

# Battson, Sally

## WANAKA RESIDENTS ASSOCIATION

### WANAKA/UPPER CLUTHA

#### 1 Convention Centre

##### Do you support the revised rating model for the proposed convention centre?

Yes

##### Convention Centre Comments

We remain strongly opposed to the Convention Centre proposal. It seems to us that it places a significant financial burden on the ratepayers of the whole district in return for doubtful benefits and substantial on-going costs. Queenstown and the surrounding areas are attracting consistently growing visitor numbers without recourse to a convention centre. The airport is likely to reach capacity within 5 years unless Lot 6 can be acquired. Any convention centre will be competing with proposed new convention centres in Auckland and Wellington and a possible alternative centre in Frankton. We consider that proceeding with this project will gobble up dollars that could be better spent on other priorities. In the event that the project proceeds, we consider that the revised rating model is preferable to the previous one.

#### 2 Wanaka Pool

##### The majority of the Wanaka community (that responded) accepted paying a projected cost of \$184 per residential property per year in the Wanaka Ward. Do you prefer that this project begins now with the rate charged from 2017 or the pool and rate be deferred until 2023?

2017

##### Wanaka Pool Comments

Now that the decision has been taken, the project should proceed as soon as funding allows. Deferring it will only create ill-will and leave the project open to further cost escalation. Our two major concerns remain as previously stated - 1. That the community gets maximum value for the dollars expended on the project 2. That there is still no comprehensive business plan analysis with regard to the on-going running costs of this facility. Is the facility going to operate at a surplus or a loss? If a loss, what is the on-going cost of this likely to be for ratepayers and/or users? While some level of council subsidy may be appropriate, users need to be prepared to share the burden of overheads through realistic user charges.

#### 3 Transport Planning

##### 3A. Is the Council taking the right approach to address congestion issues in central Queenstown by planning to reduce future traffic movements by 20 percent?

Yes

##### 3A. Transport Planning Comments

What about Wanaka congestion issues? With the development of new subdivisions such as Northlake there needs to be serious attention given to the implications for traffic flows around the town.

##### 3B. Should Council increase parking charges and use any additional parking revenue to make public transport more affordable?

Yes

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### **3B. Transport Parking Comments**

Ditto - what about Wanaka parking issues? There is going to be a crisis around parking within the Wanaka CBD well within the ten year term of this plan. Indeed, at busy times (ie. continuously in the months since Christmas 2014!), Wanaka arguably already has significant parking issues. The Council need to take a proactive approach to this issue. Planning, liaison with developers and, if necessary, land acquisition needs to be undertaken sooner rather than later. If we prefer a pedestrian-oriented CBD then there needs to be parking around the fringes of the town. Lots of issues to consider here and it would be good to see a budgeted sum for an assessment of these issues and planning ahead.

## **5 Water and Wastewater – a Standardised Rate**

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**Do you agree that Council should further investigate the principle of a standardised rate for water and wastewater?**

Yes

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### **Water and Wastewater Comments**

Investigation is required in order to establish whether there is a cost/benefit in rating for water and wastewater. Whether the rate should be standardised is another matter. If the purpose of the rate is to provide funding for capital infrastructure development, repair & maintenance then a system based on user-pays seems appropriate. This could be effected through an “free” basic annual allocation for “normal” household use and an incremental levy over and above this use. The other matter which remains to be adequately addressed is the problem of water quality and lake algae in Wanaka’s water supply. We support the submissions of Mr Trevor Williams with regard to this issue.

## **6 Other Comments**

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**Would you like to comment on any other aspect of this draft 10 Year Plan?**

Annual Community Association Grants Our organisation is one of the many in the district that benefit from the Council’s annual \$5000 grant. We would like to submit in support of retaining this grant through the period of this ten year plan. Our organisation has a history of using the grant for a variety of projects which have enhanced amenity values around the Wanaka and Upper Clutha community over an extended period. Projects to date have included the tree planting at the town entrance; the swimming pontoon at the lake-front ; seating at the top of Mt Iron and on the Oxbow track; the flood memorial in front of Kai Whaka Pai and contributions to a range of other projects including the Wanaka Welcome signs. We have accrued our grants over the last two financial years for the construction and installation of a lychgate-style shelter in the Wanaka Cemetery. We had projected that this \$10,000 plus another \$5000 of our own funds and sundry donations would be sufficient to complete the project. We have found, however, that material and labour costs have exceeded those that were budgeted, so we expect that the majority of the \$5000 grant for the coming financial year will also be allocated to the completion of this project. We are happy to provide a full financial report at the completion of the project.