



Otorohanga District Council

# MINUTES

1 April 2008

## OTOROHANGA DISTRICT COUNCIL

1 April 2008

Minutes of an ordinary meeting of the Otorohanga District Council held in the Council Chambers, Maniapoto St, Otorohanga on Tuesday 1 April 2008 commencing at 10.20am.

### MINUTES

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## **PRESENT**

Mr DF Williams (Mayor), Crs SR Adam, S Blackler, WH Earwaker, AL Gower, AG Ormsby, DM Pilkington and RJ Prescott.

## **IN ATTENDANCE**

Messrs JL Pevreal (Chief Executive), DC Clibbery (Engineering Manager), GD Bunn (Finance & Administration Manager), AR Loe (Environmental Services Manager) and CA Tutty (Customer Services Team Leader).

## **OPENING PRAYER**

Cr Adam read the Opening Prayer.

## **CONFIRMATION OF MINUTES**

### **MATTERS ARISING**

#### **Application for Road Closure - 2008 Rotorua**

Cr Pilkington queried whether 'everyone' was happy with the proposed Road Closure being 1 June 2008. The Engineering Manager replied he had not received any advice to the contrary however, he was unaware of the final outcome and agreed to check with Council's Engineering Support Officer.

**Resolved** that the minutes of the meeting of the Otorohanga District Council held on 11 March 2008, as previously circulated, be approved as a true and correct record of that meeting.

**Cr Pilkington / Cr Ormsby**

## **REPORTS**

### **Item-78 OTOROHANGA COMMUNITY BOARD MINUTES - 14 FEBRUARY & 13 MARCH 2008 - TABLED ITEM**

#### **Discussion**

Members were referred to copies of Minutes of the Otorohanga Community Board meetings held on 14 February and 13 March 2008.

#### **Resolved**

That the minutes of the meetings of the Otorohanga Community Board held on 14 February and 13 March 2008 be received and the recommendations contained therein adopted.

**Cr Ormsby / Cr Mr Prescott**

## **MATTERS ARISING - 14 FEBRUARY 2008**

### **Proposed Maniapoto Street/Wahanui Crescent Walkway**

In reply to Cr Earwaker he was advised it would be normal procedure to call for public submissions on the proposal to name the proposed Maniapoto Street/Wahanui Crescent walkway in honour of the late Sir Edmund Hillary.

## **MATTERS ARISING - 13 MARCH 2008**

### **Truck Wash Facility**

The Engineering Manager reported he had recently spoken to representatives of the Otorohanga Carriers Association who were adamant that the tanks have been ordered and will be installed

shortly. His Worship advised the facility is administered by a Committee however, a definite date should be decided by the Board for the completion of the proposed work. It was agreed the Engineering Manager take this line of action with a suggested deadline of 30 April 2008 for the completion of the proposed works.

## **Item-69 REQUEST TO REMIT DEVELOPMENT CONTRIBUTIONS - BEATTIE HOME TRUST**

### **Discussion**

The Environmental Services Manager presented a report on the request from Beattie Home Trust for Council to consider relief from the Financial and Development Contributions charged against their subdivision on Orahiri Terrace.

Cr Blackler declared an interest in the matter to be discussed and accordingly took no part in the discussion nor voted on the resolution. His Worship reported he had had discussions with the Beattie Home Property Manager who had identified issues around the timing of the introduction of the Development Contribution Levy. He said the Trust was a major Ratepayer and Contributor in the Community. The project commenced some time ago however, due to other issues, this time frame was extended. Cr Earwaker, supported by Cr Pilkington, agreed it would not be in Council's best interest to start making exceptions to its Policy. Cr Ormsby wondered which Members were not aware of the development happening and queried whether the application could not have been lodged earlier. His Worship confirmed that initial discussions were held back in 2002. Cr Prescott said it was necessary for Council to put a 'line in the sand' and therefore cannot be seen to be setting a precedent.

### **Resolved**

That

1. The Environmental Services Manager's report be received, and
2. The request from the Beattie Home Trust for relief from the financial and Development Contributions, be declined.

### **Cr Earwaker / Cr Prescott**

## **Item-70 RATES REMISSION - HARVEST CHRISTIAN FELLOWSHIP**

### **Discussion**

The Finance & Administration Manager presented a report on an application received from the Harvest Centre Charitable Trust for rates remission on the property situated at 5 Tuhoro Street, Otorohanga.

His Worship declared an interest in the matter and accordingly took no part in the discussion nor voted on the resolution. His Worship vacated the Chair. Cr Earwaker took the Chair. Cr Earwaker asked Members for their comments on the application. Cr Prescott questioned, should a business which charges for the use of its facility qualify for rate relief? The Finance & Administration Manager reported that Churches are not rated and accordingly this needs to be taken into consideration as part of the facility is utilised for worship. He further advised that the climbing wall is a Community facility used to encourage Youth Development.

### **Resolved**

That Council make a grant of 75 percent rates relief to the Harvest Centre Charitable Trust for the 2007/08 financial year.

### **Cr Prescott / Cr Ormsby**

## **BEATTIE HOME TRUST**

Mr Graham Sanders, Property Manager of Beattie Home Trust, and Mr Russell Easton (Building Consultant) attended the meeting and spoke in support of the Beattie Home Trust's application to remit Development Contributions charged against their subdivision on Orahiri Terrace. Mr Easton outlined the background to the Application submitted by the Beattie Home Trust and said at no time when the Resource Consent Application and Landuse Resource Consent was granted was there mention of proposed Development Contributions. Mr Easton reported the Trust provided storm water disposal across Orahiri Terrace in case the complex was extended towards State Highway 3. He said the Trust has spent substantial money in providing infrastructure for future use and expressed the opinion that by payment of Financial and Development Contributions the Trust is paying twice. He said the funds accrued by the Trust are put back into the Community. With regard to Reserve Contributions Mr Easton reported the Home itself has provided a Reserve for its residents to enjoy. He referred to the provision of lawns, gardens, trees, etc which Council does not contribute to. His Worship replied by explaining the principle behind the Contributions. He said it is important for Council to ascertain what is fair and who should be contributing. His Worship said Council allowed a six month transition period to give applicants the opportunity to submit their applications.

## **Item-74 ENVIRONMENT WAIKATO DRAFT ANNUAL PLAN ROADSHOW PRESENTATION**

### **Discussion**

Representatives of Environment Waikato, Policy Group Manager, Mr Robert Brodnax and Crs Andra Neeley and John Fisher, attended the meeting and presented Environment Waikato's Draft Annual Plan. Mr Brodnax spoke of the pressures the Region faces, these being -

1. Sustainability of agriculture
2. Maintaining water quality and availability
3. Transportation funding needs
4. Increasing flood and hazard risks
5. Integration of Regional and District Planning
6. Loss of National Possum Control Funding
7. Growing public expectation.

Members were informed Environment Waikato was predicting a 6.8 percent projected rate increase and in order to achieve this consideration has been given to reducing works and services, deferring some new bus services in Hamilton and the 'Protecting Lake Taupo' rate be reduced to \$16.60. Mr Brodnax then highlighted the proposed LTCCP amendments. Cr Neeley advised attempts will be made to smooth out any future rate increases by the introduction of the differential rating system.

Mr Brodnax reported that submissions to the draft Annual Plan will close at 4.00pm on 1 May 2008 with public hearings to be held 26-28 May, following which the Annual Plan will be adopted and rates sent on 26 June 2008.

His Worship thanked the representatives for their attendance and confirmed Council will be forwarding a submission to their Draft Annual Plan. He expressed Council's thanks to the representatives for their communication and support with Councils District Plan review.

### **Resolved**

That the Environment Waikato's Draft Annual Plan presentation be received.

**Cr Pilkington / Cr Adam**

## **Item-71 CONFLICTS OF INTEREST**

### **Discussion**

The Finance & Administration Manager presented a report advising that as part of the Elected Members Code of Conduct there is a requirement for each Elected Member to complete a Register of Interests. The report summarised potential conflicts of interest for Elected Members and a guide titled 'Guidance for Members of Local Authorities about the law on Conflicts of Interests' was circulated to Members.

### **Resolved**

That

1. The Finance & Administration Manager's report be received.
2. The Register of Interests is completed by each Elected Member in compliance with the Local Government Act 2002.

### **Cr Earwaker / Cr Adam**

## **Item-72 WAIKATO REGIONAL AIRPORT - STATEMENT OF INTENT 2008/09**

### **Discussion**

The Chief Executive referred Members to the Waikato Regional Airport Ltd's Draft Statement of Intent for 2008/09. He said the Airport appears to be running quite successfully and this is supported by their half yearly report.

### **Resolved**

That Council receive the Waikato Regional Airport Limited's Draft Statement of Intent for 2008/09

### **Cr Prescott / Cr Pilkington**

## **Item-73 DESTINATION WAITOMO**

### **Discussion**

The Chief Executive summarised a report requesting Council to consider an application for assistance from the Otorohanga District Development Board to assist Destination Waitomo. Cr Pilkington referred to the proposed partnership between Destination Waitomo and Council, in particular the proposed Outcomes, and expressed the opinion these were too localised. She said she would like to see a wider District benefit. His Worship advised Destination Waitomo's partnership with Council was to assist in achieving the proposed Outcomes. Cr Blackler expressed the opinion she would like to see some 'buy in' from the Waitomo District Council. Cr Earwaker said he would like to see Destination Waitomo make a presentation to Council. Cr Gower advised that both Council and Destination Waitomo need to work together to achieve the Outcomes and with the inclusion of the Waitomo District Council also.

### **Resolved**

That

1. Funding of \$15,000 for the 2007/8 year be made to the Otorohanga District Development Board to assist Destination Waitomo

2. \$15,000 be included in the Estimates for the 2008/9 years be made to the Otorohanga District Development Board subject to a satisfactory presentation being made by the Board and Destination Waitomo to Council around October 2008 to reflect on the progress made to date.

### **Cr Earwaker / Cr Blackler**

#### **LUNCHEON ADJOURNMENT**

Council adjourned for luncheon at 12.40pm and resumed at 1.07pm.

#### **Item-75 ODC MEMBERS REMUNERATION**

##### **Discussion**

The Chief Executive presented a report requesting Council to consider the level of remuneration to apply from 1 July 2008.

##### **Resolved**

That the following rates of remuneration be paid to members -

Deputy Mayor	\$25,945
Councillors	\$11,851

### **Cr Earwaker / Cr Gower**

#### **Item-76 MATTERS REFERRED - 11 MARCH 2008**

##### **Discussion**

##### **PROVISION OF UPMARKET/CONFERENCE ROOM HOTEL**

The Chief Executive reported on previous information Council had obtained on the provision of an upmarket/conference room hotel in the District. He said it had been envisaged a sum of \$40,000 would be required to obtain a feasibility report. He said no support had been received from THL or any other interested party. Mr Ormsby said he had been talking to the President of the Otorohanga Business Association and it was agreed there was a substantial opportunity for the provision of such a facility as the Library Meeting room is often booked out. His Worship reported there were approximately six events a year that Otorohanga was missing out on due to suitable accommodation not being available. It was agreed that no further action be taken in the meantime.

##### **ROAD SAFETY COORDINATOR SCHEME**

The Engineering Manager reported he had had another meeting with the Road Safety Coordinator regarding a revised list of projects. He said these issues were being finalised and it had been recommended a steering group comprising the Otorohanga and Waitomo District Councils be established. Following discussion Cr Blackler agreed to represent this Council on the steering group.

##### **KERB & CHANNEL - HARPERS AVENUE**

The Engineering Manager reported he had inspected the recent kerb and channel work carried out in Harpers Avenue and although this was 'a bit bumpy' their work was not as bad as that carried out recently in Orahiri Terrace. He said there is however, a problem with the formed grass verge against the kerb.

## **OTOROHANGA STOP BANKS**

The Engineering Manager advised he had spoken to Council's Consultant Mr Peter Cotter regarding a 10 year survey on the level of the Otorohanga Stopbanks and advised Mr Cotter could not recall this ever being carried out by Council. It was however, agreed that such a survey should be done.

## **BY-LAW CONTROL OF HORSES**

The Environmental Services Manager reported he had drafted a By-law to control horses in urban areas and consulted with Council's Animal Control Contractor as to its content. He said he will present a report to Council in the near future regarding a number of By-laws to be reviewed.

## **RANGITAHU STREET PROPERTY**

The Environmental Services Manager outlined, for Members information, the enforcement action that could be taken in regard to unauthorised building work on a property. He said Council could take action under the Resource Management Act and would be able to place a charge over the land. He said however, as it is multiple owned and the process would cost in the vicinity of \$15,000 and this may not achieve the desired results. Mr Ormsby referred to the dumping of tyres which were going to be back-filled into the adjacent stream. His Worship advised the property concerned was visible from State Highway 31. The Environmental Services Manager said Council would be looking at a timeframe of approximately six months. He outlined the procedure which would commence with the gathering of evidence by a site visit and a warning issued to clear the site. He would then come back to Council with enforcement action proposals. Following further discussion it was agreed that Council's Chief Executive and Environmental Services Manager approach the person concerned to convince them of the need to remove the accumulated material. It was also agreed this issue be discussed with Environment Waikato.

## **GENERAL**

### **OTOROHANGA MEDICAL CENTRE**

Mr Ormsby referred to an advertisement in the local paper that the Otorohanga Medical Centre Doctors were reducing their after hours service. His Worship reported the Chairperson of the Otorohanga Community Board had had discussions with the local Doctors however, he said it was their business and they need to come to Council formally, with suggestions on the level of service they wish to provide.

### **DOMAIN DRIVE**

Mr Ormsby referred to the tar sealing of Domain Drive and was advised this was re-surfaced last week.

### **FEDERATED FARMERS**

Cr Blackler informed Members the AGM of Federated Farmers is to be held on 10 April 2008 at 7.30pm, at the Presbyterian Church hall.

### **ROADSIDE FENCES**

The Environmental Services Manager reported, due to the recent drought conditions, pressure is being placed on road side fences thus allowing stock to escape. He advised Council's Animal Control Contractor had several call-outs to properties along State Highway 31. This concern has been expressed to Transit New Zealand.

### **SWIMMING POOL FENCES**

The Environmental Services Manager advised Central Government is to review the laws around of swimming pool fences, the result of which may place further responsibilities on Local Authorities.

#### **CIVIL DEFENCE EXERCISE**

The Environmental Services Manager updated Members on the recent Civil Defence exercise which unfortunately, due to the process falling over in Auckland, this Council did not receive any communications after Thursday afternoon, in order to take part in the proposed exercise.

#### **RURAL FIRE**

The Engineering Manager reported on a recent 'out of control' fire which had been lit by a resident who then went on holiday. He said the fire was attended by the local fire brigade and they will bill the offender for the costs incurred. He referred to the legislation and the burden of proof required for a prosecution. He said he will continue to investigate the matter to ensure the correct grounds are identified.

#### **ROADWAYS**

The Engineering Manager reported due to the extreme dryness a number of roads are showing cracks in the carriage-way. Staff are arranging for these to be 'plugged up' with hot mix as soon as practical.

#### **GRADUATION CEREMONY**

His Worship informed Members of the Mayoral Graduation Ceremony to be held Tuesday 8 April 2008.

#### **WINTEC**

His Worship informed Members of Wintec's Open Day to be held 8 April 2008 from 4.00 to 6.00pm.

#### **MAYORAL FORUM**

His Worship advised the Mayoral Forum is to meet on 11 April 2008.

#### **COUNCIL MEETING 22 APRIL 2008**

His Worship reminded Members that the next meeting of Council to be held 22 April 2008 will include consideration of the Annual Plan and Estimates.

#### **HABITAT FOR HUMANITY**

His Worship reported the recent construction of a Habitat for Humanity house situated off Te Kawa Street, Otorohanga, is almost completed. He extended thanks to Cr Prescott for his contribution to the project.

#### **FORMER KAWHIA COMMUNITY BOARD MEMBER - A RUBAY**

The Chief Executive informed Members of Mr Alan RuBay's 18 years service to the Kawhia Community Board. He suggested an invitation be extended to Mr RuBay to attend morning tea and be presented with a Certificate of Appreciation for his service. It was agreed the Chief Executive arrange the appropriate presentation.

#### **SHARED RECRUITMENT**

The Chief Executive reported during the past 18 months work has been carried out with neighbouring Council's on a Shared Recruitment Scheme. He said this will provide added value, better advertising and establish a talent pool of possible employees. He said a website has been established with the view to attracting people to the Waikato.

## **DRAFT ESTIMATES**

The Finance & Administration Manager referred to the recent Draft Estimates and said these do not include the changes made at the Kawhia Community Board meeting last week. He said the split in the proposed rate increase is 2.9 percent across the District, 7.8 percent Otorohanga Community and 9.6 percent Kawhia Community.

## **PROPOSED CALL CENTRE**

The Finance & Administration Manager advised, included in the 2007/08 Draft Estimates, was an amount for investigation into the provision of a Call Centre that was later removed. He said the proposal does warrant further investigation and that a scheme operated by the Palmerston North City Council is worthy of looking at. A presentation will be made to Council at the next meeting.

## **MOTION TO EXCLUDE THE PUBLIC**

"THAT the Otorohanga District Council, pursuant to Section 48, Local Government Official Information and Meetings Act 1987, resolves that the public be excluded from the following parts of the proceedings of this meeting.

This resolution is made in reliance on Section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by Section 6 or Section 7 of that Act or Section 6 or Section 7 or Section 9 of the Official Information Act 1982, as the case may require, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public."

## **Cr Pilkington / Cr Adam**

**Item-77 REQUEST TO PURCHASE PART OF HAPPY VALLEY ROAD  
CONFIDENTIAL**

## **MEETING CLOSED**

The meeting concluded at 2.50pm

**MAYOR:**

**DATE:**

