

QLDC Council
24 September 2015
Report for Agenda Item: 9

Mayor's report

Purpose

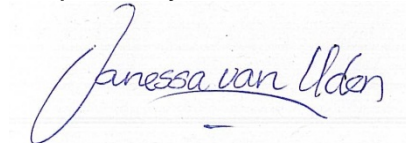
To summarise the Mayor's activities since the date of the last report and to raise other items of democratic and general interest, including a summary of actions taken in response to the decisions made at previous Council meetings.

Recommendation

That Council:

1. **Note** the report.
2. Naming of Cove
 - a. **Rescind** the decision made at the Council meeting held on 30 July 2015 to name a new cove located on the Kelvin Peninsula as 'Terry Cove'; and
 - b. **Approve** naming a new cove on the Kelvin Peninsula as 'Terry's Cove'.

Prepared by:



Vanessa van Uden
Mayor
10/09/2015

Mayor's Activities

The following is a summary of the principal functions and meetings attended by the Mayor over the period 28 August – 23 September 2015:

- Meeting of Governance and Strategy Advisory Group LGNZ (Wellington)
- Opening of Gay Ski Week ceremony
- Queenstown Trail Trust board meeting
- Discussion with Jonathan Kennett re Cycle Trail network
- Town Centre Strategy deliberations
- Citizenship Ceremony
- Meeting with ORC reps re wilding tree control/management
- Meeting with Kawarau Jet

- Attendance at DQ Annual General Meeting
- Opening of Department of Conservation Visitor Centre
- Attendance at Wilding Control Group reporting meeting

Naming of new cove

A resolution was made at the Council meeting held on 30 July 2015 to name one of the newly accessible coves on the Kelvin Peninsula as 'Terry Cove'. The applicant, the Queenstown Trails Trust, contacted staff following the meeting expressing dissatisfaction about this decision as they felt 'Terry Cove' was not appropriate to acknowledge Terry Stevens' contribution to the project. They considered that the lack of an apostrophe did not suggest to the general public that it was reflective of an actual person. Another concern was that the name 'Terry Cove' does not read well and sounds odd and, for someone such as Terry, whom the Trust noted is a stickler for correct grammar, was not an appropriate name. Therefore the request was respectfully made for the Council to review its earlier decision and instead to resolve that the cove be named 'Terry's Cove'.

Staff note that the standard naming practice is to omit the possessive apostrophe 's' but agree that this is a special case. Accordingly, they support the request to name the cove 'Terry's Cove'.

Local Approved Products Policy 2015

The Council adopted the Local Approved Products Policy at its meeting held on 30 June 2015 and as part of the resolution, agreed to write to the Minister for Health to support a ban on psychoactive substances. A response has recently been received and is attached for members' information. It confirms that no psychoactive substances are currently approved for sale and explains the governmental aim of product regulation to make low-risk products available, thereby discouraging underground sales of more harmful products.

Portfolio Leader reports

Operations (From Portfolio Leader, Councillor Gazzard)

- Wanaka Sports Facility – Foundation works have continued throughout the last period. There have been delays due to the amount of steel needing to be bolted down. Onsite fabrication of structural steel beam elements is nearing completion. A temporary power supply is now set up on site. Concrete was poured on 8 September. Work on the sewer drain outside the accommodation bar has also started.
- Wanaka Pool – The design is currently being progressed to developed design, with many of the finer details being discussed and decided upon, such as pool linings, pool plant, etc. The developed design completion date is due on 18 September. The ground floor area has been reduced in the pool lane widths and perimeter; post the community consultation on 18 August, delivering significant cost savings. The learner's pool layout has been revised to include a toddler's beach at no extra cost.

- Arrowtown Community Sports Centre – Value Management is complete and QS report finalised. Clubrooms demolition is underway to make way for Housing Trust work.
- Shotover Primary School Hall – This is 27 days behind schedule due to unexpected ground works. Completion date is now April 2016.
- Arrowtown Athenaeum Hall seismic strengthening, painting, roofing and interior work will commence later this year, timed to minimise disruption to user groups.
- Footgolf course has been established at the Frankton Golf Centre and is expected to increase use of the facility.
- NZ Cricket has confirmed a warm up game for the Queenstown Events Centre between NZ A and Sri Lanka in early December.
- 26ha of land on the Lower Shotover River has been gifted by Shotover Country and approved to be vested as reserve.
- Lakefront land in the Lakes Edge development site approved to be vested as reserve and to be called “Rees Homestead Park”.
- The intention to develop a reserve management plan for the Wanaka Recreation Reserve (Showgrounds) has been publicly notified.
- The Wanaka skate park extension was celebrated recently with an open day.

Planning and Development (from Portfolio Leader, Councillor Gilmour)

- Stage One of the Proposed District Plan was notified on 26 August. Submissions on the 33 chapters will be accepted until October 23. Fact sheets on each chapter are available for download from QLDC website, as is the draft plan. There is a Q&A section on the website to ensure common questions are captured and clarified as soon as possible. Community Association and other meetings are being held over the coming month.
- One appeal has been received on Plan Change 49 Earthworks as a joint appeal by six submitters.
- QLDC submission on the government’s National Environmental Standard – Plantation Forestry as requested that QLDC is able to retain its district plan rules, as management of land for landscape protection (in particular, our draft district plan objective of banning the planting of wilding prone species) is more important in this district than facilitating forestry. We will be advised by the Ministry for Primary Industries of any changes to the draft NES - PF and when it is likely to be implemented.
- Although median costs for a notified consent fell to \$7,610 (down from \$11,315 in August 2014) because three of the four consents did not need a hearing, the complex nature of many of the applications being received for non-notified hearings saw the median cost for these jump to \$1,800 (up from \$1,042 July 2014), \$300 above the target median cost. These large and

complex applications can be processed non-notified but require expert input which costs.

- Percentage of resource consents processed within statutory timeframe (20 days) dropped from 100% for the first time in over a year, to 98% in August. Numbers continue to be high (103 in August, up from 78 the same month the year prior) and we remain constrained by staff shortages through resignations and difficulties in recruiting adequately experienced staff. Initiatives are still underway to address these issues. The average number of working days for a non-notified consent remained at 17 in August, still higher than usual because of the issues as above.
- There were 71 non-notified divisions issued in August and one notified decision, slightly above levels of the previous year.
- The same staffing resources issues are afflicting the building consent section. Applications have increased (136 this August compared to 119 in August 2014) – at the same time as staff are dealing with ramped up inspection requests. We are using contractors and staff from other Councils as available. Average processing time has increased from 11 working days last August to 13 last month. This should improve as replacement staff come on board in October.
- Resignations of QLDC Building Services Manager and Building Control Supervisor (the top two positions in this department) and two fixed term administration staff make this a vital recruitment phase.
- LIM demand is also strong – 132 issued last month compared to 94 the corresponding month 2014 (40% increase), all processed within required 10 working days (average is 6).
- Earthquake Prone Buildings Amendment Bill should be reported back from the select committee before Christmas. QLDC is part of a cluster group that will be strongly involved with working with MBIE to finalise the regulations to underpin the act, which will let us gauge the level of increased workload for staff.
- MBIE has confirmed QLDC's refusal to issue a building consent for stage one of Queenstown Apartments' proposed remediation, due to ventilation measures being inadequate to deal with the likely generation of internal moisture levels during winter and being unlikely to meet required 50 year durability requirement.
- Swimming Pool Act changes signalled by government are likely to come through mid-2016 include:
 - Councils will be required to inspect swimming pools every five years.
 - Child-resistant spa pools will no longer require an additional means of restricting access, nor will they require a building consent.
 - Garden ponds and other water hazards will be exempt if they are not intended for swimming.

Infrastructure (from Portfolio Leader, Councillor Cocks)**Capital Works**

1. Roundabout State Highway and 350m of EAR: Work has now commenced on the State Highway and EAR with final completion still on track for early December.
2. Hawea Water supply, new bore and UV treatment: The commissioning date slipped a month and is now end of September. There will be a trial period with go live expected early November.
3. Edgewater gravity sewer, Stage 2 (Wanaka Station Park to Mt Aspiring Road): Due to contractor workload, stage 2 will now start February 2016 with completion June 2016.
4. Beacon Point Road/Mt Aspiring Road: initial design complete and tender documents are being reviewed. Mt Aspiring Road design being reviewed following NZTA drive-overs. NZTA's preference is to address the straights, where our philosophy is to address the corners and crests first.
5. Ardmore Street build-out: Physical works now complete with practical completion due mid-September.
6. Brownston Street Parking: Work has now commenced on site and due for completion by early to mid-October.
7. Plantation Road reservoir pipe work upgrade is complete. Budget has been carried forward to fund upgrade and reconfiguration of pipe work/valves between the reservoir and Plantation Road and around the Link Way Booster, by Veolia when rates are agreed. Staff are awaiting a price from Veolia.
8. Ardmore Street water and wastewater main upgrade is scheduled to be completed by October 2015.
9. New Sewer line along Aubrey Road (East): Construction is underway (approximately one third of the way through) with completion due by end of November 2015.
10. Negotiations to possibly roll over the Fulton Hogan reseal contract are ongoing. A paper is coming to the October 2015 Council meeting with recommendations to roll over the contract.
11. Eastern Access Road Trunk Infrastructure design project: Contract is intended to be award 25 September 2015.
12. Veolia will start sewer main pipe cracking work at Melbourne to Hobart Street on 15 September 2015.

Other Projects

1. Queenstown Town Centre Transport Strategy: Deliberations are underway and a report is expected to be made to Council in October 2015.
2. Wanaka Transport Strategy: A report will be presented to the Wanaka Community Board in October 2015.
3. Cardrona wastewater: Sale & Purchase agreement for the purchase of the Baxter 2009 system (interim solution) is expected to be completed this week (mid-September), with handover to operations immediately thereafter. Waiting on price from Veolia for minor upgrades to the Baxter 2009 WWTP.
4. Wanaka Airport Water Supply modelling and options report is being produced but the wastewater modelling and options have yet to be started. Physical works for 3 waters likely to be after the next Warbirds, i.e. commence April/May 2016.
5. Consultation over Frankton parking changes (McBride Street/Ross Street, Douglas Street, Glenda Drive/Margaret Place) commenced on Monday 17 August. The outcomes and recommended changes are expected to be reported to Council for a decision in November 2015.
6. The Asset Planning Team will start at the end of September 2015 with the review of the AMPs. This work is planned to be finished by end of December 2015.
7. Work continues to implement NZTA's One Network Road Classification (ONRC). A second regional workshop was hosted by QLDC and focussed on the NZTA Business Case Approach. A network drive over was undertaken with NZTA to review the Forward Work Programme and RAMM data. Improvements to the Economic Network Plan are underway. Permanent traffic count sites are being finalised.
8. The process has been streamlined for claiming on contracts within TechOne and another TechOne case will be resolved soon that will benefit users. Work is underway to capture requirements for improving the workflow around contracts i.e. ensuring better visibility and approval around who is raising claims against contracts and who is making changes to contracts with a financial consequence.

Recent Meetings

Property Subcommittee minutes (27 August 2015)

- 1 Application for Rates Remission 2015/16 – Williams Cottage
- 2 Licence to Occupy Road Reserve, RJ & LFC Moran, 10-12 Garland Terrace, Kelvin Heights, Lot 1 DP 307643 and Lot 14 DP 24591, Queenstown
- 3 Temporary Road Closure – Arrowtown Long Lunch 2015
- 4 Temporary Road Closure – Arrowtown Preschool Fundraising – GJ Gardner Trolley Race 2015
- 5 Licence to Occupy Road Reserve – Beach Street Holdings Limited, 23, 25 & 27 Beach St, Queenstown

- 6 Licence to Occupy Road Reserve – Skyline Investments Ltd , Corner of Marine Parade and Church Street, Lots 2-4 Deposited Plan 338525, Queenstown
- 7 Road Naming – Woodlot Properties Limited - Naming of Private Right of Way off Andrews Road, Frankton

Property Subcommittee draft minutes (10 September 2015)

- 1 Licence to Occupy – Existing Cardrona LPG Tank
- 2 Naming of the Eastern Access Road
- 3 Licence to Occupy Road Reserve – Crescent Investments Limited, Kirimoko Park, Wanaka

Resource Consent Commissioner Appointment Committee draft minutes (10 September 2015)

- 1 Commissioner Appointments:
 - P Dunstan (RM150550)
 - Flax Trust (RM150185)
 - Ziva Holdings Ltd (RM150383)
 - C & J Paddon (RM150476)
 - M & J Henry (RM150589)

Attachments

- A Property Subcommittee minutes (20 August 2015)
- B Property Subcommittee draft minutes (10 September 2015)
- C Resource Consent Commissioner Appointments Committee draft minutes (10 September 2015)
- D Action list from previous Council meetings