

QLDC Council
28 July 2016

Report for Agenda Item: 15

Department: CEO Office

Chief Executive's Monthly Report

Purpose

To update the Council on recent activities and progress on achieving Council priorities.

Recommendation

That Council:

- a. **Note** the report;

Prepared by:



Mike Theelen
Chief Executive

13/07/2016

Update: Progress on QLDC 2015/16 Work Programme

1. Core Infrastructure and Services

1.1. Design build phase of Project Shotover / Sludge disposal:

(a) **Business case for disposal fields (Council report for noting by December 2015):**

Short to medium term sludge options: Trial loads of Project Pure sludge continue to be sent to Kingsbend in preparation for Project Shotover sludge to follow.

Investigating options for preferred long-term sustainable solution. Expect to report to Council Workshop end August 2016.

(b) **Project completion report (Council report for noting November 2016):**

On track

1.2. Wakatipu Master Plan – implementation of parts of the transport strategy, including effectiveness measures (milestones TBC):

Programme Business Case is currently likely to be a six month process - investigations for a faster process are being explored for expediting this process.

1.3. Eastern Access Road:

(a) **Progress updates to monthly workshop:**

Funding application to be submitted to NZTA this week. Affected Party Approval underway 50% signed. Designation/Resource Consent will be lodged in the week of the 25th July. Final design review scheduled for the 19th July.

1.4. Stage 2 of Asset Data completion:

(a) **Calibrated Waste Water Models**

Complete

(b) **Level of Service Review**

Complete - Reported to Infrastructure Portfolio Councillors and the Mayor, action is to present key findings to Council Workshop July/August.

(c) **Asset Management Plan Review**

Complete - Land Transportation and Three Waters Asset Management Plans (generation 2) published on QLDC website.

1.5. Waste Management Strategy:

- (a) **Draft report to Council workshop on findings by February 2016:**
Complete
- (b) **Final report to Council for adoption by May 2016:**
Complete

1.6. Cardrona and Glenorchy Waste Water Treatment Options:

- (a) **Glenorchy: Recommendation report on preferred option for Council by April 2016:**
Complete - Preferred option was issued to Council and approved in June Agenda item recommending proceeding to design for a Gravity-Hybrid reticulation system with a package treatment plant. Options for disposal field and treatment plant being re-investigated following community feedback.
- (b) **Cardrona: Recommendation report on preferred option for Council by April 2016:**
Complete

1.7. Trade waste implementation: Council report presenting findings of Monitoring, Enforcement and Education Review by February 2016:
Complete

1.8. Re-tender new road maintenance contract:

- (a) **Report to Council on preferred procurement option seeking approval to proceed with procurement by November 2015:**
Complete
- (b) **Recommendation report to award contract to Council by May 2016:**
Complete

1.9. Re-tender new streetlight contract:

- (a) **Preferred procurement option report to Council for approval by October 2015:**
Not proceeding this year.

1.10. Implement NZTA transportation funding model (ONRC):

- (a) **Update to Councillor workshop by January 2016:**
Complete

1.11. Water Supply Bylaw Review:

- (a) **Report to Council with recommendation by June 2016:**

Proposed Water Supply Bylaw was adopted at the Full Council meeting on 26 November 2015.

1.12. Complete water meter installations:

- (a) **Analysis and update report to Councillor workshop in October 2015 and March 2016:**
Complete

2. Community Services and Facilities

2.1. Establish Parks Strategy by May 2016:

Complete: Council subsequently requested additional consultation to be undertaken, and a workshop is proposed for 28 July with Council. This will lead to a final draft being put out for public consultation before being finally considered and adopted by Council later this year.

2.2. Wanaka Sports Facility and Pool:

The official opening for the Wanaka Recreation Centre occurred on the 7th July. The centre will be open to the public from the 15th of July.

Contract documents for the Pool project have been issued to the contractor and prices are being called for sub-trades. Detailed design work is progressing.

2.3. Wanaka Lakefront Development Plan:

- (a) **Council report for approval of draft plan by December 2015:**
Complete
- (b) **Public consultation (February 2016):**
Complete
- (c) **Report with final plan recommendations to WCB by May 2016:**
Complete
- (d) **Report with final plan recommendations to full Council by June 2016:**
Complete - Wanaka Lake Front Development Plan adopted by Council

3. Regulatory Functions and Services

3.1. Public Obstruction Bylaw:

- (a) **Initial report approving consultation to Council by February 2016:**
A report was tabled with Full Council on 28 April, and adopted for formal public consultation. There were 544 submissions received, with the majority relating to Licensed Premises Tours. The

Consultation closed on 30 May 2016, with the hearing scheduled for 9th June being postponed until August due to staff availability.

- (b) ***Final report to Council with recommendations by June 2016:***
A hearing has been re-scheduled for 9th August 2016, with a report to Full Council scheduled for September 2016.

4. Environment

4.1. District Plan Notification Stage 1:

- (a) Three hearing streams have been completed involving the Strategic, Rural, Indigenous Vegetation and Wilding Exotic Trees, heritage and protected trees, comprising twelve individual chapters.
- (b) The next hearing is for subdivision commencing on 25 July.
- (c) The Hearing Panel has suggested that the Council undertake a finer grained landscape study of the Wakatipu Basin than what currently supports the notified PDP. The Council have agreed, but stress that further studies or variations have the potential to extend the time taken to hear the submissions on rezoning in the Wakatipu Basin. This is likely to have a knock-on effect and delay the notification of Stage 2.

4.2. Wilding conifers:

- (a) ***Report to Council proposing options for future logging or removal of Coronet Forest by November 2015:***
Complete

4.3. Eco design advisor:

This was the subject of an internal submission to the Council's Annual Plan process and it was not included in the 2016/17 Annual Plan.

5. Economic Development

5.1. Lakeview:

- (a) ***Preferred Developer – Council report decision (June 2016):***
Formal market engagement is paused pending funding decisions regarding the Convention Centre. Any future development scenarios will need to be considered and adopted by the Council before proceeding further.
- (b) ***Plan Change 50 operative (under appeal) – Council report (June 2016):***
Complete

5.2. Housing Affordability:

- (a) ***Report scoping (pending Councillor working group brief) – Report to Council TBC:***

Underway – an agenda item was presented to the Extraordinary Meeting of Council on 1 March 2016 setting out recommendations from the Queenstown Lakes Community Affordable Housing Working group. Further action requires prioritisation and funding through the 2016/17 Annual Plan.

(b) **Special Housing Areas**

An update is below on the various stages:

SHA	Status of decision/deed	Progress
Bridesdale	Final Resource Consent Decision Issued	Subdivision, earthworks and infrastructure consents all been issued. Work has commenced onsite.
Arthurs Point	Order in Council Approved 23 June 2016	SHA approved by the Minister. Awaiting resource consent application.
Shotover Country	Order in Council Approved 23 June 2016	SHA approved by the Minister. Awaiting resource consent application
Onslow Road	Order in Council Approved 20 May 2016	SHA approved by the Minister. Awaiting resource consent application.
Arrowtown Retirement Village	Order in Council Approved 23 June 2016	SHA approved by the Minister. Awaiting resource consent application
Gorge Road	Order in Council Approved 23 June 2016	SHA approved by the Minister. Awaiting resource consent application.
Ladies Mile Retirement Village	Order in Council Approved 4 July 2016	SHA approved by the Minister. Awaiting resource consent application.
Waterfall Park	Expression of interest being processed	The proposed waterfall SHA (being a further and modified interaction of the previous Ayrburn proposals) has been received (16June 2016) and has been made available for public feedback.

5.3. **Convention Centre:**

(a) **Report to Council on alternative funding sources by June 2016:**

Work on funding remains underway.

6. Service

6.1. *Single Council office in Queenstown:*

(a) ***Report to Council on options for Council office accommodation by November 2015:***

Complete. A proposal to be considered in the 2017/18 Annual Plan will be prepared over the next 6 months.

7. Financial Management

7.1. *Review of rates:*

(a) ***Rates review workshops with Elected Members by November 2015:***

The review is complete with final workshops having occurred in February 2016.

(b) ***Report to Council on recommended approach by February 2016:***

Report has been completed and was adopted for consultation at the March 2016 Council meeting.

7.2. *Procurement Policy:*

(a) ***Initial review report on policy and practice to Audit and Risk Committee by February 2016:***

Draft Policy reflecting best practice within the sector has been completed.

(b) ***Report to Council for adoption of policy by March 2016:***

Report will be drafted when the review of procedures is completed. It is intended to discuss the proposed policy with Council at a workshop in August (deferred from July) and to prepare a report for the August or September Council meeting.

8. IANZ Building Control Authority Review

Responses outlining actions taken to address the 10 Corrective Actions (CARs) were sent to IANZ on Wednesday 13 July, in advance of the 15 July deadline when evidence of initial implementation needed to be provided.

Associated with each of the responses were a large number of documents which provided evidence of changes made, together with the training and auditing undertaken to show that the changes have been implemented. There is a large amount of documentation that was variously provided to IANZ in May, June and finally in July.

IANZ will now assess the responses and will determine whether there is sufficient evidence for them to be able to clear the CARs. If they determine sufficient evidence of initial implementation and we pass this part of the

assessment, we retain our accreditation for the moment but we then go through a full IANZ reassessment in October of this year.

A large amount of work has been undertaken to address the systems and process issues that the IANZ assessment identified. While the CARs have been addressed through that work, and assuming that IANZ are satisfied with the July response, more is still required to ensure we continue to improve on the way we do our business. As part of that, we are recruiting for a Quality Manager – Building Services and an additional support person to ensure our Quality Management Systems which support the Building Services activities is one of the best in the country. We are continuing to recruit for the additional four Building Control officers at the same time.

At the same time building control actively has remained high. While this month shows still a low percentage of consents being issued within the statutory timeframe, we are starting to see a turnaround as a result of significant additional resources being directed to the processing of the backlog, as well as changes initiated which have helped improve the quality of applications received and improved how applications are dealt with. Information provided to IANZ in the July response shows:

- A marked decline in the consents waiting to be allocated from 220 in April down to 49 in mid-July, and a consequential drop in the days before being allocated, from 39 working days down to 14 working days at the present time.
- An increase in the number of building consents being issued from April to May to June, with an expectation that the increase will continue and for that to be in excess of the number of applications received in the same month for the first time since November of last year.
- A small increase in the percentage of consents processed within the statutory time and a decrease in the average days when issued. This positive trend is expected to continue over the next few months, with an increased number of consents issued within 20 days and the average number of days continuing to decline as the backlog of consents is dealt with.

9. QLD Transport Governance Group

The QLD Transport Governance Group met in Queenstown on Monday 18 July 2016. It comprises of elected members and senior officials from QLDC, ORC, NZTA and QAC. The overall purpose of the group is to provide governance oversight to a range of transport projects and programmes that impact on the District and in particular the Wakatipu basin. Earlier interactions of this group have existed previously. The Governance Group which is supported by a number of technical groups was briefed on a range of short term projects for the Wakatipu basin, the progress towards initiating the Integrated Programme Business Case for the Wakatipu basin, and the upcoming programme for the review of the RCTP. The group will continue to meet quarterly.