff time.

The Daring Trust have provided a funding plan on how they propose to raise the funds from external funding sources to relocate the Daring Ship to a permanent location. There has currently been no external funding received or applications made for funding.

### **Risks and mitigations**

Risks of this decision are low. This report deals with the temporary location of the Daring Ship only. Any permanent request will be treated separately.

The potential risk is if the restoration is not completed in the maximum three years. This is mitigated via the temporary license to occupy and conditions. The Mangawhai Museum and Daring Trust will also need a viable contingency plan in place to relocate the Daring Ship elsewhere outside of the Mangawhai Community Park footprint if permanent location within the park is not possible.

### **Significance and engagement | Hirahira me ngā whakapāpā**

The decisions or matters of this report are considered to have a low degree of significance in accordance with Council's Significance and Engagement Policy. No feedback is required, and the public will be informed of Council's decision via the agenda and minutes publication of this meeting, on the website and through other channels if appropriate.

### **Next steps | E whaiake nei**

The Mangawhai Community Park Governance Committee recommendation will be presented to the Council for consideration at the meeting being held on 31 March 2021. Staff will also request that the Chief Executive be delegated the authority to finalise the details with the parties at that meeting also.

### **Attachments | Ngā tapiritanga**

	<b>Title</b>
A	Mangawhai Museum Daring Proposal letter dated 14 September 2020
B	Mangawhai Museum Temporary Storage of Daring letter dated 20 November 2020
C	Drawings of Proposed Temporary Daring Enclosure
D	Site Plan showing temporary location
E	The Daring Concept
F	Funding Strategy
G	Project Timeline
H	Definitive Daring Financials
I	Risk Adjustment Programme
J	Mangawhai Museum Temporary Storage Licence to Occupy Letter 8 March 2021

14 September 2020

Deputy Mayor

Anna Curnow

Chair Mangawhai Community Park Governance

Dear Anna,

We formally request your permission to allow the arrangement detailed below.

The Mangawhai Museum has been approached by the Mangawhai Daring Trust with a request to allow them to erect a temporary shelter for the Daring. This would be located on our leased land at the rear of our building and adjacent to our Café. It would comprise four containers and a temporary plastic roof between. This temporary shelter will be for a term of 12 months starting from the arrival of the ship. After this the ship will be transferred to its permanent home and the temporary structure will be removed.

We would like to support the Mangawhai Daring Trust and we hope that you will also look very favorably upon this request.

The expected arrival date of the Daring is approximately the 1<sup>st</sup> of February 2021

Yours faithfully



Joanne Naish

Chairperson

Mangawhai Museum & Historical Society Inc.



Kaipara District Council  
Attn Jenny Rooney  
Private Bag 1001  
Dargaville

20 November 2020

Dear Jenny,

**Re: Mangawhai Daring Trust – Temporary Storage Licence**

Thank you for your letter dated 4 November 2020. I am responding on behalf of the Museum. The proposal is actually the Mangawhai Daring Trust's ("Trust") proposal. However, to answer your questions:

- The proposal was set out in our letter to the Deputy Mayor dated 14 September 2020.
- The site plan has been provided to you. Plan A is acceptable.
- The expected arrival/commencement date is 1 February 2021
- The Museum is prepared to consider an initial 12 month term with provision for 2 12 month renewals, see below.
- The request for information by 20 November is noted.

While the Museum is very supportive of the Daring coming to Mangawhai and being located on the Museum's leasehold land, the Museum does not have the resources to take on any financial or legal liability on account of the Daring project. This includes compliance with Council regulatory requirements. This is dealt with in our request for Council consent set out below.

The Museum wishes to grant the Trust a licence to occupy part of the Museum's presently unoccupied land at Molesworth Drive Mangawhai for a term of 12 months from (approximately) 1 February 2021 on terms as set out below. The licence to be in letter form, i.e. not in the form of a formal document.

The Council's consent to the licence is requested under clause 7.1 of the Museum's lease and may not be "unreasonably or arbitrarily withheld".

The Museum also seeks an acknowledgement in writing from the Council that any breach or default by the Trust under the licence or *Ko te Wairua o te Mangawhai He Tangata He Tangata He Tangata* breach of any *The Spirit of Mangawhai is the People, the People, the People*

legal obligation relating to the Trust's use and occupation of the licensed land will not be a breach of the Museum's lease from the Council. This addresses the liability issue raised above but does not mean that the Museum will not enforce the terms of the licence.

The permitted use under the licence will be storage and restoration work, and erection of a temporary shelter, consistent with the Museum's lease (clause 4.1-"operation of a museum").

The main provisions of the proposed licence are:

- Licensee- the Mangawhai Daring Trust
- Term- 12 months from February 2021, see above.
- Renewal- consideration to be given to 2 further 12 month renewals (making a total possible term of 36 months) provided the terms of the licence have been complied with and on each renewal occasion the Council's consent to the renewal is obtained.
- Licence Fee- \$1000 pa plus GST payable in advance in 1 lump sum.
- Outgoings- The Trust is to pay all costs and outgoings including utilities relating to the Trust's use and occupation of the licensed land as assessed and requested by the Museum from time to time.
- Permitted Use- The permitted use under the licence is the storage and restoration of the Daring and construction of a temporary shelter, in accordance with the risk adjustment programme attached as a schedule to the licence.
- Insurance- The Trust is to take out and maintain for the term of the licence public liability insurance, construction works risks insurance, insurance for the value of the Daring and any other insurance covers recommended by the Museum's insurance broker.
- No Liability- the Museum will have no liability for the Trust's undertaking of the permitted use or any other use of the licensed land and makes no representation that the licensed land is suitable for the Trust's intended use.
- Museum Lease- The Trust will not do or permit anything which constitutes a breach or non-observance of the Museum's lease from the Council.
- Indemnity- The Trust indemnifies the Museum for any losses, costs, liabilities or penalties incurred by the Museum arising directly or indirectly from any act or omission on the part of the Trust, its trustees, members, employees, contractors or any persons for whom the Trust is responsible.
- Costs- The Trust will pay the Museum's costs, including legal costs on a solicitor and client basis, of and incidental to any default by the Trust under this licence or default under the Museum's lease from the Council for which the Trust is responsible.
- Statutory Compliance- The Trust will comply with all relevant regulatory and statutory provisions relating to its use and occupation of part of the Museum's land and in particular will do all things required to comply with the Health and Safety at Work Act 2015.
- Other agreed provisions

If the Council wishes additional provisions to be inserted or changes made, if agreed they can be incorporated. Feedback from the Trust may of course result in changes. This letter is being copied to the Trust so that it is fully informed.



Please let me know if there is anything further you need for your report and we look forward to receiving the Council's consent and acknowledgement as requested above just as soon as possible.

Kind regards,

A handwritten signature in black ink, appearing to read 'Emma Gray', with a stylized flourish at the end.

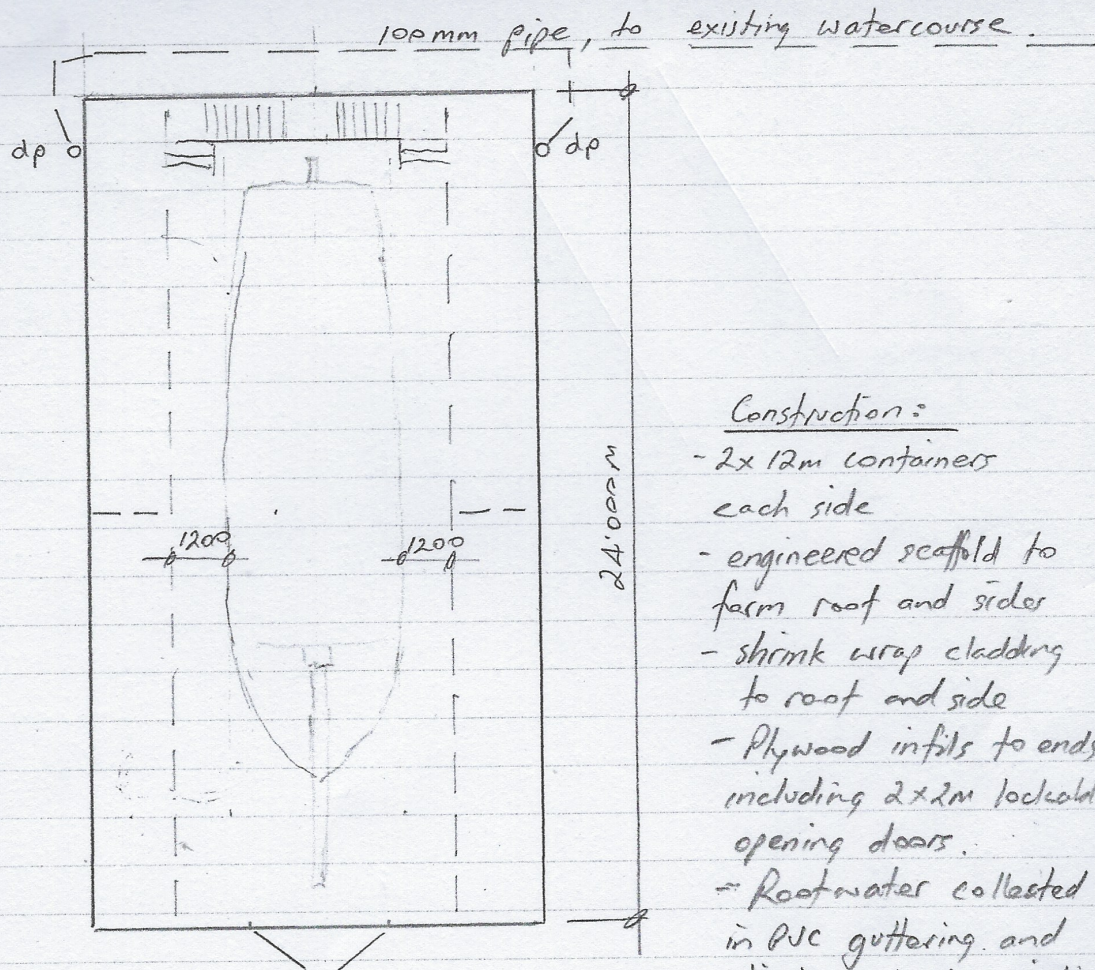
Emma Gray

Manager

Mangawhai Museum and Historical Society Incorporated

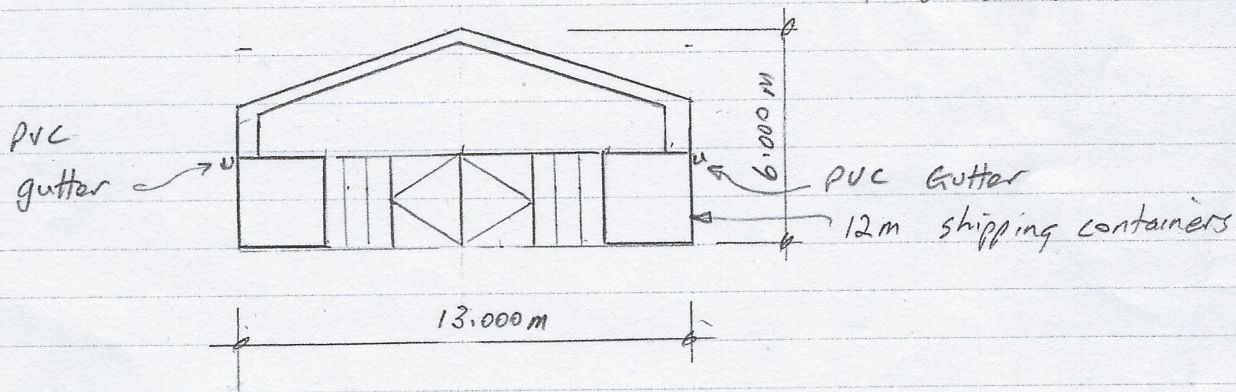
Cc: Mangawhai Daring Trust





### Construction:

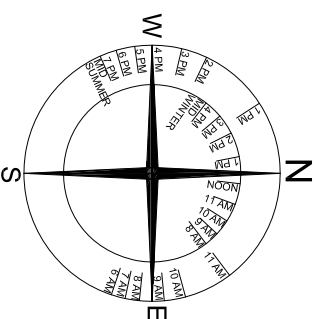
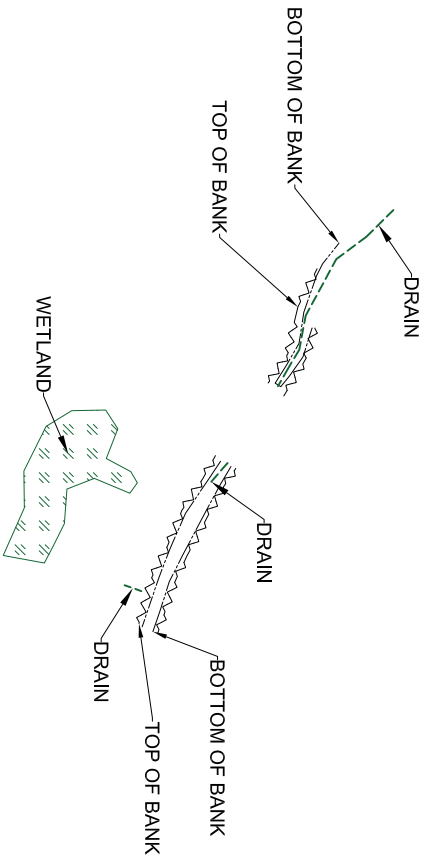
- 2x 12m containers each side
- engineered scaffold to form roof and sides
- shrink wrap cladding to roof and side
- Plywood infills to ends including 2x2m lockable opening doors.
- Roofwater collected in PVC guttering and discharged into existing watercourse. (Shared with Museum)
- Scaffold to be welded to containers.



### Proposed Temporary Enclosure for Daring





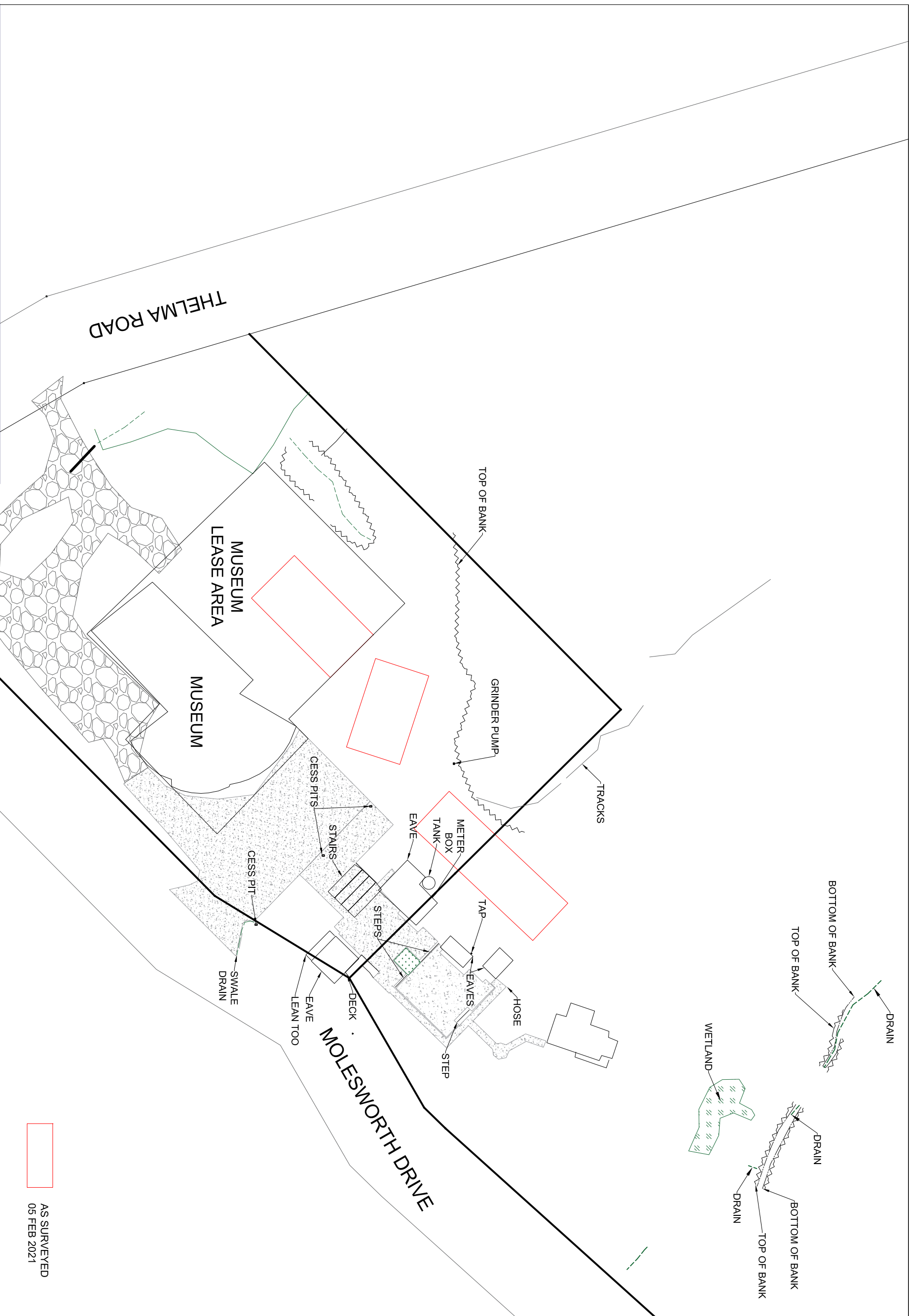


LEGEND

- MAJ CONTOUR
- MIN CONTOUR
- PROPERTY BDY
- FENCE
- RETAINING WALL
- TOP OF BANK
- BOTTOM OF BANK
- SANITARY SEWER
- STORMWATER
- FLOWLINES
- DRAIN
- GRAVEL
- CONCRETE/SEAL
- PLANTINGS
- PROPOSED BUILDING SITE
- TREES / GARDEN

NOTE:

- ANY QUERIES SHOULD BE DIRECTED TO PACIFIC COAST SURVEYS LTD.
- COORDINATES ARE IN TERMS OF MOUNT EDEN CIRCUIT 2000.
- VERTICAL DATUM NZVD2016 SM 1154 SO 60069 4.18m
- ALL PHOTO OVERLAY BOUNDARIES ARE INDICATIVE ONLY.
- MAJOR CONTOUR LINES ARE AT 1m INTERVALS.



AS SURVEYED  
05 FEB 2021



PACIFIC COAST SURVEYS

0800 PACIFIC (0800 722 434)  
info@pacificcoastsurvey.com  
www.pacificcoastsurvey.com

SITE SURVEY

MANGAWHAI HISTORIC VILLAGE

CLIENT  
KAIPARA DISTRICT COUNCIL

FILE 1078  
REVISION 1  
DATE FEBRUARY 2021  
SCALE 1:800 @ A3  
COUNCIL FILE RM  
PAGE 1 OF 1

SITE SURVEY OF  
LOT 2 DP 450057

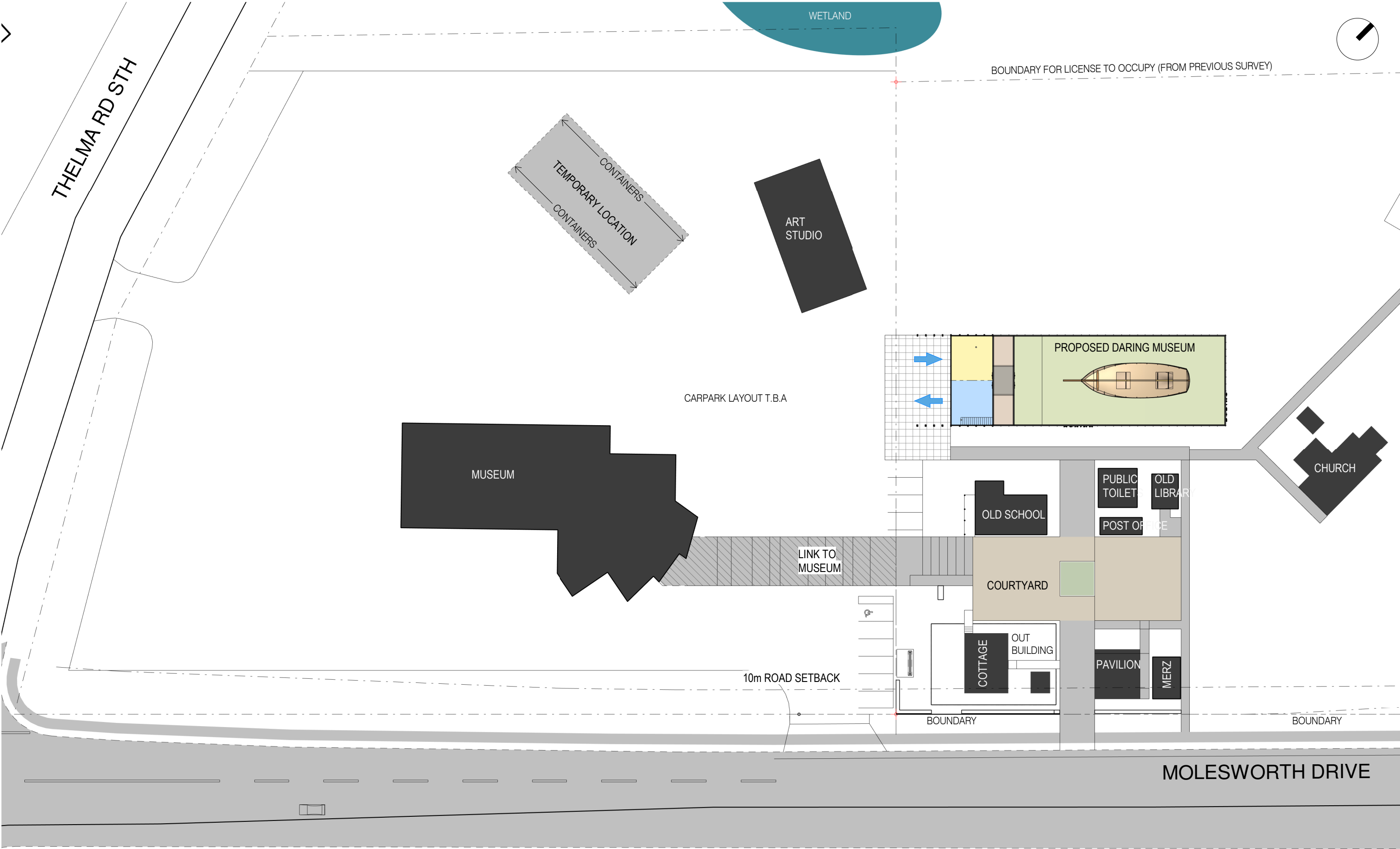




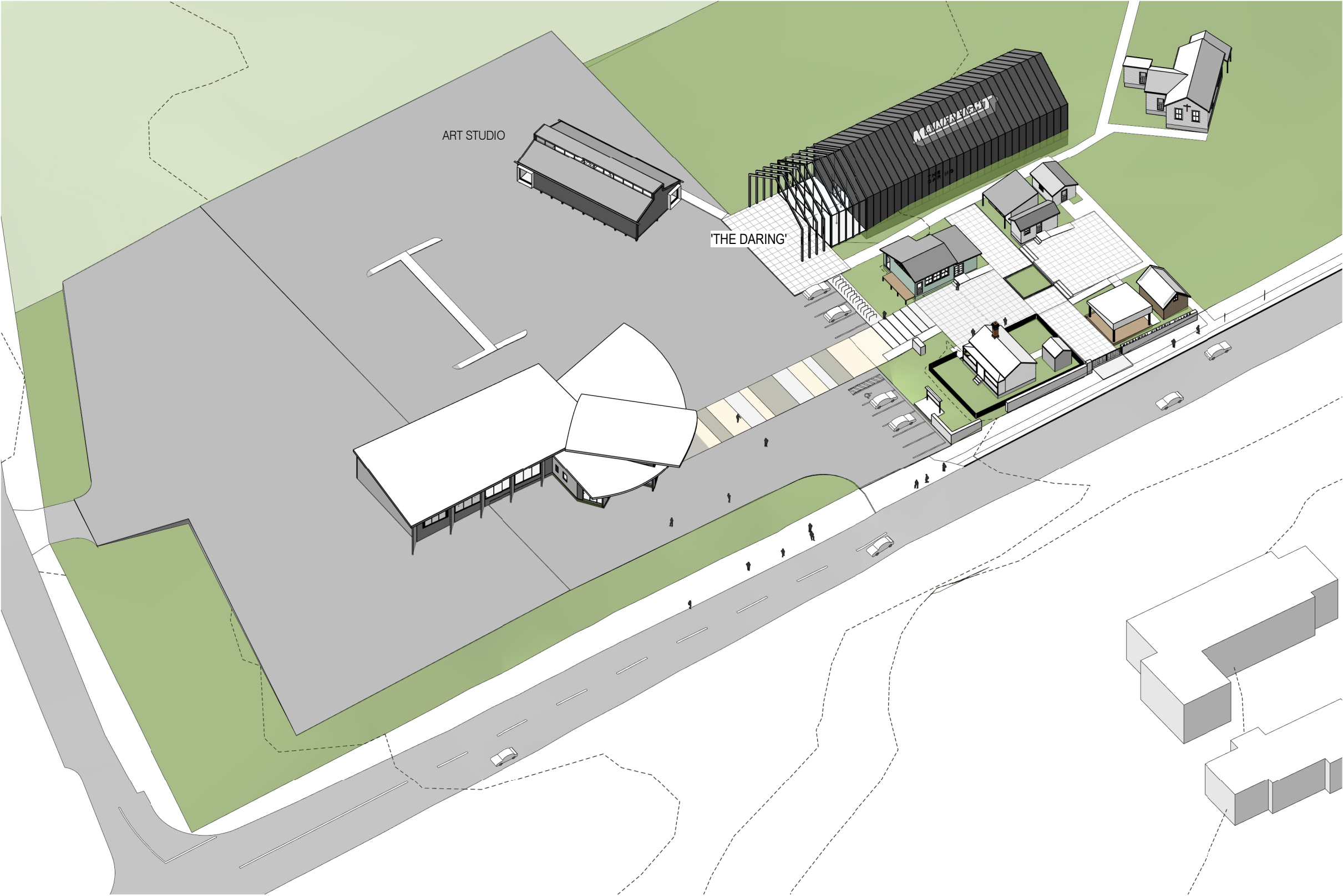
**THE DARING**

DESIGN STUDY 2

20/01/2021





















# **Mangawhai Daring Trust**

**Potential Funding sources** (refer also to the Mangawhai Daring Trust Sponsor Recognition Framework for what can be offered in return for sponsorship)

Entity	Key Persons to approach	Key selling point	Approach to be developed.	Persons to manage approach	Contact date	Outcomes
<b>Major Sponsor Opportunities (\$500k - \$2000k)</b>						
Mainfreight	John Hudson has connections with management John Streets Brother in law went to school with founder	Daring and Mainfreight both pioneering freight operators Good community citizen strategy	Formal presentation aligning history and values being developed by Alan	Alan Sefton John Hudson? John Street Jim Wintle?		
McDonalds	Ray Stonelake known to Jim	Ray on several McDonalds outlets and a local of Mangawhai		Jim and ?		
Tara Iti Golf Courses	American owner. John son in law works for him. Known to Jim		John with Alan McKinney to discuss ways to approach	Jim? Alan?		
<b>High valued Sponsors (\$50 to \$500k)</b>						
Foundation North (previously ASB Trust)	Toni Millar QSM Orakei Local Board Trustee of and grants committee of Foundation north She suggested we meet with head of funding Audrey McLaren for Daring funding applications.  Baden met Peter Tinan who suggests Jodi Bews-Hair to be a key contact	They work in joint ventures working with the community such as: committed \$5m to project Restoring the Kauri of the Hauraki Gulf (gulf innovation fund together GIFT) which is joint venture with Faculty of Creative Arts & Industries, university of Auckland and the University of Auckland Foundation.	Initial meeting to be held with known people to develop approach	Larry		

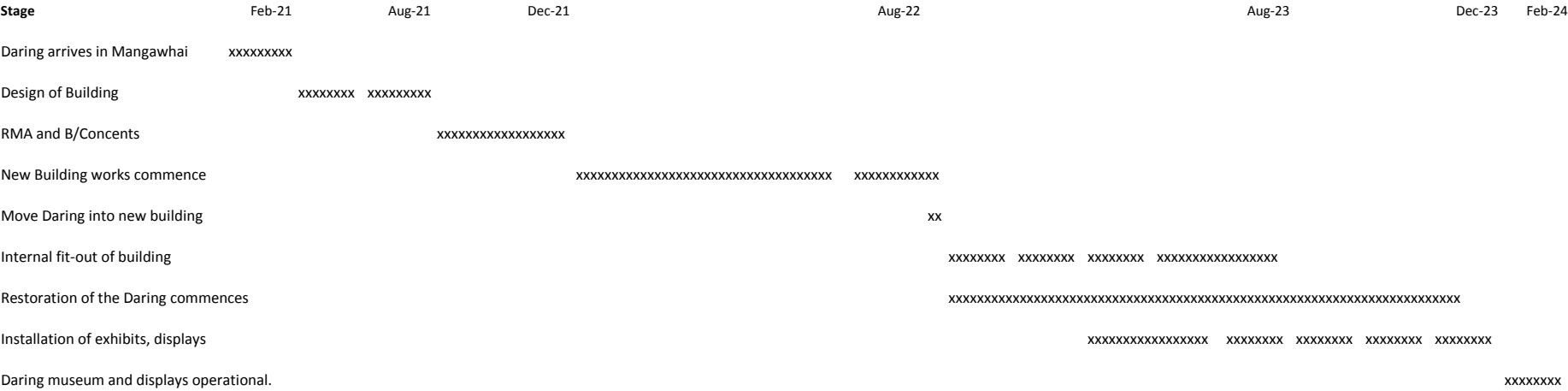
	Alan and John have previous connections					
Van Den Brink Group (Brink's Chicken)	Karl Van Den Brink known to Baden	Focussed on community support. Supported several charities over the years many focussed on child / poverty /education related issues	Formal presentation to be developed	Baden Jim? Alan?		
Restaurant Brands						
North Power						
McDonalds						
Fulton Hogan						
Downers						
McConnell Dowell						
Lotteries Commission						
Callum Engineering (Whangarei based)						
Auckland Council – heritage division		Have funded Waitangi in the past. (first time approved funding outside of heritage buildings)				
United Industries Ltd	John Williams Via son in law Jasper	Have funded Daring in the past and still interested in the project	Formal approach put forward for cradle	Baden Pascoe	Dec 2020	
Grayson Engineering	David Moore son of founder and MD Founder Pat known to Larry	Steel fabricators.	Meet with owner with formal presentation	Baden / Larry		
Mangawhai Central – Industrial Residential						

Development (down road from museum)						
Todd Foundation						
Winston Peters	Known to Alan John Larry	Interested when in role as Deputy Prime Minister. Has family connection to boat builder McInnes family	Alan to revisit	Alan		
<b>Valued Sponsors (\$10k to \$50k)</b>						
Northland Regional Council	Known to Jim		Approach to be developed	Jim Ernest		
Kaipara District Council reserve fund	Known to Ernest	Contributes to community initiatives within their reserves	Approach to be developed	Ernest Jim Dave		
Mangawhai Endowment Fund	Known to Ernest	Contributes to community initiatives		Ernest Jim		
Lion Foundation	Samantha Alexander	They support all causes	Initial meeting with Samantha to develop approach			
Logan Campbell Trust	Baden has lead in	Advancement of education is a key focus for grants Applications open annually in Sept				
NZ Community Trust		Have funded Waitangi in the Past				
Trillian Trust		Big sponsor of the Classic Yacht Association Rachel Orr (chair of CYA) and Tony Stevenson regularly raises funds from them				
Heritage NZ	Bev Parslow Larry regularly deals with	Have previously approved \$1k toward laser scan required as	Approach again when closer to needing laser scan			

		part of their consent process. Need to check still available	if Lomotion don't fund			
<b>Valued Sponsors Product and Service providers (at or below their cost)</b>						
United Industries Limited	John Williams CEO via Jasper his son-in-law	Previous funder of Daring Rescue Group \$40k plus One of their group of companies sells steel.	Baden has approached for cradle funding / materials Dec 2020	Baden	Dec 2020	<b>Have provided \$40k plus for temp scaffolding Decision pending re cradle steel</b>
Lomotion	Well known to Baden	Have provided cradle design and specs free of cost	Re approach re splitting cradle in two and providing laser scan	Baden	Regularly contacted during 2020 To be approached again Jan 2021	<b>Have provided cradle design and specs at cost</b>



Daring Project Timeline





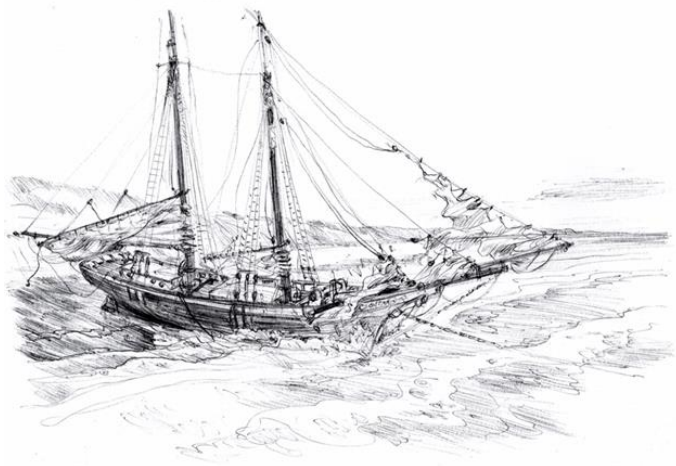
# Funding

By Alan Sefton

**We need, ASAP, to generate \$249,360.26 to keep the programme (particularly the preservation measures) on track.**

1. Our usual practice would be to seek financial support from the various funding trusts, which we will do but, right now they are all in limbo with hugely diminished income because of Covid 19
2. Similarly, the sponsorship world is completely changed because of drastically reduced income streams in the commercial world. This will all change but, not speedily
3. With the best will in the world, Friends of the *Daring* and Give-a-Little page initiatives will not do the job for us but should be pursued in the next level of funding generation.
4. So, we are going to have to unearth a sponsor/supporter that is less affected by Covid influences
5. To do so, we are going to have to research potentials while preparing a very creative pitch for their support
6. For starters, naming rights to the Daring Exhibition Facility are one of the strongest elements that we have in our quiver. If we can combine that with “community” and pitch to people or organisations that we know or that have serious community agendas, then we will be off to a good start

**We need, ASAP, to generate \$249,360.26**



## Daring Project Financials

The plan is to restore the vessel to the exact condition she was in when she emerged from the sands in May 2018. To this end, all the parts that were scavenged from the vessel when she first appeared have been retrieved and are included in the preservation process

That preservation process and then the selected restoration is being carried out by the Daring Rescue Group in consultation with Heritage New Zealand with the hands-on advice of appropriately qualified experts in the fields of archaeology, conservation, genealogy and reconstruction.

The completion of **Stage 1** of the operation – the rescue from Muriwai Beach - cost \$560,750.25. The great majority of that funding was provided by Auckland waterfront personality John R. Street, MNZM, who was also the Daring Rescue Group's chair.

**Stage 2** is now under way, comprising the preservation processes required by Heritage New Zealand, the selective reconstruction that is planned and, ultimately, the relocation to the permanent display site (when decided). This stage is budgeted to cost **\$248,204.16** (see financials below).

**Stage 3** will be very much contingent on where the vessel will be permanently displayed and what will be required for a world-class exhibit that employs the very latest technologies to ensure it is educational and inspiring while also entertaining. This stage has, as far as is practicable, been scoped and arbitrarily budgeted so that there is minimum delay in the programme once the display location has been decided.

**NB: At this point in time, the \$249360.26 needed to keep the programme (particularly the preservation measures) on track is a serious priority. Our usual practice would be to seek financial support from the various funding trusts, which we will do but, they all move slowly with no assurance of success**

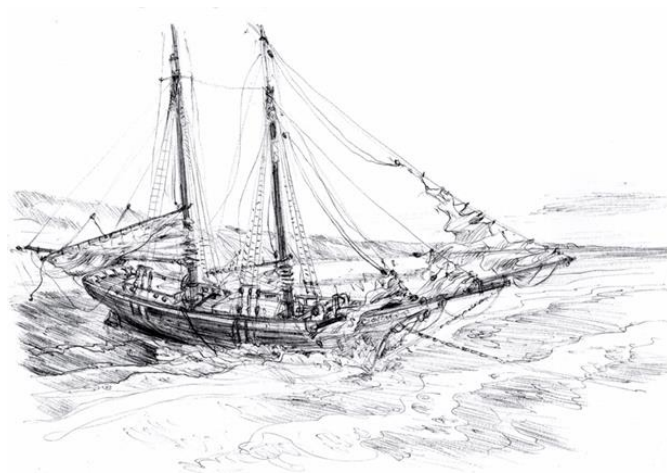
**NBB: In the budgets below, the updates to previous data are highlighted in red**

## The Financials

### Stage 1: Expenditure to 20 June 2019 (including GST)

<b>Item</b>	<b>For</b>	<b>Amount</b>
Black Hawk Security	Muriwai Beach Security	330,914.00
Heritage NZ	Permissions/Consents	4,000.00
Total Marine Services Ltd	Lift & Shift to Auckland	144,325.00
Waikato/Auckland Cranes	Offload @ Yachting Developments	3,810.00
T.R. Group Ltd	Temporary Tarpaulins Covers	200.00
Supercity Scaffolding	Erection & Plastic Wrap	14,465.00
Supercity Scaffolding	Scaffolding Hire (to 30 June 19)	35,000.00
Sprinkler System	Preservation System	600.00
Daily Spraying	Preservation Spraying	1,000.00
Neville Brothers	Aggregate (to contain mud)	250.00
Yachting Developments	Northcote Point Storage Site Rental	5,200.00
Boat Haulage Ltd	Acrow Props	1,190.25
	Security Cameras @ YD	700.00
	Reconstruction Laser Scan	5,033.00
The Sign Studio	Story Boards for YD Display	900.00
Susanne Grieve Rawson	Preservation/Assessment of Timbers	13,163.00
<b>Total Expenditure on Stage 1 (carried forward)</b>		<b>560,750.25</b>

The completion of Stage 1 of the operation – the rescue from Muriwai Beach – was largely funded by Auckland waterfront personality John R. Street, MNZM, who is also the *Daring* Rescue Group's chair



**Stage 2: Projected Expenditure to complete rescue, preservation, restoration**

<b>Item</b>	<b>For</b>	<b>Amount</b>	
Susanne Grieve Rawson	Preservation Proposal	40,335.50	1
Daring Trust	Small Finds Preservation	35,500.00	2
Wayne Olsen	Full Hull Clean	5,000.00	
Various	Cradle Design & Construction	30,000.00	
Various	Move from temporary site into YD	6,000.00	
Various	Laser Scan	5,033.00	
Wayne Olsen	Reconstruction	20,000.00	
Yachting Developments	Shed rental for restoration x 2	24,000.00	
Various	Reconstruction material costs	5,000.00	
Supercity Scaffolding	Scaffolding Hire (1 July 19 to 30 April 20)	28,663.30	
Supercity Scaffolding	Scaffolding Hire (1 May 19 to 31 July 20)	10,203.85	
Supercity Scaffolding	Scaffolding Hire (1 Aug 20 to 31 Oct 20)	6,955.50	3
Boat Haulage	Transport to final display location	10,000.00	
<b>Stage 2 expenditure</b>		<b>226,691.15</b>	4
<b>Contingency (10%)</b>		<b>22,669.11</b>	5
<b>Total Stage 2 Expenditure</b>		<b>249,360.26</b>	6

Stage 2 above is now under way, comprising the preservation processes required by Heritage New Zealand, the selective reconstruction that is planned and ultimately the relocation to the permanent display site (when decided). This stage is budgeted to cost \$249,360.26 (see financials above)

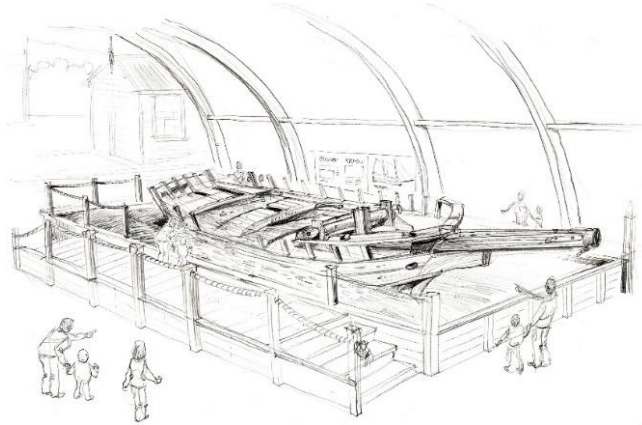


The Daring emerges from the West Coast sands in May 2018

### Stage 3: Expenditure To Complete Project

Item	For	Amount	
To Be Identified	Tourism-Friendly Display Facility	2,000,000.00	
Various	Preservation & Restoration	1,000,000.00	
To Susanne Grieve Rawson	Neckerchief Preservation	1,101.24	<sup>7</sup>
Daring Trust	Conservation Of Small Finds	70,000.00	<sup>8</sup>
To Be Identified	Temperature Control System	30,000.00	
To Be Identified	Daring Website Development	20,000.00	
To Be Identified	Display Story Boards	15,000.00	
To Be Identified	Other Display Materials	10,000.00	
To Be Identified	Project Video Material	20,000.00	
To Be Identified	Electronic Displays	20,000.00	
To Be Identified	Sound System	10,000.00	
To Be Identified	Support System	10,000.00	
To Be Identified	Start-Up Promotional	30,000.00	
<b>Total</b>		<b>3,236,101.20</b>	<sup>9</sup>
<b>Contingency (10%)</b>		<b>323,610.00</b>	<sup>10</sup>
<b>Total Stage 3 Expenditure</b>		<b>3,559,711.20</b>	<sup>11</sup>
<b>Projected Total Costs</b>			
<b>Stage 1:</b>		<b>560,750.25</b>	
<b>Stage 2:</b>		<b>249,360.26</b>	<sup>12</sup>
<b>Stage 3:</b>		<b>3,559,711.20</b>	<sup>13</sup>
<b>Total Project Cost (including contingencies)</b>		<b>4,369,821.70</b>	<sup>14</sup>

**NB:** At this point in time, the \$249,360.26 to keep the programme (particularly the preservation measures) on track is a serious priority. Our normal practice would be to seek financial support from the various funding trusts but, they all move very slowly with no assurance of success, particularly in these Covid 19 times.



Impression of *Daring* on public display by Warkworth artist Steve Horsley

1	New quote from Susanne
2	Monies paid out by Daring Trust
3	Latest Scaffolding Bill (everything now up to date)
4	New Stage 2 total
4	New Stage 2 contingency
5	New Stage 2 Budget Total
6	Quote from Susanne
7	Projected cost of further Small Finds Preservation
8 – 13	Adjusted totals reflecting new budget figures



## THE DARING

### Risk Adjustment Programme

Prepared for the Kaipara District Council.

It is envisaged that the Daring will be housed in temporary storage for between 12 and 36 months, in the location identified on "sheet A", in a structure detailed on "sheet B".  
(Attached)

#### **Risk.** The ship itself.

The ship will be held in a purpose built cradle, that will become a permanent part of its life. The ship is to be housed in an enclosure constructed by four 12m shipping containers, with a scaffold structure over and clad with shrink wrap. The scaffold will be engineer designed, welded to the containers, and be capable of retaining its integrity in the event of storm or vandalism. The ends of the enclosed structure will be clad in a mixture of corrugated iron, and plywood. Public will be excluded from this enclosure, unless a viewing time has been arranged.

#### **Risk.** Public visitors'.

The public will be invited to view this ship on set days, at set times. Groups will only be allowed into the enclosure in the company of Park or Daring Trust members.

#### **Risk.** Machinery, power equipment.

There is minimal restoration planned. When work on the ship is to be carried out, barriers and signage similar to that seen on construction sites will be put in place. Tool box meetings will be held, and a site register will be maintained. Appropriate first aid equipment will be available.

#### **Risk.** Building materials.

There will be no materials left outside of the enclosure. All materials, equipment, and boat parts will be stored inside the lockable shipping containers.

#### **Risk.** Chemicals.

It is not envisaged that there will be any chemicals, paints or solvents kept in this area.

25/9/2020





Copy.

PO Box 91, Mangawhai  
Northland 0540, New Zealand  
Ph 09 431 4645

info@mangawhai-museum.org.nz  
www.mangawhai-museum.org.nz

Mangawhai Daring Trust  
c/o Jim Wintle  
Mangawhai

8 March 2021

Dear Jim,

**Re: Mangawhai Daring Trust ("Trust") – Temporary Storage Licence  
Molesworth Drive.**

Further to your 22 January 2021 email, this letter sets out the terms and conditions of a temporary licence to occupy part of the Museum's presently unoccupied land at Molesworth Drive, Mangawhai as delineated on the plan attached to this letter ("Licensed Area") for a term of twelve months from 1 April 2021, or as otherwise agreed.

Conditional on the consent of the Kaipara District Council ("Council") to this licence as lessor, the Museum grants and the Trust accepts a temporary licence to occupy the Licensed Area on the following terms and conditions:

- Licensors – The Mangawhai Museum and Historical Society Incorporated ("Museum")
- Licensee – the Mangawhai Daring Trust
- Term – 12 months from 1 April 2021, see above.
- Renewal – consideration to be given to two (2) further 12-month renewals (making a total possible term of 36 months) provided the terms of this licence have been complied with and on each renewal occasion the Council's consent to the renewal is obtained.
- Licence Fee - \$1000 pa plus GST payable in advance in 1 lump sum.
- Outgoings – The Trust is to pay all costs and outgoings including utilities relating to the Trust's use and occupation of the Licensed Area as assessed and requested by the Museum from time to time.
- Permitted Use – The permitted use under the licence is the storage and restoration of the Daring and construction of a temporary shelter, in accordance with the risk adjustment programme attached to this letter
- Insurance – The Trust is to take out and maintain for the term of the licence, and any renewals, public liability insurance, construction works risks insurance, insurance for the value of the Daring and any other insurance covers recommended by the Museum's insurance broker.
- No Liability – the Museum will have no liability for the Trust's undertaking of the permitted use or any other use of the Licensed Area and makes no representation that the Licensed Area is suitable for the Trust's intended use.
- Museum Lease – The Trust will not do or permit anything which constitutes a breach or non-observance of the Museum's lease from the Council

- Indemnity – The Trust indemnifies the Museum for any losses, costs, liabilities or penalties incurred by the Museum arising directly or indirectly from any act or omission on the part of the Trust, its trustees, members, employees, contractors or any persons for whom the Trust is responsible.
- Costs – The Trust will pay the Museum's costs, including legal costs on a solicitor and client basis, of and incidental to any default by the Trust under this licence or default under the Museum's lease from the Council for which the Trust is responsible.
- Statutory Compliance – The Trust will comply with all relevant regulatory and statutory provisions relating to its use and occupation of the Licensed Area and in particular will do all things required to comply with the Health and Safety at Work Act 2015.
- No Assignment - this licence is personal to the Trust and the Trust shall not assign, sublicense, charge or part with possession of this licence to any third party.
- Default – in the event the Trust fails to pay the licence fee or fails to observe or perform any other term of this licence, the Museum shall be entitled to terminate this licence following giving not less than 10 working days' notice of its intention to so terminate.
- Make Good - in the event of the termination or the expiry of this licence for any reason, the Trust shall at its own cost remove the Daring and all improvements erected on the Licensed Area and make good to the satisfaction of the Museum.
- Disputes – any disputes arising between the parties directly or indirectly arising out of this licence shall be resolved between the parties, using techniques of mediation, provided that the Museum shall not be required to mediate in any case where a breach, impending breach or non-observance of the Museum's lease from the Council is concerned.

Following execution of this licence by both parties below under seal the Museum will forward a copy of this licence to the Council and the parties note and agree that the Council's consent to this licence was requested by letter dated 20 November 2020.

The Common Seal of  
Mangawhai Museum and Historical  
Society Incorporated  
was affixed in the presence of:



Chairperson.....

Board  
Member.....

Board  
Member.....

*[Handwritten signatures and initials in blue ink]*



## THE DARING

### Risk Adjustment Programme Prepared for the Kaipara District Council.

It is envisaged that the Daring will be housed in temporary storage for between 12 and 36 months, in the location identified on "sheet A", in a structure detailed on "sheet B".  
(Attached)

#### Risk. The ship itself.

The ship will be held in a purpose built cradle, that will become a permanent part of its life. The ship is to be housed in an enclosure constructed by four 12m shipping containers, with a scaffold structure over and clad with shrink wrap. The scaffold will be engineer designed, welded to the containers, and be capable of retaining its integrity in the event of storm or vandalism. The ends of the enclosed structure will be clad in a mixture of corrugated iron, and plywood. Public will be excluded from this enclosure, unless a viewing time has been arranged.

#### Risk. Public visitors'.

The public will be invited to view this ship on set days, at set times. Groups will only be allowed into the enclosure in the company of Park or Daring Trust members.

#### Risk. Machinery, power equipment.

There is minimal restoration planned. When work on the ship is to be carried out, barriers and signage similar to that seen on construction sites will be put in place. Tool box meetings will be held, and a site register will be maintained. Appropriate first aid equipment will be available.

#### Risk. Building materials.

There will be no materials left outside of the enclosure. All materials, equipment, and boat parts will be stored inside the lockable shipping containers.

#### Risk. Chemicals.

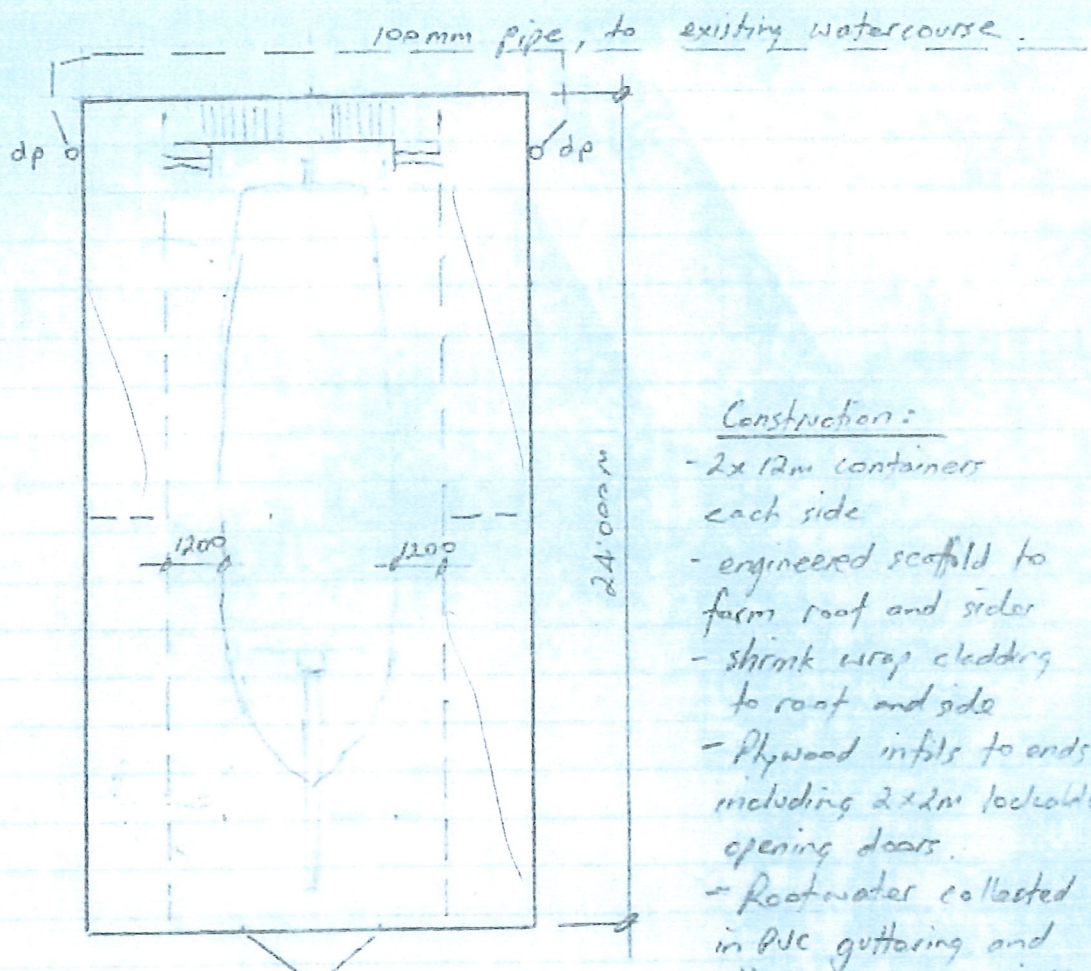
It is not envisaged that there will be any chemicals, paints or solvents kept in this area.

25/9/2020



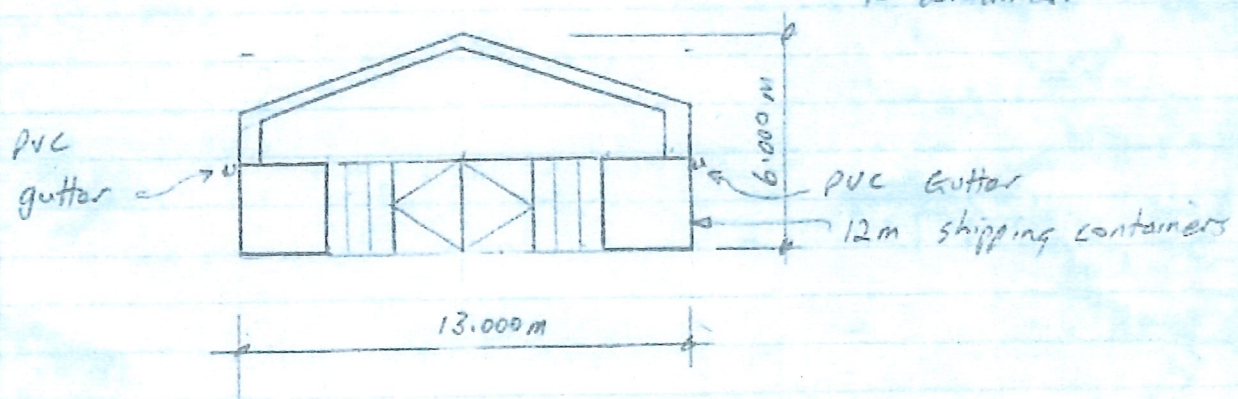






### Construction:

- 2x 12m containers each side
- engineered scaffold to form roof and sides
- shrink wrap cladding to roof and side
- Plywood infills to ends including 2x2m lockable opening doors.
- Roofwater collected in PVC guttering and discharged into existing watercourse. (Shared with Museum)
- Scaffold to be welded to containers.



Proposed  
Temporary Enclosure for Daring.