

Minutes of an ordinary meeting of the Queenstown Lakes District Council held in the Council Chambers, 10 Gorge Road, Queenstown on Thursday 26 November 2015 commencing at 1.00pm

Present:

Mayor Vanessa van Uden; Councillors Aoake, Ferguson, Forbes, Gazzard, Gilmour, Lawton, MacLeod, Stammers-Smith and Stevens

In attendance:

Mr Adam Feeley (Chief Executive Officer), Mr Peter Hansby (General Manager, Infrastructure), Mr Stewart Burns (Chief Financial Officer), Mr Tony Avery (Acting General Manager, Planning and Development), Mr Stephen Quin (Parks Planning Manager), Mr Denis Mander (Principal Planner, Infrastructure), Mr Ulrich Glasner (Chief Engineer), Mr Matthew Paetz (District Plan Manager), Ms Kim Banks (Senior Policy Planner), Mr Lee Webster (Manager, Regulatory), Mr Anthony Hall (Principal Enforcement Officer), Ms Anara Hocking (Enforcement Officer), Mr Craig Smith (Environmental Health Officer), Ms Heidi Thomson (Regulatory Support Co-ordinator), Ms Vicki Jones (Consultant Planner), Mrs Joanne Conroy (Property Manager, APL Property Ltd), Ms Averil Kingsbury (Property Manager, APL Property Ltd), Mr Blake Hoger (Property Manager, APL Property Ltd) and Ms Jane Robertson (Governance Advisor); 3 members of the media and approximately 40 members of the public

Apologies

Apologies

An apology was received from Councillor Cocks for the meeting, although it was noted that he may only be late.

Councillor Ferguson apologised for potential early departure from the meeting as he needed to catch a flight at 5pm.

On the motion of Councillors Gilmour and Aoake it was resolved that the Council accept the apologies.

Leave of Absence Requests

The following requests for leave of absence were made:

Councillor Cocks: 30 November – 5 December (inclusive)

Councillor Ferguson: 7-15 December

The Mayor: 13-15 December

Councillor Aoake: 15-16 December

Councillor MacLeod: 12-26 December

On the motion of Councillors Stammers-Smith and Stevens it was resolved that the Council approve the requests for a leave of absence.

Declarations of Conflicts of Interest

Councillor Stevens noted that he had a greater than 10% interest in two food businesses and therefore had a conflict of interest in respect of item 11: 'Review of the Queenstown Lakes District Food Safety Grading Bylaw 2011.'

Councillor MacLeod noted that he had a similar conflict, as his business was also involved in serving food products.

The Mayor advised that she did not consider that these conflicts required Councillors MacLeod or Stevens to leave the room for the item but stated that it would be wise for them not to offer their services as members of the hearings panel.

Matters Lying on the Table

There were no matters lying on the table.

Confirmation of agenda

The agenda was approved without addition or alteration.

Public Forum

1. Rachel Brown

Ms Brown praised the initiative in place for this meeting of allowing people to speak in the Public Forum from Wanaka via video-conference and stated that it should be a standard practice for every Council meeting. She advised that she was happy to manage the process in Wanaka if that would assist. °°°

Ms Brown spoke to items 9 and 10 on the agenda which were recommendations from the Wanaka Community Board regarding Hawea unformed legal roads and changes to parking in Wanaka.

In relation to Hawea unformed legal roads, Ms Brown observed that the recommended outcome was a very considered and thorough result and had come about through much consultation and collaboration. The proposed resolution would deliver many benefits and opportunities for future generations and the long and extensive negotiations with all the groups involved meant that the interests of the wider community had been taken to heart. She noted that since consideration at the Wanaka Community Board meeting she had only received positive feedback on the decision.

Ms Brown noted that at the meeting the efforts of Denis Mander in bringing about this outcome had prompted effusive praise by speakers in the Public Forum and a round of applause and she had been very moved by the expressions of thanks made.

The Board had conducted hearings on proposed changes to Wanaka parking changes and the recommended changes were being presented for the Council's approval. The recommendations did not propose significant change, but they acknowledged the community's growth and the need to manage issues

proactively. Ms Brown highlighted that matters for future consideration were the provision of peripheral parking and options for cycling.

2. Florence Micoud

Ms Micoud spoke in support of the climate change declaration which provided a pathway to stay within a 2° average temperature increase by the end of the century but it needed community support in order to achieve this. She highlighted ways of achieving this, including the development of energy efficiency policies, strengthening building codes, retrofitting buildings, addressing waste pollution and encouraging recycling and afforestation. She stated that the 2° goal could only be achieved if strategies were implemented across all geographic regions and at all levels. She noted that the Climate Change walk in Wanaka on Sunday was a chance for citizens to show that they were ready to implement any changes necessary to achieve climate change goals and that they wanted government policies to support this.

3. Maggie Lawton

Ms Lawton stated that she had been engaged in research into climate change for 20 years and considered the Council's support of the climate change declaration a huge step forward for the Council. She noted that attitudes to and understanding of climate change had changed significantly over the last 20 years and there was now a realisation that climate change was real and action was needed to address its effects.

Ms Lawton encouraged the Council to play its part by adopting policies and plans which reduced omissions and working with central government to give effect to high level carbon reduction targets. She recognised the difficulty in putting strategies into action, but stressed that addressing the effects of climate change needed to affect everything that the Council did.

4. Marnie Reid

Ms Reid presented to the Council a 12 Point Trans-Pacific Partnership policy solution, encouraging the Council to adopt it. She noted that a number of other New Zealand Councils had adopted it and asked the Council to consider it.

5. Helen Morse

Ms Morse supported the previous speaker as she considered that the Trans-Pacific Partnership and free trade agreements could affect local government on a variety of levels. She cited examples of ways in which Council policies could be limited by the TPP, expressing concern about possible adverse impacts on local communities.

6. Stewart Rose

Mr Rose spoke to the agenda item about the proposed Arrowtown Retirement Village. He lived in Arrowtown but did not agree that a retirement village was a 'lifestyle option' but fulfilled an important need for older people, especially if after the death of a partner an elderly person needed to go into supported care. He stated that there were very poor facilities in the district for aged care and it was something the Council should be very concerned about. He encouraged the Council to do whatever it could to facilitate this proposal.

7. John Lapsley (for Arrowtown Promotion and Business Association)

Mr Lapsley stated that the APBA had passed a motion unanimously at its October meeting supporting the proposed Arrowtown Retirement Village and he understood that the Arrowtown Village Association also supported it. He commended the developer for informing the community well about the proposal.

Whilst the proposal would bring short and long term commercial benefits to the community, he asserted that it would also fulfil a very great need in the Wakatipu Basin for an aged care facility which would allow local older people to remain in the community. There would also be a positive impact upon the general availability of accommodation in Arrowtown and it would ease the pressure on new housing development in Arrowtown where there were perpetual concerns about wrecking its heritage values with spreading suburban development. He noted that Millbrook was a good example not of being contiguous with Arrowtown but still linked with it and he believed that the proposed retirement village had a similar quality. He considered that it merited being sped up under the SHA legislation.

8. Karen Soundy (for Age Concern, Your Saving Grace)

Ms Soundy stated that elderly people deserved a choice and many complained that at present they had to leave the area because of its lack of aged care facilities. She noted that currently older people had no options when they needed to move out of the family home, and either had to go to Cromwell, Alexandra or Invercargill. She believed that those who opposed the proposal were simply showing that they were totally out of touch with the older community.

On the motion of Councillors Gilmour and Lawton it was resolved that the Council suspend Standing Orders to allow the public forum to extend for longer than 30 minutes

9. Susan Todd

Ms Todd stated that she had lived in the district for 61 years and as a local resident she supported the proposed Arrowtown Retirement Village. She observed that the developer already had a good track record of successful retirement villages and the proposal would fulfil a serious need in the community. She had seen at first-hand the need for such a facility with a family member being required to move to an aged care facility outside the district. She urged the Council take immediate action to allow this project to move forward.

10. Richard Anderson

Mr Anderson stated that he was a director of Aspiring Lifestyle, the developer behind the proposed Retirement Village in Arrowtown. This organisation had many years' experience operating retirement villages and had successfully operated the Aspiring Retirement Village in Wanaka for six years. They had been looking for sites in the Wakatipu Basin for some time and the site of this proposal was the only one found as it was flat with good sun and close to an existing community. He stated that the company had a proven track record as operators and long term developers and consultation undertaken indicated overwhelming support for the proposal. He believed that the village would fulfil

an urgent need and he could tell from the response to date that it would be a success.

11. Jenny Anderson

Mrs Anderson stated that she was also part of Aspiring Lifestyle. She noted that there were now 120 residents in the Aspiring Retirement Village in Wanaka and it continued to grow, with plans to build a dementia care facility there. The company wanted to offer the same experience to the Wakatipu Basin community and it understood the market in the district well. She noted that 20% of those living in the Aspiring Retirement Village came from the Wakatipu and providing a village in this area would allow them to stay living locally. She added that the company had received many indications of support for the proposal and the demand and level of urgency were such that it was not desirable to wait 5-10 years to wait for something to be delivered.

There was further discussion about what measures would be taken to ensure that the facility would cater largely for local people.

12. Jim Ryan

Mr Ryan stated that the Arrowtown Planning Group, of which he was a member, was also supportive of the proposed Arrowtown Retirement Village but he was not appearing on its behalf.

Mr Ryan advised that other approaches had been made to industry providers to bring a retirement village to Arrowtown but all had been unsuccessful. He considered that the site selected was a good one for a retirement village and he did not believe that it raised issues about the Arrowtown boundary, suggesting that it could be viewed as a small residential island in the country. He believed that Arrowtown wanted a retirement village and he encouraged the Council to progress the current proposal.

13. Cleone Blomfield

Ms Blomfield advised that she had a background in real estate. She noted that the need for a local retirement village had been discussed for a long time and something needed to be done urgently to provide one.

14. Ella Lawton

Ms Lawton noted that the Climate Change march taking place in Wanaka on Sunday had generated much community discussion about the issues and people seemed to be excited about the opportunity to be engaged in a global issue. She presented a song encouraging community involvement in climate change actions.

On the motion of Councillors Gilmour and MacLeod it was resolved that Standing Orders be reinstated.

1. Special Housing Areas Expression of Interest: Arthurs Point and Onslow Road

A report from Kim Banks (Senior Policy Planner) presented the Arthurs Point Special Housing Area ('SHA') proposal and the Onslow Road SHA for the Council to consider recommending to the Minister for Building and Housing.

This report [and item 2, following] was a follow-up to a Council resolution of 3 June 2015 in which staff had been directed to undertake further negotiation with the proponents of these SHAs and to subject them to a variety of further assessments. The report detailed the measures taken to address the Council's earlier resolutions and concluded that it was now appropriate for the Council to recommend to the Minister of Building and Housing the establishment of both the Arthurs Point and Onslow Road SHA.

Ms Banks, Mr Paetz, Mr Avery and Mr Walker joined the table, the latter three of whom remained at the table for items 2 and 3.

Ms Banks noted that the statement in paragraph 56 of her report about the position taken by the Onslow Road proposal on community housing was inaccurate and was reported correctly elsewhere the report that the developer proposed to provide one freehold lot of approximately 250m² in size to the Queenstown Lakes Community Housing Trust.

Councillor Gilmour advised that she had points that she wished to raise about the draft Deeds of Agreement, signalling that this could necessitate excluding the public in order to do so effectively. The Mayor agreed that this would be necessary and advised the public and media in attendance at the meeting that the Council would endeavour to minimise the time it was in public excluded at this stage of the meeting.

Resolution to Exclude the Public

On the motion of Councillors Gilmour and Gazzard the Council resolved that the public be excluded from the following parts of the proceedings of the meeting:

The general subject of the matters to be discussed while the public is excluded, the reason for passing this resolution in relation to the matter, and the specific grounds under Section 48(a) of the Local Government Information and Meetings Act 1987 for the passing of this resolution is as follows:

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
-----------------------------------	-------------------------------------	---

QUEENSTOWN LAKES DISTRICT COUNCIL

26 NOVEMBER 2015

Page 7

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
<p>1. Special Housing Areas Expression of Interest: Arthurs Point and Onslow Road (attachments H, I, J)</p>	<p>That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to:</p> <p>h) enable any local authority holding the information to carry on, without prejudice or disadvantage, commercial activities;</p> <p>i) enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);</p>	<p>Section 7(2)(h)</p> <p>Section 7(2)(i)</p>
<p>2. Special Housing Areas Expression of Interest: Shotover Country (attachments H, I)</p>	<p>That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to:</p> <p>h) enable any local authority holding the information to carry on, without prejudice or disadvantage, commercial activities;</p> <p>i) enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);</p>	<p>Section 7(2)(h)</p> <p>Section 7(2)(i)</p>

The meeting went into public excluded at 1.52pm.

The Chief Executive left the meeting at this point for the discussion about the SHA items.

The meeting resumed in open meeting at 2.15pm.

Councillor Cocks entered the meeting at 2.15pm.

1. Special Housing Areas Expression of Interest: Arthurs Point and Onslow Road

It was agreed to include the words 'consistent with the lead policy' following 'subject to any minor changes' in parts 2 and 4 of the resolution.

On the motion of Councillors Gazzard and Aoake it was resolved that the Council:

- 1. Note the contents of this report and in particular the assessment outlined in the report, including measures implemented to address the resolutions of the meeting of 3 June 2015;**
- 2. Confirm that the Council agrees in principle with the contents of the Arthurs Point North SHA Deed (Infrastructure and Affordability) and delegate to the General Manager, Planning and Development the authority to execute the Deed on behalf of the Council, subject to any minor changes consistent with the lead policy;**
- 3. Recommend to the Minister of Building and Housing that the land to which the Arthurs Point EOI relates be established as an SHA, subject to execution of the Deed and the performance of any conditions in it;**
- 4. Confirm that the Council agrees in principle with the contents of the Onslow Road SHA Deed (Infrastructure and Affordability) and delegate to the General Manager, Planning and Development the authority to execute the Deed on behalf of the Council, subject to any minor changes consistent with the lead policy; and**
- 5. Recommend to the Minister of Building and Housing that the land to which the Onslow Road EOI relates be established as an SHA, subject to execution of the Deed and the performance of any conditions in it.**

2. Special Housing Area Expression of Interest: Shotover Country

A report from Matthew Paetz (District Plan Manager) presented the Shotover Country SHA for the Council to consider recommending to the Minister for Building and Housing. The report concluded, based on the results of further assessments undertaken, that it was now appropriate for the Council to

recommend to the Minister of Building and Housing the establishment of the Shotover Country SHA.

There was further discussion about the Otago Regional Council's concerns about the site's flood hazard. Mr Paetz noted that the Draft Deed of Agreement contained a clause which would allow the Council to recommend the SHA to the Minister whilst retaining the ability to postpone the recommendation to the Minister until such time as the Otago Regional Council concerns had been resolved to the QLDC's satisfaction. He anticipated that the matter would, in time, return to the Council for further consideration but did not believe that it was necessarily something which would result in the proposal foundering. The Mayor agreed that this was an appropriate course of action would provide the opportunity for further discussion and assessment.

As with the previous item, it was agreed to include the words 'consistent with the lead policy' following 'subject to any minor changes'

On the motion of Councillors MacLeod/ Gilmour it was resolved that the Council:

- 1. Note the contents of this report and in particular the assessment outlined in the report including measures implemented to address the resolutions of the meeting of 3 June 2015;**
- 2. Confirm that the Council agrees in principle with the contents of the Shotover Country SHA Deed (Infrastructure and Affordability) and delegate to the General Manager, Planning and Development the authority to execute the Deed on behalf of the Council, subject to any minor changes consistent with the lead policy.**
- 3. Recommend to the Minister of Building and Housing that the land to which the Shotover Country EOI relates be established as an SHA, subject to execution of the Deed and the performance of any conditions in it.**

Councillor Gilmour expressed thanks to staff for their work on the proposals following the Council's resolutions directing further investigation in June. She observed that this work had resulted in increased certainty about infrastructure provision and many more potential housing sites than originally presented.

3. Special Housing Area Expression of Interest: Arrowtown Retirement Village

A report from Matthew Paetz (District Plan Manager) presented an Expression of Interest from the Arrowtown Retirement Village for a Special Housing Area ('SHA'). The report concluded that it was appropriate for the Council to support in principle recommending the proposed SHA to the Minister of Building and Housing and direct staff to undertake further assessment work.

The report stated that following completion of these measures, a further report could be presented to Council seeking a formal recommendation of the proposal to the Minister of Building and Housing.

Councillor Gilmour expressed concern that the Council was only considering supporting the proposal because it was for a retirement village and she questioned how the Council could guarantee that the developer would fulfil all aspects of the proposal, particularly as the rate of development would take it out of the timeframe for SHAs. She also questioned how the Council could be certain that most residents of the development would be local. Staff considered that such concerns could be addressed and Councillor MacLeod commended the success of the developer's existing facility in Wanaka.

On the motion of Councillors Stammers-Smith and Stevens it was resolved that the Council:

- 1. Note the assessment outlined in the agenda report;**
- 2. Support in principle recommending the proposed SHA to the Minister of Building and Housing, subject to further consideration following the execution of the requirements below;**
- 3. Instruct the Acting General Manager Planning and Development to proceed with negotiation with the developer to ensure the proposal fulfils the criteria listed under points 5.2 to 5.2.9 of Council's SHA Lead Policy, including Appendix B;**
- 4. Instruct the Chief Financial Officer, Chief Engineer and a suitably qualified independent professional to assess the proposed SHA's infrastructural requirements based on evidence of capacity, agreement as to any necessary upgrades, agreement as to funding and timing, and consistency with long term planning documents. This will be at the developer's cost;**
- 5. Require the developer to gain confirmation from the Otago Regional Council that the proposal is supported in principle, subject to any ORC approvals that have been identified as being required; and**
- 6. Require that once the above steps are completed, a report be brought back to Council identifying measures agreed to that meet the Housing Accords and Special Housing Areas Act 2013 ['HASHA'] and Lead Policy requirements so that the Council can with confidence recommend the proposal to the Minister of Building and Housing.**

The meeting adjourned at 2.36pm and reconvened at 2.44pm.

The Chief Executive returned to the meeting following its resumption.

4. Application for a Licence over the Frankton Foreshore by Kawarau Jet

A report from Blake Hoger (Property Manager, APL Property Ltd) assessed an application pursuant to the Reserves Act 1977 from Kawarau Jet for a licence to occupy an area of the Frankton foreshore, being reserve land, in order to access their jetties. The report noted that the proposal had been subject to public notification with no submissions received and accordingly concluded that it was appropriate to grant a licence, subject to various recommended conditions.

Mr Hoger and Mr Quin joined the table.

It was noted that one of the objectives of the recommended conditions was to ensure the safety of cyclists (and walkers) coming down the hill. Councillor Gilmour observed that some cyclists using the Frankton track had limited skills and a watching brief should be maintained on the site, particularly on how successful the proposed safety measures were in ensuring the safety of track users.

On the motion of Councillors Forbes and MacLeod it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Approve the granting of a licence to Kawarau Jet to allow them vehicle access across Sections 37 and 44 Block XXXI Town of Frankton subject to the following terms and conditions:**
 - a. Agreement to be for five years with the ability to renew for a further five years at Council's absolute discretion;**
 - b. That when vehicles are on site, the applicant is required to place large traffic cones out and, further, that a staff member is required to be positioned on the trail incline in order to warn any walkers or cyclists coming from the bridge towards the jetties;**
 - c. Kawarau Jet to widen the formed trail up to the jetty so that it is the same width as the adjoining "road";**
 - d. Kawarau Jet to provide a Traffic Management Plan to the satisfaction of the Senior Parks and Reserves Planner;**
 - e. Kawarau Jet to pay all costs for advertising and drafting the licence;**

- f. Kawarau Jet to pay an annual fee of \$1,000.00 plus GST, such fee to be reviewed upon renewal;**
- g. Council to be able to suspend access when necessary for events or for safety reasons;**
- h. Council to be able to terminate the agreement at any time by giving three months' notice in writing; and**

- 3. Agree to the exercise of the Minister's prior consent (under delegation from the Minister of Conservation) to the granting of a licence to Kawarau Jet over Sections 37 and 44 Block XXXI Town of Frankton.**

5. Chorus NZ – Easement over Reserve Land

A report from Averil Kingsbury (Property Manager, APL Property Ltd) assessed an application pursuant to the Reserves Act 1977 from Chorus NZ Ltd for an in-ground easement over an area of the Frankton Track, being lakeside recreational reserve land, in order to lay a 32mm multi duct in the ground to convey fibre optic cabling. The report recommended that the easement be approved and that the Council agree to waive the fees payable, as installation of ultra-fast broadband was a government initiative and would have a public benefit.

Members questioned whether waiving the fees had been approved for any other party and whether approval would create a precedent. In reply, staff reiterated the report advice that the broadband roll-out was a central government initiative with general community benefits. It was also noted that Chorus NZ had previously received a fees waiver for a similar request.

Councillor MacLeod noted that Chorus NZ was charging a significant sum for installing Wi-Fi into the new Wanaka Sports Facility and he questioned whether approving a fees waiver provided any options for negotiation. The Mayor agreed that this could be added to part (4) of the resolution.

On the motion of Councillors Aoake and Gazzard it was resolved that the Council

- 1. Note the contents of this report;**
- 2. Approve an underground easement over Section 1 SO 325746 and Section 52 Blk XXI Shotover SD subject to section 48A (1)(b) of the Reserves Act 1977, in favour of Chorus NZ with the following special conditions:**
 - a) Chorus to be responsible for all maintenance and additional risk associated with an early install of the fibre, prior to development of the Frankton Marina;**

- b) Chorus to notify and liaise with QLDC Infrastructure department in advance of any onsite works so that they can oversee and provide input relating to the existing in ground infrastructure;**
 - c) Operating health and safety plan to be received;**
 - d) Certificate of adequate public liability cover to be received;**
 - e) Materials to be on site only once installation commences;**
 - f) Public access to be maintained at all times. Adequate safety measures to be put in place to ensure public safety is maintained;**
 - g) Reinstatement of the area to be completed by Chorus within two months after commencement date (unless otherwise agreed), otherwise preferred supplier of maintenance for the reserve will be used at the applicants expense. Reinstatement shall be done to the QLDC Trails and Tracks Standards and Specifications;**
- 3. Agree that notification of the grant of the easement is not required as the statutory test in section 48(3) of Reserves Act 1977 is met for the reasons set out below.**
- 4. Agree to a waiver of fees to Chorus NZ in relation to an easement over part of the Frankton Track known as Section 1 SO 325746, Recreation Reserve and Section 52 Blk XXI Shotover SD, Recreation Reserve, subject to discussion about the installation of Wi-Fi into the Wanaka Sports Facility building.**
- 5. Delegate authority to approve final terms and conditions and execution authority to the Chief Executive;**
- 6. Agree to the exercise of the Minister's consent (under delegation from the Minister of Conservation) to the granting of an easement to Chorus NZ over Section 1 SO 325746, Recreation Reserve and Section 52 Blk XXI Shotover SD, Recreation Reserve.**

6. Stopping and Sale of Road Reserve – Glenda Drive

A report from Joanne Conroy (Property Manager, APL Property Ltd) assessed a proposal to stop areas of road reserve which would be created by road layout changes in Glenda Drive and sell this excess land to the adjoining owner. The report concluded that the best option was to dispose of the land and recommended that the Council approve initiating the statutory procedures to stop the road and once stopped, dispose of the land for the agreed value of \$143,000 (+GST, if any), less costs.

Councillor Gilmour questioned the fairness of the allocation of costs. Mr Hansby confirmed that what was proposed was standard practice.

On the motion of Councillors Cocks and MacLeod it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Approve initiation of the procedures of section 342 and the tenth schedule of the Local Government Act 1974 to stop that portion of legal road shown on the attached Aurum Survey plan as sections 1 and 2 with a total area of 0.1360 hectares;**
- 3. Approve the road, when stopped, being disposed of in accordance with section 345 (1)(a) of the Local Government Act 1974 and amalgamated with the adjoining land held in Computer Freehold Register 137494 and 137497;**
- 4. Approve Council's costs in undertaking the Tenth Schedule procedures if the Local Government Act 1974 will be billed and paid on a monthly basis by the applicant with those costs being deducted from the value of the stopped road; and**
- 5. Approve the conditional sale of the stopped portion of legal road shown on the Aurum Survey Plan as sections 1 and 2 with a total area of 0.1360 hectares to Reavers NZ Ltd for a purchase price of \$143,000 (plus GST if any) less costs, with settlement to occur before 30 June 2017; if settlement is delayed beyond this date, Council to reserve the right to revalue the land and nominate a new 'market' purchase price.**

7. Capital Budget Re-Forecast, First Quarter

A covering report from Peter Hansby (General Manager, Infrastructure and Property) presented a schedule of amendments to the 2015/16 capital works programme for infrastructure and property projects for the Council's approval.

Mr Hansby joined the table. He advised of the intention to present a report of this nature every quarter. The Mayor endorsed this proposed approach, acknowledging that further refinements in presentation could occur over time.

Consideration was given to an addendum to the agenda report which requested new capital funding of \$34,000 under Waterways Facilities for upgrading works to the Bayview Jetty. Mr Hansby stated that it was proposed to fund this with budget from Arrowtown Hall improvements which would no longer take place in their current form. He referred to a number of line items which would now change, noting plans to vary the painting component in the overall project and adding that the toilet upgrade was unlikely to proceed in the current year. Councillor Stevens agreed that there was room for new toilets in the existing auxiliary block.

There was further discussion about the budget for the playground renewal programme. In reply to a question Mr Hansby confirmed it was an annual requirement to audit playgrounds and reprioritisation of playground renewals was as a result of this process. The Mayor sought further information about what works would take place.

Councillor Gilmour sought clarification on what paving works were planned under the project 'Earnslaw Park turf renovation' as she was unable to support the recommendation without an understanding of the design. Mr Hansby stated that \$40,000 was needed for the installation of a slot drain, with the balance to be used to pave the area outside Vudu and Pog Mahones.

There was no support for including new budget to mark parking areas in the Wanaka Marina Carpark.

On the motion of Councillors Cocks and Aoake it was resolved that the Council:

- 1. Note the contents of this report; and**
- 2. Approve the budget changes proposed and detailed in Attachment A.**

8. Frankton Parking

A report from Denis Mander (Principal Planner Infrastructure) detailed the consultation undertaken over parking changes in Frankton and sought the Council's approval to implement these changes.

Mr Mander joined the table. Councillors underlined the importance of education and communication about the proposed changes.

On the motion of Councillors Cocks and Forbes it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Approve pursuant to Clause 7 of the Traffic and Parking Bylaw the following parking restrictions:**

- a. Unless otherwise restricted, both sides of Margaret Place are P12-hours at all times on Mondays to Fridays inclusive.
- b. Unless otherwise restricted, both sides of Glenda Drive are P 12-hours at all times on Mondays to Fridays inclusive.
- c. Unless otherwise restricted the western side of Douglas Street is P48-hours at all times.
- d. Unless otherwise restricted, both sides of McBride Street, between a Gray Street and Lake Street, are P48-hours at all times.
- e. Further new restrictions to McBride Street
No stopping at all times:
 - Eastern side of McBride Street between the Gray St/McBride Street intersection and a point 12 meters south of the Gray Street / McBride Street intersection.
 - Eastern side of McBride Street from a point 152 metres south of the Gray Street/McBride Street intersection to a point 275 metres south of the Gray Street/McBride Street intersection
 - Eastern side of McBride Street from a point 109 metres north of the Ross Street/McBride Street intersection to a point 105 metres north of the Ross Street/McBride Street intersection
 - Western side of McBride Street between the Gray St/McBride Street intersection and a point 12 meters south of the Gray Street / McBride Street intersection.

P120-minutes Mondays through to Fridays, between 8:00am and 6:00pm:

- Eastern side of McBride Street from a point 12 metres south of the Gray Street/McBride Street intersection to a point 53 metres south of the Gray Street/McBride Street intersection
 - Western side of McBride Street from a point 12 metres south of the Gray Street/McBride Street intersection to a point 34 metres south of the Gray Street/McBride Street intersection
- f. Unless otherwise restricted, both sides of Gray Street, between McBride Street and State Highway 6, are P120-minutes Mondays through to Fridays, between 8:00am and 6:00pm.

g. Unless otherwise restricted:

- **The northern side of Ross Street between McBride Street and State Highway 6 is no stopping at all times.**
- **The southern side of Ross Street between McBride Street and State Highway 6 is P48-hours at all times.**

9. Wanaka Parking Changes

A report from Denis Mander (Principal Planner Infrastructure) detailed the consultation undertaken over proposals for parking changes in the Wanaka township, advised of the feedback and sought the Council's approval to implement some changes to Wanaka parking control in line with recommendations of the Wanaka Community Board which had heard the submissions.

On the motion of Councillors MacLeod and Lawton it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Revoke the parking restrictions previously approved by Council in respect of the southern side of Brownston Street between Helwick Street and McDougall Street;**
- 3. Approve pursuant to Clause 7 of the Queenstown Lakes District Council Traffic and Parking Bylaw 2012:**
 - a. A P60 minutes parking time restriction between 8:00am and 6:00pm on Mondays to Fridays, applied to the three angle carparks in the western corner of the Brownston Street carpark as highlighted in the map in Attachment B to these minutes;**
 - b. A P240 minutes parking time restriction between 8:00am and 6:00pm on Mondays to Fridays, applied to the whole of the Dungarvon Street carpark, except where otherwise parking is already restricted;**
 - c. A "no stopping at all times" parking restriction applied to the southern side of Brownston Street between Helwick Street and McDougall Street;**
 - d. An amendment to the existing vehicle restriction applying to the bus stop in Ardmore Street carpark 1 to enable use by all large passenger service vehicles and small**

passenger service vehicles as defined in the QLDC Traffic and Parking Bylaw 2012;

- e. A P60 minutes parking time restriction between 8:00am and 6:00pm on Mondays to Fridays, applied to Ardmore Street at the location highlighted in the map in Attachment C to these minutes.**

10. Hawea Unformed Legal Roads

A report from Denis Mander (Principal Planner Infrastructure) detailed a proposal for the stopping of unformed legal roads in Hawea and sought Council approval to allow the Chief Executive to enter into agreement for the vesting and stopping of roads and the creation of necessary easements. The report noted that the matter had been considered by the Wanaka Community Board at its 21 October meeting and the Board had endorse the proposed course of action and recommended that the Council approve it.

Members commended Mr Mander's efforts to draw the negotiations to a successful conclusion, observing that it had not been a simple task and acknowledging the cooperation and good will of all the parties involved to bring about the outcome presented.

On the motion of The Mayor and Councillor Cocks it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Approve the principles of an agreement for the implementation of the proposal for the stopping and vesting of roads, and creation of easements in Hawea; and**
- 3. Authorise the Chief Executive to enter into an agreement based on the principles set out in Attachment D to these minutes with the Clutha Fisheries Trust, the Upper Clutha Tracks Trust and Mr JW Cooper (or his nominee).**

11. Review of the Queenstown Lakes District Council Food Safety Grading Bylaw 2011

A report from Craig Smith (Environmental Health Officer) presented a proposed new Queenstown Lakes District Food Grading Bylaw 2016 to replace the present bylaw and sought its endorsement in order to undertake consultation.

Councillors Stevens and MacLeod did not take part in the discussion.

Mr Webster and Mr Smith joined the table. Mr Webster remained at the table for items 12-14.

On the motion of Councillors Cocks and MacLeod it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Approve the proposed Queenstown Lakes District Food Grading Bylaw 2016 and commence public consultation;**
- 3. Appoint Councillors Gazzard Forbes, Lawton Stammers-Smith of which three are required to participate in a hearings panel to consider and hear submissions on the proposed Queenstown Lakes District Food Grading Bylaw.**

12. Water Supply Bylaw 2015

A report from Anthony Hall (Principal Enforcement Officer) presented the Queenstown Lakes District Council Water Supply Bylaw 2015 for adoption following completion of the consultation process.

Mr Hall and Mr Glasner joined the table. Mr Hall repeated the message conveyed to elected members in an email the previous day that he had only just become aware of a submission received during the consultation process from Mr Mike Farrier of Arrowtown which had not been identified during the collation of submissions and therefore hitherto not considered. Mr Farrier had been contacted to discuss his submission points and had been satisfied that the matters he had raised did not impact upon the content of the bylaw. In addition, he had not wanted to appear at a hearing to speak to his submission. Accordingly, Mr Hall did not wish to alter his recommendation that the bylaw be adopted.

Members noted that excessive water use could not be defined until the current water meter trial had concluded and questioned the need for the bylaw review now if this data was not yet available. In reply, it was noted that the current bylaw would lapse if not renewed by 1 December 2015, but a full bylaw review which would cover excessive use and charging for it was anticipated after the trial was completed.

It was noted that extraordinary and ordinary supply did not cover irrigation which was controlled by another mechanism. There was also no distinction between the watering of lawns, gardens and other outdoor areas but staff noted that no issues in this regard had been raised in the past.

Councillor Gilmour observed that there were inconsistencies between the various timeframes cited for volume-based charges detailed in subpart 9. Staff noted that no charging regime was in place at present but added that approval to fix minor errors to ensure consistency with other provisions was covered under the recommendation.

On the motion of Councillors Gilmour and Cocks it was resolved that the Council:

- 1. Adopt the proposed Queenstown Lakes District Council Water Supply Bylaw 2015;**
- 2. Authorise officers to make further minor changes to the Queenstown Lakes District Council Water Supply Bylaw 2015 without further recourse to the Council, where this is necessary to:**
 - i. Fix identified minor errors and/or omissions;**
and
 - ii. Ensure continuity with other proposed provisions.**

13. Queenstown Central Business District Litter Collection

A report from Anara Hocking (Enforcement Officer) detailed a new litter collection initiative in the Queenstown CBD, the 'Clean Streets Campaign' which had been introduced in December 2014, initially as a three month trial, but since that time, had been the standard litter collection practice in the CBD. The report summarised the results of consultation undertaken with affected businesses which indicated general support of the campaign and agreement about improved tidiness of the streets as a result. The report advised that there had been some feedback about amending the 8am drop-off time but noted that there were no plans at this stage to change the time. Accordingly, the report recommended that the Council approve continuation of the Clean Street Campaign on a permanent basis.

Ms Hocking joined the table. It was noted that altering collections times would require contractual changes which would increase costs but options to do so may be examined as part of the 2016/17 Annual Plan progress. Ms Hocking added that the initiative may be introduced in Arrowtown and Wanaka but this would necessitate further discussion with contractors. Members observed that Wanaka had a different system in place for waste collection and recycling.

Mr Webster advised that the timely removal of wheelie bins from pavements would be addressed in the review of the Control of Activities in Public Places Bylaw.

On the motion of Councillors Ferguson and Aoake it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Adopt the Queenstown CBD litter collection points and collection times;**
- 3. Direct Council officers to identify a project through the annual plan process regarding options for extended litter collection and refuse management in the Queenstown CBD.**

14. Dog Control Policy and Practices Report 2014-2015

A report from Heidi Thomson (Regulatory Support Co-ordinator) presented a report on the administration of the Council's dog control practices and policy for the 2014/15 financial year in accordance with the requirements of the Dog Control Act 1996.

Ms Thomson joined the table. There was further discussion about the continuing trend of increasing numbers of dog complaints and other dog control issues.

Clarification was sought on the areas where dogs were permitted to be off a leash. Members agreed that there was general confusion about this and new tools were needed to help in public understanding. Mr Webster stated that additional signage would have funding implications. He noted that the Council website contained a 'where can I walk my dog' interactive map showing the underlying zoning. Members suggested that a phone app would also be helpful.

On the motion of Councillors Gazzard and Aoake it was resolved that the Council:

- 1. Note the contents of this report;**
- 2. Adopt the Dog Control Policy and Practices report 2014/2015, in accordance with the Dog Control Act 1996, Section 10A;**
- 3. Approve the publication of the Dog Control Policy and Practices report 2014/2015; and**
- 4. Direct Council staff to forward a copy of the Dog Control Policy and Practices report 2014/2015 to the Secretary for Local Government.**

Councillor Cocks left the meeting at this point as he had a conflict of interest as one of the Commissioners who had conducted the Plan Change 45 hearing.

15. Making Plan Change 45 – Northlake, operative

A report from Matthew Paetz (District Plan Manager) presented the Environment Court's interim and final decisions on Plan Change 45 (Northlake Special Zone) and the amended provisions to be inserted into the Operative District Plan. The report sought a resolution of the Council to make the Plan Change full operative.

On the motion of Councillors Stammers-Smith and Aoake it was resolved that the Council:

- 1. Note the contents of this report;**

2. Authorise pursuant to Clause 17 of the First Schedule of the RMA, the amendments to the Operative District Plan proposed by Plan Change 45, as outlined in this report and the attachments; and
3. Direct that Plan Change 45 be notified as being operative.

Councillor Cocks returned to the meeting at this point.

16. Plan Change 51 – Peninsula Bay North

A report from Vicki Jones (Consultant Planner) detailed a private plan change request received from Peninsula Bay Joint Venture (PBJV) to change the operative zoning of approximately 6ha of land at the north end of Peninsula Bay, Wanaka from Open Space to Low Density Residential. The report recommended that the Council accept the request for processing and that the notification process commence.

Ms Jones joined the table. She noted that the Council needed to determine if it wished to make a submission.

There was further discussion about the detail of the Plan Change, including the plan to install a memorial to Bob Robertson and proposed track developments and the Council's possible influence on these. The Mayor noted that both issues were matters the Council would consider including in a submission. Staff advised that consideration of a corporate submission would need to occur at the ordinary Council meeting scheduled for 17 December in order to meet the deadline for lodging submissions.

Mr Paetz advised that he was happy to coordinate feedback from elected members about aspects of the Plan Change.

On the motion of Councillors Gazzard and Stevens it was resolved that the Council:

1. Note the contents of this report; and
2. Accept private plan change request 51 (Peninsula Bay North Zone Change) for processing by the Council and proceed to notification.

17. Mayor's Report

A report from the Mayor:

- a) Set out the functions and meetings attended during the period 30 October 2015 – 25 November 2015;
- b) Sought Council support for an application for funding from the Central Lakes Trust for a new defibrillator for the Queenstown Events Centre;
- c) Sought Council's consideration of becoming a signatory to the Local Government Leaders Climate Change Declaration;

- d) Presented updates from the three Portfolio Leaders;
- e) Summarised the items from and appended the minutes of the following meetings:
 - i. Wanaka Community Board meeting of 21 October 2015
 - ii. Property Subcommittee meeting of 22 October 2015
 - iii. Resource Consent Commissioner Appointments Committee meeting of 22 October 2015
 - iv. Property Subcommittee meeting of 12 November 2015
 - v. Property Subcommittee meeting of 17 November 2015
- f) Detailed the actions taken from previous Council meetings.

It was noted that minutes (iii) were presented in the public excluded part of the meeting.

In relation to the item from the Property Subcommittee meeting held on 22 October 2015 and the approval to renew the Liquid Expeditions reserve licence for a further period of 24 months, it was noted that the actual expiry date of the licence is 30 November 2017. The date referred to in the Property Subcommittee's resolution is the final expiry date, subject to on-going renewals.

Councillor Gilmour expressed concern about the low level of the fees paid for licences for commercial cycle guiding on the Queenstown Trail, particularly in light of the Council's annual expenditure on track/trail maintenance. She suggested that further research should be undertaken on this issue. The Mayor observed that any such review should also consider an appropriate contribution by commercial events which used these facilities.

On the motion of the Mayor and Councillor Lawton it was resolved that the Council:

- 1. Note the report;**
- 2. Approve making an application to the Central Lakes Trust for a grant of \$1,635 to assist in the purchase of a new defibrillator for the Queenstown Events Centre;**
- 3. Local Government Leaders Climate Change Declaration
Agree to the Mayor signing the Local Government Leaders Climate Change Declaration on behalf of the Queenstown Lakes District Council;**
- 4. Request to Renew Reserve Licence, Liquid Expeditions Ltd (Flyboards)
Exercise the Minister's consent (under delegation from the Minister of Conservation) to the granting of this licence over St Omer Park, Recreation Reserve Section 110 Block XX Shotover SD.**

Councillor Lawton expressed thanks to the Council for supporting the Local Government Leaders Climate Change Declaration.

18. Chief Executive's Report

A report from the Chief Executive detailed progress to date with the 2015/16 work plan.

The Governance Advisor noted that in paragraph 1.6 updates on the Cardrona and Glenorchy Wastewater Treatment Options had been inadvertently reversed.

The Chief Executive noted that this report repeated much of what was already covered in the monthly report which was presented to the Council in the 3rd week of the month. He added however that the Finance Department could now present financial reports for the previous month but these would not be ready for the monthly report. Instead he proposed to append to these to the Chief Executive report presented to the ordinary meeting Council which generally occurred in the final week of the month. Councillors agreed that this system should be trialled going forward.

On the motion of Councillors MacLeod and Stevens it was resolved that the Council note the report.

Confirmation of Minutes

22 October 2015

On the motion of Councillors Forbes and Ferguson it was resolved that the minutes of the extraordinary meeting of the Queenstown Lakes District Council held on 22 October 2015 be confirmed as a true and correct record.

Councillor MacLeod abstained because he was not present at the meeting.

29 October 2015

On the motion of Councillors Stevens and MacLeod Cocks it was resolved that the minutes of the public part of the extraordinary meeting of the Queenstown Lakes District Council held on 29 October 2015 be confirmed as a true and correct record.

Resolution to Exclude the Public

On the motion of Councillors Lawton and Cocks the Council resolved that the public be excluded from the following parts of the proceedings of the meeting:

The general subject of the matters to be discussed while the public is excluded, the reason for passing this resolution in relation to the matter, and the specific grounds under Section 48(a) of the Local Government Information and Meetings Act 1987 for the passing of this resolution is as follows:

Confirmation of minutes – 29 October 2015

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
11. Coronet Forest Management Options	That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to: i) enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);	Section 7(2)(i)
12. Hearings Commissioner Appointment	That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to: a) Protect the privacy of natural persons including that of deceased natural persons	Section 7(2)(a)
13. Plan Change 49 Earthworks – Appeal Matters	That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to: i) enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);	Section 7(2)(i)

QUEENSTOWN LAKES DISTRICT COUNCIL

26 NOVEMBER 2015

Page 27

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
14. Purchase of Land for the Eastern Access Road	That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to: i) enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);	Section 7(2)(i)

Noting of minutes:

Resource Consent Commissioner Appointment Subcommittee, 22 October 2015

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
All items on the Resource Consent Commissioner Appointment Subcommittee	That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to: a) protect the privacy of natural persons, including that of deceased natural persons.	Section 7 (2)(a)

Agenda items

Item 19: Appointment of Commissioners for the Hearings Panel on Stage 1 of the District Plan review under the Resource Management Act 1991

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
-----------------------------------	-------------------------------------	---

QUEENSTOWN LAKES DISTRICT COUNCIL

26 NOVEMBER 2015

Page 28

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
19. Appointment of Commissioners for the Hearings Panel on Stage 1 of the District Plan review under the Resource Management Act 1991	That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of information is necessary to: a) protect the privacy of natural persons, including that of deceased natural persons	Section 7(2)(a)

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 are as shown above with respect to each item.

The meeting went into public excluded at 4.09pm and adjourned at this point.

It reconvened with the public excluded at 4.15pm.

The meeting moved out of public excluded and concluded at 4.34pm.

CONFIRMED AS A TRUE AND CORRECT RECORD

M A Y O R

17 December 2015

D A T E

Attachment A
Infrastructure Capex Reforecast

Buildings

Programme	Status	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Budget versus Forecast	
Buildings	Overspend	Luggate Hall - Kitchen refurbishment	Overspend due to increased scope and carry forward shortfall on original budget. Works complete.	22,000	34,370	(12,370)	
		Old High School Block A - Renewals	Forecasted overspend includes a recommended \$15,000 contingency provision.	80,095	99,903	(19,808)	
		Waterways Minor Repairs and Renewals Wanaka	Complete. Budget spent on safety navigation equipment to be installed by Harbourmaster.	17,200	19,332	(2,132)	
		Bayview Jetty design/construction	Budget approved 2014/15. Works completed 2015/16.	2,548	34,000	(31,452)	
	Overspend Total				121,843	187,605	(65,762)
	Underspend	198 Warren St Wanaka - Install new heat pump	Complete	4,076	3,000	1,076	
		48 Connor St Wanaka - Install new heat pump	Complete	4,076	3,000	1,076	
		71 Ballarat St Flats - Install new heat pumps	Complete	18,342	14,688	3,654	
		Wanaka Dog Pound - Equipment	Complete	7,000	5,493	1,507	
		Arrowtown Hall Improvements	No longer required.	44,000	0	44,000	
	Underspend Total				77,494	26,181	51,313
	Cancelled	46 Connor St Wanaka - Install new heat pump	Project cancelled at request of tenant.	4,076	0	4,076	
		6 Centennial Ave Arrowtown - New kitchen	Property is freehold and has been identified as potentially surplus to Council needs.	15,285	0	15,285	
		6 Merioneth St Arrowtown - New Kitchen	Property is freehold and has been identified as potentially surplus to Council needs.	15,285	0	15,285	
		Old St John - Renewals	ORFA now manage this building.	5,095	0	5,095	
	Cancelled Total				39,741	0	39,741
	New Works	QLDC Car Impound works	Review and extension including; new posts, new gates and new fencing.	0	10,000	(10,000)	
		Wanaka Marina Carpark*	Allocate and mark parking areas.	0	5,000	(5,000)	
	New Works Total				0	15,000	(15,000)
	Buildings Total				239,078	228,786	10,292
		*Wanaka Marina Carpark only to proceed if given approval by Councillor Lyal Cocks					

Parks and Reserves

Programme	Status	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Budget versus Forecast
Parks and Reserves	Overspend	Earnslaw park - turf renovation	Budget increase required to add drainage and paving works for Earnslaw Park.	30,000	105,000	(75,000)
		Lower Shotover Cemetery - new beams	Budget increase required for sealing internal road and adding carpark laybys.	38,000	108,000	(70,000)
	Overspend Total			68,000	213,000	(145,000)
	Underspend	Arrowtown River and Surrounds	No requirement for any works at this time.	20,000	0	20,000
		Park Street Foreshore Enhancement	Complete. Scope of works reduced to meet current requirements on Engineer's advice.	148,000	64,619	83,381
		St Omer Park - Footpath repair	Project completed by Infrastructure 14/15	10,000	0	10,000
		Town Belt QT, Fernhill, Ben Lomond	No requirement for any works at this time.	30,000	0	30,000
	Underspend Total			208,000	64,619	143,381
	Cancelled	Bendermeer Bay - Toilet removal	No requirement for works at this time. Parks to undertake Business Case for upgrade in subsequent years.	5,000	0	5,000
	Cancelled Total			5,000	0	5,000
Parks and Reserves Total				281,000	277,619	3,381

Parks and Reserves

Reprioritisation of Playground renewals

Programme	Status	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Budget versus Forecast
Parks and Reserves		Following recommendations the Playground Renewals programme has been reprioritised.	In September 2015, 42 playgrounds were audited to assess compliance with NZ Safety Standards and provide recommendations to bring equipment up to Safety Standard.			
	Overspend	Kingston	New Playground OR upgrade both existing, subject to public consultation.	30,000	110,000	(80,000)
		Luggate Domain	Upgrade/Replace entire playground.	77,400	92,000	(14,600)
	Overspend Total			107,400	202,000	(94,600)
	Underspend	McAllister Park, Arthurs Point	Rectify compliance and install new activity spinner.	70,000	35,300	34,700
		Rimu Lane, Wanaka	Surface top up only.	8,000	4,000	4,000
	Underspend Total			78,000	39,300	38,700
	Cancelled	Bayview Playground, Kelvin Heights	No requirement for any works at this time.	15,000	0	15,000
		Kelvin Grove, Kelvin Heights	No requirement for any works at this time.	20,000	0	20,000
		Peter Fraser Park, Hawea	No requirement for any works at this time.	69,000	0	69,000
		Domini Park, Wanaka	No requirement for any works at this time.	12,000	0	12,000
	Cancelled Total			116,000	0	116,000
	New Works	Kawarau Falls, Frankton	Surface top-up only.	0	10,000	(10,000)
		West Meadows, Wanaka	Rectify surface at slide entry and exit, stairs in falling space, provide barrier on deck or raise surface depth for compliance.	0	6,600	(6,600)
		Jardine Park, Kelvin Heights	Replace maypole and scale swing and surface.	0	33,500	(33,500)
		2015 Playground Audit		0	10,000	(10,000)
New Works Total			0	60,100	(60,100)	
Playground Renewals				301,400	301,400	0

Transport

Programme	Status	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Budget versus Forecast
Transport Wanaka	Overspend	Brownston Street Parking	Deficit as a result of approved Tender Price exceeding budget. Budget to be reallocated from Wanaka Unsub Minor Improvements to cover.	201,000	231,152	(30,152)
		WANAKA - Sealed road pavement rehabilitate	Budget deficit resulting from legacy rehab work, including land purchase and legal costs not budgeted for. Review renewals budgets at year end for any underspends.	0	14,553	(14,553)
	Overspend Total			201,000	245,705	(44,705)
	Underspend	Wanaka Unsub - Minor Improvements	Programmed underspend to cover budget deficit at Brownston Street Parking. Additional projects to be identified to offset over expenditure.	253,250	222,871	30,379
	Underspend Total			253,250	222,871	30,379
Transport Wanaka Total				454,250	468,576	(14,326)
Transport Queenstown	Overspend	Shotover Park Limited Land Exchange	Budget not consistent with Council resolution and agreement with Shotover Park Limited.	34,500	44,400	(9,900)
	Overspend Total			34,500	44,400	(9,900)
Transport Queenstown Total				34,500	44,400	(9,900)

Waste Water

Programme	Status	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Budget versus Forecast
Waste Water	Overspend	Wanaka Wastewater - Golf Course Road	Budget deficit to be reallocated from Project Wanaka Wastewater Flow Modelling.	40,000	65,000	(25,000)
	Overspend Total			40,000	65,000	(25,000)
	Underspend	Wanaka Wastewater Flow Modelling	Surplus budget allocated to the design and installation of new pressurised sewer systems at both Aubrey Road and Golf Course Road.	159,500	119,500	40,000
	Underspend Total			159,500	119,500	40,000
Waste Water Total				199,500	184,500	15,000

Water Supply

Programme	Status	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Budget versus Forecast
Water Supply	Overspend	Hawea Water Upgrades - Intake to Scott's	Additional budget required to cover variations to scope including surge analysis reports not included in original design.	180,000	342,065	(162,065)
	Overspend Total			180,000	342,065	(162,065)
Water Supply Total				180,000	342,065	(162,065)

Carry Forwards

Status	Programme	Project Description	Budget variation reason	Budget 2015-16	Revised Forecast	Carry forward	
Carry forward	Transport	Coronet Peak Road - Sealed Road Pavement	Project on hold following drive over with NZTA earlier this year. Renewals works currently not required.	468,000	1,389	466,611	
	Transport Total			468,000	1,389	466,611	
	Waste Water	Project Shotover - Stage 1 (Option A)	Balance of the budget to complete the works carried forward.	20,528,338	14,544,929	5,983,409	
	Waste Water Total			20,528,338	14,544,929	5,983,409	
	Parks and Reserves		AMP Show Grounds Wanaka	Deferred to allow completion of Reserve Management Plan.	105,000	0	105,000
			Wanaka Show Grounds field development	Deferred to allow completion of Reserve Management Plan.	200,000	0	200,000
Parks and Reserves Total			305,000	0	305,000		
Carry Forward				21,301,338	14,546,318	6,755,020	

Attachment C: Ardmore Street – new parking restriction



Attachment D: Implementation accountabilities and principles

Area (extents to be specified on the survey plans)	Clutha Fisheries Trust (CFT)	Upper Clutha Tracks Trust (UCTT)	Queenstown Lakes District Council (QLDC)	Mr JW Cooper
Construction of carriageway between Kane Rd and the Clutha River Section (A) in Figure 5)	Funding of <ul style="list-style-type: none"> ▪ construction and maintenance of track to standard agreed with QLDC ▪ fencing & gates (Fence standard to be the equivalent of the cost of a good three wire fence) ▪ fencing only on northern side of new road 	-	Acknowledgement that QLDC is to be responsible for any track/maintenance standard beyond the standard agreed with CFT. Would seek an agreement with DoC land to provide practical route over DoC land (as illustrated in figure 3).	May construct fencing to higher standard (i.e. deer fencing) but agrees that it will only be reimbursed by CFT for the cost of the agreed standard of fencing. Would undertake earthworks to form track.
Creation of easement between Butterfield Road and the Hawea River (Easement (i) in Figure 5), and construction of track	-	Construction of track (including underpass), fencing (dog proof, deer fencing) and screening. The underpass is to be suitable for pedestrian and cyclist use (not vehicles)	Agreement to maintain track Agreement to part fund UCTT's obligations for the upgrade of the track (as per the Council's long term plan)	Granting of easement for uninterrupted walking, and cycling access in favour of Walking Access Commission once track and fencing is constructed to agreed standard Vehicular access restricted to DOC / QLDC (and their contractors) vehicles for management purposes. Agreement that ongoing maintenance of fencing is DDF's responsibility.
Services easement (Easement (ii) in Figure 5)	-	-	Agreement to easement in favour of QLDC enabling the installation and maintenance of utility services within the easement. Easement to include constraints on routine access to services (based on farming operations) and emergency access.	Granting of easement for QLDC utilities installation and maintenance.

Area (extents to be specified on the survey plans)	Clutha Fisheries Trust (CFT)	Upper Clutha Tracks Trust (UCTT)	Queenstown Lakes District Council (QLDC)	Mr JW Cooper
Stopping of 'Internal' roads and vesting of new roads	Acknowledgement of creation of peripheral route and agreement not to object to stopping of roads.	Acknowledgement of creation of peripheral route and agreement not to object to stopping of roads.	Agreement (QLDC/DDF) to stop roads in return for 3-waters easement in favour of QLDC and vesting to QLDC of roads on the periphery of the Devon Dairy Farm (including route through former Gravel Reserve).	
			Council to seek to limit use of new unformed legal roads to prevent vehicular access.	
Cost sharing of stopping and vesting roads, easement	Will bear cost of vesting new road between Kane Road and the Clutha River.	Agreement to fund creation of legal easement in favour of Walking Access Commission to securing access over the track.	Cost of vesting /stopping roads (excluding Kane Rd to Clutha River, and Butterfield Rd to Hawea River sections) to be shared equally with Mr Cooper.	Cost of vesting /stopping roads to be shared with QLDC.
			Will bear cost of creating the services easement	