

Minutes of an ordinary meeting of the Queenstown Lakes District Council held in the Council Chambers, 10 Gorge Road, Queenstown on Thursday 29 October 2015 commencing at 1.00pm

Present:

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

In attendance:

Mr Adam Feeley (Chief Executive Officer), Mr Peter Hansby (General Manager, Infrastructure), Ms Meaghan Miller (General Manager, Corporate Services), Mr Stewart Burns (Chief Financial Officer), Mr Tony Avery (Interim 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), Mr Paul Speedy (Manager, Strategic Projects and Support), Mrs Briana Pringle (Parks and Reserves Officer), Mr Tony Pickard (Senior Planner, Policy), Mrs Joanne Conroy (Property Manager, APL Property Ltd), Mr Blake Hoger (Property Manager, APL Property Ltd) and Ms Jane Robertson (Governance Advisor); 2 members of the media and 10 members of the public

Apologies

There were no apologies.

Declarations of Conflicts of Interest

Councillor Gilmour declared an interest in Item 7 ('Withdrawal of part of Plan Change 50 area from Proposed District Plan') as she was the joint owner of a property within the Plan Change area. She advised that she would leave the room for the duration of the item.

Matters Lying on the Table

There were no matters lying on the table.

Confirmation of agenda

The Mayor advised of a request to move item 8 up the agenda, as one of the reporting officers had to leave the meeting early in order to catch a flight.

On the motion of Councillors Cocks and Lawton the Council resolved that the agenda be confirmed with item 8 being considered directly following item 1 at the meeting.

Public Forum

1. John Glover

Mr Glover noted that a key recommendation in a recent report released by the Productivity Commission was the use of debt funding to achieve intergenerational equity. By contrast, he noted that it was planned to fund the Glenorchy Water/Wastewater scheme in one lump. He asserted that local government's monopoly meant there was little incentive to minimise supply costs and he was opposed to the proposal to tender on a design/build/operate basis as the cream for any contractor would be in the operating phase and this would cost the ratepayer.

Mr Glover stated that a review of the process to date had been requested but documents sought from the Council on this issue had either been heavily redacted or not provided at all. In the meantime, the project continued to roll on without any meaningful engagement with the community or offer of choice, leaving the community to accept the situation and eventual cost.

Moving forward, Mr Glover asked the Council to treat the Glenorchy community as customers and to show openness and transparency. He believed that more sustainable and cheaper alternatives should be considered and urged further work on reducing the upfront costs.

2. Jules Tapper, Chair, Lakes District Air Rescue Trust

Mr Tapper expressed thanks to the Council for its recent funding allocation to assist the trust. He advised that the grant of \$25,000 would assist the training budget, the total of which was \$55,000 – \$60,000 annually.

Mr Tapper noted that there had been some adverse comment about the grant and questions raised about the trust's administration expenses and he wished to address these:

- A complete breakdown of the trust's total administrative expenditure had been provided to the Council when seeking a grant and these records showed considerable efficiencies.
- The trust had no staff and no salaries or wages were paid to trustees.
- It had only recently been agreed to pay fees to the Chief Financial Officer in recognition of his level of responsibility and workload, but the fees paid were less than full professional fees.
- The Chair and Secretary Manager had also recently been approved honoraria but these only totalled \$21,000, which he did not believe should be deemed excessive amounts.
- The trust's operational model was considered the most cost effective in NZ.

Mr Tapper questioned why the Council wanted an elected member to be appointed to the trust board. He noted that achieving this would require a change to the trust's constitution which would require an AGM to achieve. Instead, he offered Snr Sgt John Fookes of NZ Police as the Council's representative which he hoped was an acceptable resolution.

The Mayor advised that it was the Council's practice to appoint a representative to any organisation which received considerable Council funding support.

In reply to a question, Mr Tapper advised that he was uncertain if the trust would approach the Council again for more funding, as this was dependent upon how the rest of the year went. He noted however, that the present contract was not enough to run the service.

3. Steve Wilde, Downtown Queenstown

Mr Wilde urged the Council to proceed with consultation on the pedestrianisation of Beach Street. He noted that there was as much as 80-90% stakeholder support for the proposal, although he accepted that this was only anecdotal. He stated that pedestrianisation of parts of the CBD was one of the core projects to the future success of the CBD and he had offered Downtown Queenstown's assistance to help the Council to engage with stakeholders in the consultation process. He also acknowledged the great working relationship that Downtown Queenstown had with Denis Mander.

In reply to a question, Mr Wilde did not consider that consultation should be delayed until the building work currently taking place in Beach Street was complete, as it was important to consult over two peak seasons. Furthermore, it would be impossible to avoid all building activity as there would always be development in the town centre. He also believed that it was important to undertake a trial and allow the public to comment before implementing anything permanently.

4. Brian Fitzpatrick

Mr Fitzpatrick urged the Council to adopt the name 'Remarkables Park Drive' for the Eastern Access Road. He did not believe that people identified the Remarkables Park locality with the company, noting that many other localities used the name of the locality for the roadway name and 'Remarkables Park Drive' fitted with this theme. He also dismissed the concern that use of the word 'Remarkables' would create confusion with Remarkables Crescent, pointing out that names such as Great North Road and Great South Road were used in many localities and despite their similar sound, were not confusing.

Mr Fitzpatrick circulated a letter from the Council dated December 1995 confirming Council approval of several future street names for the Remarkables Park subdivision, pointing out that 'Remarkables Park Drive' was amongst those approved.

1. **Queenstown Lakes Community Housing Trust: Memorandum of Understanding**

A report from Meaghan Miller (General Manager, Corporate Services) presented a new Memorandum of Understanding ['MoU'] between the Council and the Queenstown Lakes Community Housing Trust.

Ms Miller joined the table.

On the motion of The Mayor and Councillor Macleod the Council resolved to suspend Standing Orders to allow the representatives of the Queenstown Lakes Community Housing Trust to address the Council.

Mr David Cole (Trust Chair) and Ms Julie Scott (Trust Executive Officer) joined the table.

Mr Cole reported that the Trust was in a healthy state with \$10M in net assets, however it needed to lift its performance because of the challenges of ensuring there was adequate affordable housing in the district.

Mr Cole described the two Trust projects currently underway. He noted that stage 1 of the Suffolk Street development was now complete and fully occupied, with stage 2 due for completion before Christmas. All properties were for affordable rentals. The second project involved 44 sections at Shotover Country, with building due to start in December and expected to finish by December 2016.

Thanks were extended to Councillors Forbes, Lawton and Stevens for their contribution to the Trust. Mr Cole also acknowledged retired Trustees: Barry Robertson, Dennis Pezaro and Brian Donnelly, noting that they had been replaced by Jo Conroy, Peter Southwick and Gigi Hollyer.

Mr Cole stated that the Trust now needed to build a sizeable portfolio of affordable rental properties, which was a strategic change from its original objective. Rental property developments required the Trust to have more equity in a property to make the programme work but he believed that the Trust needed to do more to support the transient workers in the district.

On the motion of The Mayor and Councillor Gazzard the Council resolved that Standing Orders be reinstated.

It agreed that the resolution should indicate that the Council was adopting a 'revised' MoU, as it was replacing a previous version.

Consideration was given to additional feedback received since original circulation of the agenda item. It was agreed that the definition of 'community housing' should be altered to match that contained in the 'QLDC Lead Policy – Housing Accord and Special Housing Areas':

'Community Housing means residential activity that maintains long term affordability for existing and future generations through the use of a Retention Mechanism, and whose cost to rent or own is within the reasonable means of low and moderate income households.'

Councillor Gilmour expressed concern that the first reference to Council involvement in Appendix 2 ('Steps to complete a transfer of land') was at step (g) (Council ratification). She considered that Council should be included as part of the formal internal consultation process described within step (a), especially as such discussions had occurred previously.

Councillor Gilmour noted the reference in paragraph 4.1 to 'the next 5 years' and asked whether a date should be specified. In response, the Mayor noted that the MoU would be dated which would provide the necessary clarity.

Councillor Lawton observed that the new MoU reaffirmed the previous version but did move away from the HOPE Strategy. Councillor Gilmour suggested that as the HOPE Strategy was now 10 years old, it should be reviewed. The Mayor asked that this project be added to the discussion about the Chief Executive's future work programme.

It was noted that whilst the MoU had been revised, the further feedback which had been incorporated in the course of the discussion meant that the resolution should indicate that it had also been amended. The Mayor accepted that this was an appropriate addition.

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

- 1. Note the contents of this report; and**
- 2. Agree to the revised and amended Memorandum of Understanding between the Council and the Queenstown Lakes Community Housing Trust.**

The meeting adjourned at 1.48pm.

The Mayor and Mr Cole signed and dated the Memorandum of Understanding between the Council and the Queenstown Lakes Community Housing Trust.

The meeting reconvened at 1.49pm. Agenda item 8 was considered next in the meeting in accordance with the Council's resolution.

8. Aurora Energy Limited – Easement over Reserve Land

A report from Joanne Conroy (Property Manager, APL Property Ltd) assessed an application from Aurora Energy Limited for an easement over reserve land at Frankton in order to install a power pole. The report considered the options available and concluded that the best course of action was to approve the easement subject to the Minister of Conservation's consent without the need for public notification.

Mrs Conroy, Mr Hoger and Mr Quin joined the table. It was noted that approving the easement without public notification was not allowed by the Reserves Act 1977 unless it could be shown that the easement would not adversely affect the ability of the public to enjoy the reserve and would not have a long-term effect on the reserve. The report recommended that notification was not required because the reserve was already visually cluttered with infrastructure, was not well landscaped or maintained and was not actively used by the public. Staff confirmed that properties adjacent to the reserve had been contacted about the proposal and had raised no objection.

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

- 1. Note the contents of this report;**
- 2. Approve the granting of an easement to Aurora Energy Limited over Lot 13 DP 322851 Local Purpose Reserve subject to Minister's Consent.**
- 3. Exercise the Minister's consent (under delegation from the Minister of Conservation) for an easement to Aurora Energy Limited over Lot 13 DP 322851 Local Purpose Reserve.**

The meeting returned to the original order of the agenda items.

2. Naming of the Eastern Access Road

A report from Denis Mander (Principal Planner, Infrastructure) sought the Council's direction on an appropriate name for the roadway currently referred to as the 'Eastern Access Road'. The report noted that the Property Subcommittee had referred a short-list of the following names to the Council for consideration:

- Oterotu
- Tahuna
- Frances or Frances Rees
- Porter
- Remarkables or Remarkables Park

The short-list of names had been assessed against the Council's road-naming policy, with Oterotu and Frances/Frances Rees deemed fully compliant. It was noted that consultation with iwi had been undertaken to clarify the appropriateness of Tahuna. The report observed that use of the names Remarkables, Remarkables Park and Porter did not comply with the policy.

Mr Hansby and Mr Mander joined the table. Mr Mander reported on consultation with iwi, noting that Te Aō Marama and Hokonui Runanga both supported the name 'Oterotu' but other iwi had not expressed a preference.

There was discussion about continuing the names of the roadways already in existence in the area, in particular, either Lucas Place or Hawthorne Drive. Mr Mander advised that this was feasible.

Concern was expressed that using the name 'Remarkables Park' implied too strongly that the roadway only led to Remarkables Park.

Councillor Cocks stated that he opposed use of the name 'Remarkables Park' as there was already another roadway called 'Remarkables Crescent' in the direct vicinity and two such similar names could create confusion. He noted that the naming of Hawthorne Drive had been achieved via a proper Council process and he therefore proposed that the name Hawthorne Drive be applied to the Eastern Access Road. He added that use of this name would also resolve any potential conflicts about using locational names such as

Remarkables Park, Five Mile and Queenstown Airport. He indicated his intention to move in this direction.

Questions were raised about the significance of the hawthorns in the name and potential confusion for continuing an existing name.

Councillor Stammers-Smith spoke in support of using the name 'Remarkables Park' because the road did lead to this location and it also took into account the view of the Remarkables.

Councillors Cocks moved/Councillor Ferguson seconded:

That the Council:

- 1. Note the contents of this report;**
- 2. Confirm a permanent name for the Eastern Access Road as Hawthorne Drive;**
- 3. Note that its decision on the name for the Eastern Access Road does not affect the names of either Hawthorne Drive or Lucas Place.**

The motion was put and was lost 4:7.

The Mayor directed staff to revisit the issue and prepare another report on the matter for a future meeting.

3. Beach Street Pedestrianisation

A report from Denis Mander (Principal Planner, Infrastructure) sought the Council's approval to consult on options for the pedestrianisation of Upper Beach Street (between Camp Street and Cow Lane).

Councillor Gazzard asked staff to target retailers more widely than only those located in Beach Street.

Councillor Lawton stressed the importance of identifying specific outcomes of the trial which could be used to determine its success (ie, KPIs).

Councillor Stevens advised that he was keen to be part of the hearings panel but had some difficulty with the proposed hearing date of 27 November. Mr Mander stated that he would liaise with Councillor Stevens to establish a way of working around his other commitments if a hearing on this date went ahead.

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

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

2. **Approve public consultation commencing on pedestrianisation options for Upper Beach Street (between Camp Street and Cow Lane).**
3. **Appoint a panel of Councillors Aoake, Forbes and Stevens to hear public feedback on the pedestrianisation options.**

4. **Cycle Trail Standards and Specifications**

A covering report from Stephen Quin (Parks Planning Manager) presented a proposed QLDC Cycle Trail Design Standards and Specifications for adoption.

Mr Quin joined the table.

Councillor Lawton asked that user groups for Grades 1 and 2 also include accessibility users (or a term to that effect).

The Chief Executive left the meeting at 2.10pm.

Councillor Lawton also asked that titles within the document include 'tracks' to take into account the situation in Wanaka. Mr Quin confirmed that both 'trail' and 'track' had the same meaning throughout the document.

Councillor Stammers-Smith stated that he was opposed to adopting the standards as he believed that they would be make it difficult for community groups to construct new facilities. Whilst not adopting the standards could result in quality inconsistencies, he considered that people would still use the tracks.

The Chief Executive re-entered the meeting at 2.12pm.

The Mayor stated that she shared Councillor Stammers-Smith's concerns that the standards had the potential to become onerous and she cited in particular those detailed under 'Helicopter Operations'. However, she considered that the key was how Council chose to implement the standards and agreed that it was still important to have a standard to ensure safety and consistency.

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

1. **Note the contents of this report; and**
2. **Adopt the Queenstown Lakes District Council Cycle Trail Design Standards and Specifications 2015.**

Councillor Stammers-Smith recorded his vote against the motion.

5. Annual Report 2014/15

A covering report from Stewart Burns (Chief Financial Officer) presented the Annual Report for the year ended 30 June 2015 in accordance with statutory requirements.

Mr Burns and Ms Miller joined the table. Mr Burns noted that adoption of the Annual Report was procedurally required to be undertaken before 31 October in the reporting year. The report showed a good overall result and an unqualified audit opinion had been received since publication of the agenda item.

Mr Burns stated that the Statement of Service Performance had been subject to a major revamp, noting that this had been largely due to the work of Catherine Davies and Sarah Douglas. He paid tribute to them for their major contribution to the document's preparation. Councillor Lawton commended the infographics in the report, particularly citing the resident population vs visitors graphic which she believed should be used elsewhere. The Mayor asked for the graphics to be prepared as a resource and sent to elected members. Ms Miller noted that some would also be used in the Annual Report summary.

Ms Miller asked elected members to advise Michele Poole if they wished to highlight any minor typographical errors in the document.

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

1. Note the contents of this report;

2. Adopts the Annual Report for the year ended 30 June 2015 pursuant to Sections 98 and 99 of the Local Government Act 2002.

6. Extension of area serviced by Lake Hayes Water Scheme

A report from Ulrich Glasner (Chief Engineer) assessed applications from the owners of three properties adjacent to the Lake Hayes Water Supply Zone Boundary for approval to connect to the scheme. In considering the options of either declining or approving the requests, the report noted that the best option was to accept the water supply boundary adjustment as it would result in fewer people on private supply, thereby reducing health risk. Furthermore, each applicant would be required to pay a development contribution for water connection and water supply would be controlled by restricting daily use to 2500 litres per property and by prohibiting use for irrigation purposes.

Mr Hansby and Mr Glasner joined the table.

A question was raised about whether these additional connections would place pressure on the scheme, particularly during the summer months when water restrictions were occasionally required. In reply, Mr Glasner noted that the new Shotover Country reservoir would provide support for the Lake Hayes

water scheme. He also did not consider that there would be major effect on the scheme when the undeveloped sites in the rural area came on line, but this would have to be assessed at the time.

Councillor Gilmour accepted the advice in the report that these applications would not make a major difference to the overall demand on the scheme but expressed concern that approving these applications would have an incremental effect. She noted that the Council had previously requested a policy to guide decision-making on applications to connect to a water scheme from outside the area and this had not yet been actioned. She did not wish to make an ad hoc decision and for this reason could not support the recommendation.

Mr Glasner stated that the main concern if the Council did not approve connection to the water scheme was the public health risk. He added that there were already pipes in place adjacent to the sections and reiterated that there was capacity within the water scheme for these additional connections.

There was further discussion about the request for a policy setting out criteria for approving such applications. The Mayor echoed earlier comments that whilst there were no identifiable issues with approving the applications currently before Council, the question was at what point the Council should not approve any more until a policy was in place.

Mr Glasner advised that a policy had not been prepared as it was firstly necessary to understand fully the results of the water meter trial. The trial would not conclude until mid-2016.

Councillor Lawton stated that the daily water allocation of 2500 litres per property was very high. Staff noted that this was the current design standard but it could change once there was greater understanding of overall daily demands. Accordingly, the Mayor asked the recommendation to include a further condition that the present supply standard of 2500 litres per property per day be subject to any changes to the level of service which the Council may adopt in the future.

In light of the concerns expressed earlier about the failure hitherto to prepare a policy for determining applications to extend water scheme boundaries to accommodate new connections, the Mayor sought an amendment to the recommendation to include an instruction to the Chief Executive to prepare a set of criteria for approving extensions to water schemes prior to any new approvals being considered.

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

- 1. Agree that Lake Hayes Water Supply boundaries be extended to include 61 Slope Hill Road (Lot 1 DP 475576), 120 Slope Hill Road (Lot 1 DP 27507) and Lots 1-2 DP 435914 adjacent to Hogans Gully Road, subject to the following conditions:**

- a) Payment of applicable connection fees and development contributions.
 - b) These areas are to form an extension to the Lake Hayes Water scheme for supply and rating purposes from July 2016.
 - c) Engineering Design and easements are to be approved by the Queenstown Lakes District Council
 - d) All physical connection costs will be a cost to the applicants and will include extensions of the existing mains and 20mm laterals and Acuflos with restrictors and meters at the boundary.
 - e) Work undertaken on the main must be undertaken by a Council approved contractor.
 - f) The water supply is restricted to 2,500 litres per property per day and is not to be used for irrigation purposes and will be subject to any future changes to the Council's water supply Level of Service standards.
2. Direct the Chief Executive to prepare set of criteria for approval of extensions to water schemes prior to any new approvals being considered.

*Councillor Lawton recorded her vote against the motion.
Councillor Gilmour abstained from voting.*

Councillor Gilmour left the meeting at 2.42 pm.

7. Withdrawal of part of Plan Change 50 area from Proposed District Plan

A report from Matthew Paetz (District Plan Manager), sought Council approval to withdraw part of the area subject to Plan Change 50 (PC50) from the Proposed District Plan, including trees and heritage features notated on District Plan maps (these features are already protected under PC50). This was necessary in order to correct an error in what was contained in the version of the Proposed District Plan released for review.

In reply to a question, Mr Paetz detailed how submitters who had submitted on issues relating to the area being withdrawn would be responded to.

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

1. Note the contents of this report;
2. Authorises, pursuant to Clause 8D of the First Schedule to the RMA, the withdrawal of all provisions of the Proposed District Plan as they relate to the Plan Change 50 area; and

3. Issues public notification of the withdrawal and the reasons for it.

It was noted that item 8 had been considered earlier in the meeting.

9. Mayor's Report

A report from the Mayor:

- a) Set out the functions and meetings attended during the period 25 September 2015 – 28 October 2015;
- b) Presented proposed dates for ordinary Council, Audit and Risk Committee, Property Subcommittee and Resource Consent Commissioner Appointment Subcommittee meetings for 2015 until the end of the current Council term;
- c) Provided information about Doc Wells in response to an earlier request;
- d) Presented updates from the three Portfolio Leaders;
- e) Summarised the items from and appended the minutes of the following meetings:
 - i. Property Subcommittee meeting of 24 September 2015
 - ii. Property Subcommittee meeting of 8 October 2015
 - iii. Resource Consent Commissioner Appointments Committee meeting of 24 September 2015
 - iv. Audit and
- f) Detailed the actions taken from previous Council meetings.

The report noted that minutes (iii) and (iv) were presented in the public excluded part of the meeting because the full duration of those meetings had been held with the public excluded.

Councillor Gilmour re-entered the meeting at 2.44pm.

Meeting Schedule for 2016

The Governance Advisor asked the Council to consider scheduling an additional ordinary meeting in early October 2016 just prior to the end of the Council triennium in order to adopt the 2015/16 Annual Report. The Mayor agreed that this request could be accommodated and a further meeting was added on 6 October 2016.

Portfolio Leader Reports

Councillor Gilmour advised that she had not received the necessary information to provide a verbal update on submissions received to the Proposed District Plan, although she understood that they numbered more than 700.

General Comments

On behalf of the Council, Councillor Ferguson acknowledged with sadness the passing of Scott Paterson, Chief Executive of the Queenstown Airport Corporation.

Councillor MacLeod asked the Council to give further consideration to information he had circulated via email about a new item of playground equipment which could be installed in the district.

Actions list follow-up items

Councillor Stevens asked for more regular progress updates on the LAP (Local Alcohol Policy) discussions.

Councillor Stevens asked Councillor Gilmour to liaise with him over Arrowtown Design Guidelines.

Councillor Gilmour stated that she had still not received a satisfactory response to her request for information explaining the disparity between the employment figures shown in the different Queenstown Convention Centre economic reports.

Members noted the difference of opinion between Council staff and NZTA on priorities for Mt Aspiring Road road widening, but asked for clarification on what had been decided.

The Mayor observed that the applicants for appointment to the Conduct Committee had not been considered by the Audit and Risk Committee, as reported in the actions list.

Councillor Gilmour asked why the MoUs from the Affected Persons Approvals granted at the meeting of 27 August did not yet appear to be resolved.

Wanaka Community Pool

Councillor MacLeod asked whether the pool heating system for the new Wanaka Community Pool had been determined. The Chief Executive advised that it had been decided to install an LPG system. Councillor MacLeod questioned the preference for this over a solar system and asked to be provided with the reasons for this decision.

Members asked if the urban design panel hearing had occurred in October as reported.

Councillor Lawton asked that once the detailed design was complete that it be presented to the Wanaka Community Board.

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

- 1. Note the report; and**
- 2. Adopt the schedule of ordinary Council meetings, Audit and Risk Committee meetings, Property Subcommittee meetings and Resource Consent Commissioner Appointment Subcommittee meetings for 2016 until the end of the current Council triennium.**

10. Chief Executive's Report

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

1.2: Members agreed that the information on the 'projects on a page' which showed the transport planning initiatives and their timelines on a map of the Wakatipu was valuable and should be provided to the public. The Mayor asked that a copy be circulated to Councillors and media.

1.5: It was agreed that the discussions about the aim of the Waste Strategy and Waste Assessment Review should be extended to all elected members.

On the motion of Councillors Forbes and Stammers-Smith it was resolved that the Council note the report.

Confirmation of Minutes

24 September 2015

On the motion of Councillors Aoake and Ferguson it was resolved that the minutes of the public part of the ordinary meeting of the Queenstown Lakes District Council held on 24 September 2015 be confirmed as a true and correct record.

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

12 October 2015

On the motion of Councillors Lawton and Cocks it was resolved that the minutes of the public part of the extraordinary meeting of the Queenstown Lakes District Council held on 12 October 2015 be confirmed as a true and correct record.

Councillors Gilmour and MacLeod abstained because were not present at the meeting.

The meeting adjourned at 3.09pm and reconvened at 3.23pm.

Recommendation to Exclude the Public

On the motion of Councillors Aoake and Stevens 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 – 24 September 2015

Item 14: Chief Executive’s Performance Review

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
14. Chief Executive’s Performance Review	<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>a) Protect the privacy of natural persons including that of deceased natural persons;</p>	Section 7(2)(a)

Confirmation of minutes – 12 October 2015

Item 1: Appointment of an elected member to hear and determine an application for resource consent under the Housing Accords and Special Housing Areas Act 2013

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
1. Appointment of an elected member to hear and determine an application for resource consent under the Housing Accords and Special Housing Areas Act 2013	<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>a) Protect the privacy of natural persons including that of deceased natural persons;</p>	Section 7(2)(a)

Noting of minutes:

Resource Consent Commissioner Appointment Subcommittee, 24 September 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)

Audit and Risk Committee, 14 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 Audit & Risk Committee	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: (b)(ii) protect information where the making available of the information would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information (h) enable any local authority holding the information to carry out, without prejudice or disadvantage, commercial activities	Section 7(2)(b)(ii) Section 7(2)(h)

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Agenda items

- Item 11: Coronet Forest Management Options**
Item 12: Hearings Commissioner Appointment
Item 13: Plan Change 49 Earthworks – Appeal Matters
Item 14: Purchase of land for the Eastern Access Road

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: g) maintain legal professional privilege; i) enable any local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations);	Section 7(2)(g) Section 7(2)(i)

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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)

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 3.24pm.

The meeting moved out of public excluded and concluded at 4.18pm.

CONFIRMED AS A TRUE AND CORRECT RECORD

M A Y O R

26 November 2015

D A T E

Attachment A: Site plan showing the land to be purchased and the land already purchased or approved for purchase [item 14].

