

**Property Subcommittee
24 September 2015**

Minutes of a meeting of the Property Subcommittee held on Thursday 24 September 2015 in the Armstrong Room, Lake Wanaka Centre commencing at 11.00am

Present

Mayor van Uden; Councillors Aoake, MacLeod and Stammers-Smith

In Attendance

Mr Dan Cruickshank (APL Property Ltd) and Ms Jane Robertson (Governance Advisor)

Apologies

There were no apologies.

Declaration of Conflicts of Interest

There were no declarations.

Resolution to Exclude the Public

On the motion of Councillors Aoake and MacLeod it was resolved that the public be excluded from all items of the Property Subcommittee 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:

<i>General subject to be considered.</i>	<i>Reason for passing this resolution.</i>	<i>Grounds under Section 7 for the passing of this resolution.</i>
<i>All Items</i>	<i>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> <i>i) enable any local authority holding the information to carry out, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</i>	<i>Section 7 (2)(i)</i>

This resolution was 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 moved into public excluded at 11.01am.

Confirmation of Minutes

On the motion of the Mayor and Councillor MacLeod it was resolved that the minutes of the Property Subcommittee meeting held on 27 August 2015 be confirmed as a true and correct record.

On the motion of Councillors Aoake and MacLeod it was resolved that the minutes of the Property Subcommittee meeting held on 10 September 2015 be confirmed as a true and correct record.

Councillor MacLeod questioned the condition attached to the item 'Licence to Occupy Road Reserve for Beach Street Holdings Ltd, 23, 25 and 27 Beach Street' regarding the requirement for an independent audit of the applicant's comprehensive safety plan (from the meeting of 27 August 2015). He considered that such a condition needed to be applied consistently. The Mayor suggested that it could be included as a rider on future applications, if the Council deemed it necessary.

Matters Lying on the Table

There were no matters lying on the table.

Confirmation of Agenda

On the motion of the Mayor and Councillor Aoake it was resolved that the Property Subcommittee agree to consider the following late items:

- 1. Lessor's approval for new lodge building at Glendhu Bay Camping Ground;**
- 2. Lessor approval for new facilities building at Wanaka Lakeview Holiday Park;**

Noting that the items were not available by the due date but they cannot be delayed until a future meeting as consideration at this meeting is necessary to enable the projects to proceed in a timely manner.

1. Lessor's Approval for New Lodge Building at Glendhu Bay Camping Ground, Lake Wanaka (PSC 15/09B/01)

A report from Dan Cruickshank (Senior Property Manager, APL Property Ltd) assessed a request from CCR Ltd, the Lessee of the Glendhu Bay Camping Ground, for the Council's approval as Lessor to demolish three existing buildings (two ablution blocks and the existing lodge building) and to relocate onto the site in their place three renovated structures to act as a new lodge building. The report recommended that Lessor's approval be given.

On the motion of Councillors MacLeod and Aoake it was resolved that the Property Subcommittee:

- 1. Note the contents of this report; and**
- 2. Agree to grant Lessor's approval to CCR Limited demolishing two (2) ablution blocks and one (1) accommodation block and replacing them with a new lodge development at Glendhu Bay camping ground, legal description Section 1 Block XV Lower Wanaka Survey District, classified Recreation Reserve.**
- 3. Authorise this report and resolution to be made available to the public as part of the next Mayor's report to Council.**

2. Lessor Approval for New Facilities Building at Wanaka Lakeview Holiday Park (PSC 15/09B/02)

A report from Dan Cruickshank (Senior Property Manager, APL Property Ltd) assessed a request from CCR Ltd, the Lessee of the Wanaka Camping Ground, for the Council's approval as Lessor to demolish two facilities blocks and replace them with one new facilities block (containing kitchen, dining, shower and toilet facilities) to be constructed specifically for the Wanaka Camping Ground. The report recommended that Lessor's approval be given.

On the motion of Councillor MacLeod and the Mayor it was resolved that the Property Subcommittee:

- 1. Note the contents of this report;**
- 2. Agree to grant Lessor's approval to CCR Limited for demolishing and replacing the old facilities blocks at Wanaka camping ground, legal description Section 12 Block XV Town of Wanaka Survey District, classified Recreation Reserve.**
- 3. Authorise this report and resolution to be made available to the public as part of the next Mayor's report to Council.**

On the motion of Councillors Aoake and MacLeod it was resolved that the Property Subcommittee move out of public excluded.

The meeting moved out of public excluded at 11.10am.

Confirmed as a true and correct record:

Chair

Date