

Minutes of a meeting of the Wānaka Community Board held in the Lake Hāwea Community Centre, Myra Street, Hāwea on Thursday, 4 July 2019 commencing at 10.00am

Present:

Councillor Quentin Smith (Chair), Ms Rachel Brown, Ms Ruth Harrison, Councillor Calum MacLeod, Councillor Ross McRobie and Mr Ed Taylor

In attendance:

Mr Mike Theelen (Chief Executive), Mr Aaron Burt (Senior Planner, Parks and Reserves), Ms Diana Manson (Reserves Officer) and Ms Jane Robertson (Senior Governance Advisor); two members of the media and seven members of the public

The Chair advised that the Chief Executive had been delayed by heavy traffic leaving Queenstown and had not yet arrived at the meeting. The Chair stated that he wished to adjourn the meeting to allow the Chief Executive some additional time in which to arrive.

On the motion of Councillor Smith and McRobie the Wānaka Community Board resolved that the meeting adjourn.

The meeting adjourned at 10.01am and reconvened at 10.15am. The Chief Executive entered the meeting at 10.16am.

Apologies/Leave of Absence Requests

Ms Jude Battson was on an approved leave of absence.

An apology (potentially for lateness) was received from Councillor MacLeod.

On the motion of Councillor McRobie and Mr Taylor the Wānaka Community Board resolved that the apology be accepted.

The following requests for Leave of Absence were made:

- Mr Ed Taylor: 2-18 August 2019
- Councillor McRobie: 27-30 September 2019

On the motion of Ms Harrison and Ms Brown the Wānaka Community Board resolved that the requests for leave of absence be granted.

Declarations of Conflicts of Interest

No declarations were made.

Matters Lying on the Table

There were no matters lying on the table.

Public Forum

1. Michael Ross, Chair, Wānaka Stakeholders Group

Mr Ross addressed the Board about the Queenstown Airport ('QAC') Statement of Intent ('SOI') and the actions of the previous week where the Council had narrowly voted to receive the SOI. He considered that this was a contradictory decision in light of the climate change decision made earlier in the meeting. He believed that the Wānaka Community Board should have the QAC SOI on its next agenda because its primary role was to act as an advocate for the interests of the community the SOI and impact upon Wānaka was a critical strategic issue for the community that the Board should debate. He also considered that the Wānaka Masterplan should firstly be presented to and agreed by the Board and then presented as at Board recommendation to Council.

Mr Ross stated that there was mounting concern in the Upper Clutha community that Council was not hearing its views.

2. April McKenzie, Chair, Hāwea Community Association

Ms McKenzie advised that she wanted to have a two-way conversation with the Board and she did not consider that speaking in the public forum was engagement. She detailed various matters of concern to the Hāwea community:

- The community had been very disappointed at the government's decision to approve the Hāwea SHA as well as about the Mayor's comments about local opposition to it. This did not bode well for the Proposed District Plan and the contradictory positions in different Council departments (e.g. on housing capacity in the Lake Hāwea township)
- The community had asked the Board to discuss Hāwea wastewater but this subject was not on the agenda. The Council was handling her request for the business case as an official information request, meaning that a reply would take at least a month, which did not show a willingness to be transparent or to share information.
- The Council's Infrastructure Committee had not met since August 2018, which should be of concern to the Board and reflected badly on the Council.
- The community had expected the Board to discuss the recent consent application to discharge wastewater into waterways.

Ms McKenzie also commented on discussions to underground the power poles on Capell Avenue and Lakeview Terrace and a consent application by Spark for a 15m high telecommunication facility near the Lake Hāwea Community Centre.

Confirmation of Agenda

The agenda was confirmed without addition or alteration.

Confirmation of minutes

On the motion of Councillor McRobie and Mr Taylor the Wānaka Community Board resolved that the minutes of the meeting held on 4 April 2019 be confirmed as a true and correct record.

1. Proposal to Vest Land Accessed off Mount Iron Drive in Wānaka, as two Local Purpose (Connection) Reserves and to Offset Reserve Improvement Contributions as Appropriate, per the Development Contributions Policy

A report from Aaron Burt (Senior Planner, Parks and Reserves) presented for the Board's recommendation to Council two Local Purpose (Connection) Reserves and the offset of reserve improvement development contributions to be approved. The reserves were part of a subdivision development near Mount Iron Drive and would serve to facilitate pedestrian and cycle access through the proposed development as well as connecting with existing pedestrian/cycle routes.

The report was presented by Mr Burt. He acknowledged the efforts of the Council's planning team to secure these connecting reserves as they would provide a lot of community benefit. Further, it was likely that due to their shape, the reserves could not be used for anything else.

Councillor McRobie did not agree with the recommended three-year maintenance period, as he did not consider it was long enough. Mr Burt advised that it had been a five-year period until recently, but had been brought back to three years in recognition of the delicate balance between providing reserves without making it too onerous for developers.

Councillor Smith noted that the area in question had been used informally as an access way for some time, albeit over private land. He had some concerns about the minimum legal width recommended as he considered that the track would 'feel' narrow and he would have supported it being wider.

On the motion of Councillor Smith and Ms Harrison the Wānaka Community Board resolved that it:

- 1. Note the contents of this report;**
- 2. Recommend to Council that the vesting of the two Local Purpose (Connection) reserves be approved;**
Alice & Imelda Ltd, Mount Iron Drive, Wānaka – RM181491
 - a) Lot 200 (330m²)**
 - b) Lot 201 (215m²)****subject to the following works being undertaken at the applicant's expense:**
 - i. Consent being granted (as necessary and subject to any subsequent variations) for any subdivision required to formally create the reserves, and to also**

- level out topography (if advised necessary by the Parks & Reserves Planning Manager);
- ii. Such a consent for any reserves shall ensure that in any staged development, the creation of a reserve is bound to the first stage to seek title, or subject to alternate timing requirements deemed necessary by the Parks & Reserves Planning Manager;
 - iii. Presentation of the reserve in accordance with Council's standards for reserves;
 - iv. The submission of a Landscape Plan to Council by the developer for certification as appropriate, including subsequent implementation of landscape and planting for the reserves. The certification of such a plan shall be by the Parks and Reserves Planning Manager.
 - v. The formation of sealed pathways on the reserves to a minimum 2 metre wide width, and to also meet the Grade 2 standard of the QLDC Cycle Trail and Track Design Standards & Specifications (2016);
 - vi. A potable water supply point to be provided at the boundary of the reserve lots;
 - vii. The registration of a fencing covenant under s6 of the Fencing Act 1978 on the reserves to vest in QLDC to protect the Council from liability to contribute towards any work on a fence between a public reserve vested in or administered by the Council and any adjoining land;
 - viii. The registration of a Consent Notice on any land within the development adjoining the reserves, to ensure any fences on land adjoining, or boundaries along any reserve, shall be no greater than 1.2m in height, and be 50% visually permeable;
 - ix. A three year maintenance period by the current landowner commencing from vesting of the reserves;
 - x. A maintenance agreement being prepared and signed by the Parks and Reserves Planning Manager specifying how the reserves will be maintained during the maintenance period; and
 - xi. Vesting of reserves to be undertaken in accordance with the QLDC Vesting of Roads and Reserves Policy.
3. Recommend to Council that any reserve improvement contributions are offset against those payable in

accordance with the Development Contributions Policy current at the time of contributions payment, subject to:

- a. Detailed design plans for the reserves to be submitted and the approval of these to be delegated to the Parks and Reserves Planning Manager.**
- b. Final approval of reserve improvement costs to be delegated to the Parks and Reserves Planning Manager and is subject to the applicant demonstrating the actual costs of the improvements.**

- 4. If the cost of work to construct the approved plans exceeds the contributions available to be credited, the additional cost shall be at the applicant's expense.**

2. Chair's report

A report from the Chair updated the Board on actions from the previous meeting and on the following matters:

- The official result of the Visitor Levy referendum;
- Information about the 2019 Election;
- Wānaka Masterplan progress;
- Citizenship Ceremony to be held in Wānaka in November 2019;
- Queenstown Lakes District draft Climate Action Plan; and
- Update of activities at the Wānaka Recreation Centre

Councillor MacLeod entered the meeting at 10.43am.

Councillor MacLeod advised that he had been attending an announcement by Conservation Minister, the Hon. Eugenie Sage of \$7.5million of new funding allocated to Land Information New Zealand (LinZ) over four years to protect some of the South Island's most significant lakes. This would include \$2million a year to control lagarosiphon in Lake Wānaka. He thanked the Minister for this new initiative.

Members reported verbally on their liaison roles with community groups.

It was noted that the Wānaka Chamber of Commerce town centre master plan meeting had been well attended and thanks were extended to Peter Hansby, Tessa Payze, Gabrielle Tabron and their team for doing a very good presentation.

Members also acknowledged the work of Diana Manson (Reserves Officer) in the community, especially her work on the Albert Town Lagoon and as staff representative and minutes secretary for the Upper Clutha Tracks Trust.

Ms Brown advised that she had recently facilitated the local Responsible Camping Forum and participants wanted it to continue. The group had appreciated her

contribution and she asked for it become one of the community roles filled by a Board member after the election. In addition, she encouraged the Board to continue having a liaison role with the Wānaka Alcohol Group.

Ms Brown asked when the Council would provide responses to Annual Plan submissions, particularly as the Council had adopted the Plan on 27 June.

The Chair noted that at the Council meeting held on 27 June the Council had adopted a Climate Change Draft Action Plan for public feedback and agreed to declare a climate and ecological emergency in the district. He asked the Board to consider whether it wished to offer its official support to the Council on this matter.

Councillor McRobie advised of his support for this course of action. He commended the report writer for an outstanding paper. Councillor MacLeod echoed these sentiments and suggested that an assessment of climate change impacts was needed as a standard part of each Council report. He also supported the Council lobbying government for legislative change to raise building standards and highlighted the challenge to the Council of the carbon sequestration caused by Coronet Forest.

Ms Harrison also expressed support for the Council declaring a climate change emergency. Ms Brown expressed the view that as advocates for the local community the Board should consider the draft Action Plan itself and provide feedback.

Mr Taylor acknowledged the concerns about climate change but was of the view that declaring an emergency was tokenism. He stated that consideration of it and its effects should simply be a part of all Council business.

Ms Brown commented favourably on the introduction of te reo to reports.

The Chair stated that he would take each part of the recommendation separately.

On the motion of Councillor McRobie and Mr Taylor the Wānaka Community Board resolved that the report be noted.

On the motion of Councillor Macleod and Ms Brown the Wānaka Community Board resolved that it support the Council's declaration of a climate and ecological emergency and adoption of a draft Climate Action Plan for public feedback.

The meeting concluded at 11.20 am.

Confirmed as a true and correct record:

Chairperson

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