

Minutes of an ordinary meeting of the Queenstown Lakes District Council held in the Council Chambers, 10 Gorge Road, Queenstown on Thursday 26 May 2016 commencing at 1.01pm

Present:

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

In attendance:

Mr Mike Theelen (Chief Executive Officer), Mr Peter Hansby (General Manager, Infrastructure), Mr Tony Avery (General Manager, Policy and Development), Mr Stewart Burns (General Manager, Finance and Regulatory), Mr Ulrich Glasner (Chief Engineer), Mr Blair Devlin (Planning Practice Manager), Mr Lee Webster (Regulatory Manager), Mr Tony Pickard (Principal Planner, Infrastructure), Mr Stephen Quin (Parks and Reserves Planning Manager), Mr Blake Hoger (Property Manager, APL Property), Mr Michael Walker (Senior Solicitor), Ms Anita Vanstone (Senior Planner – Policy), Mr Rob Darby (Project Manager), Mr Matthew Jenkinson (Health and Safety Advisor), Mr Richard Pope (Property Manager), and Ms Shelley (Senior Governance Advisor); 2 members of the media and 36 members of the public

Apologies

Apologies were received from Councillors Ferguson and Gilmour (on approved leave of absence).

Leave of Absence Requests

- Councillor MacLeod sought a leave of absence for 13 to 17 June 2016 to attend a conference and from 20 June to 1 July 2016 for District Plan hearings.

On the motion of Councillors Stevens and Aoake it was resolved that the Council approve the request for leave of absence.

Declarations of Conflicts of Interest

- Councillor Cocks noted that he was a commissioner and would not take part in discussion for Item 15: Appeals to Private Plan Change 44 – Hanley Downs.

Matters Lying on the Table

Proposed New Lease to Canterbury/Westland Kindergarten Inc for the Frankton Kindergarten – remained lying on the table from the ordinary meeting of Council held on 24 February 2016.

Confirmation of agenda

The agenda was confirmed without addition or alteration.

Public Forum

John Glover and Nikki Gladding:

Mr Glover and Ms Gladding spoke as representatives of Sustainable Glenorchy about their concerns about the proposed Glenorchy Sewage Scheme. They noted several points around asking for a tender based on the best solution for the community rather than discharge quality.

Kaye Parker:

Ms Parker spoke in support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*. She encouraged Council to make sure suggested dementia units or hospitals were actually built.

Warren White:

Mr White spoke in support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*. He noted that the developer was of good quality and had a good record.

Basil Walker:

Mr Walker spoke to *Item 1: Queenstown Traffic and Parking* and the Transport Strategy. He noted points such as the need for electronic signage, the loss of parks and was against reducing times from P30 to P15.

Lorraine Cooper:

Ms Cooper spoke in support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*. She commented that there had been similar issues in 2007 and noted that elderly were still having to leave the district.

Warren Cooper:

Mr Cooper spoke to *Item 1: Queenstown Traffic and Parking* noting that no new parks had been created in 15 years. He spoke against reducing the time limits from P30 to P15 and suggested the item be left on the table until the transport hub was created.

On the motion of Councillors MacLeod and Forbes it was resolved to suspend standing orders and extend public forum.

Ben Espie (Lake Hayes Estate Community Association):

Mr Espie spoke in opposition to *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club* due to its location. He suggested that the rural area needed to be protected and that approval would set a precedent for urbanisation of Ladies Mile.

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Kim Wilkinson:

Mr Wilkinson spoke to *Item 1: Queenstown Traffic and Parking* noting there were some good recommendations but he wished Council had consulted with Downtown QT or the Chamber of Commerce. He objected to the removal of the 15 car parks on Marine Parade and the proposed reduction of time limits from P30 to P15.

Bill Grant:

Mr Grant spoke in support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*. He noted there was not enough provision for elderly in the district.

Russell Mawhinney:

Mr Grant spoke in support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*. He noted that you could not have a real community without elderly residents.

Steve Wilde – Downtown QT:

Mr Wilde spoke to *Item 1: Queenstown Traffic and Parking* noting that they agreed on some of the recommendations but did not want the 15 parks on Marine Parade removed. They also had concerns about the proposed reduced time limits, lack of adequate signage and lack of consultation.

Ian Kirkland and Vince Jones:

Mr Kirkland and Mr Jones talked to the proposed Glenorchy sewage scheme and complimented Mr Ulrich Glasner and Council engineers for their work and information so far. They noted that the community wanted the best scheme at the best price that was best for the environment and they had confidence that Council and its engineers were doing that.

Brian Waters.

Mr Waters spoke in support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club* noting that he did not want to be sent to Invercargill. Mr Waters questioned why the Cardrona Whiskey Distillery did not allow parking or drop offs at their door.

Peter Fleming:

Mr Fleming spoke to *Item 1: Queenstown Traffic and Parking* noting that the biggest problem was that visitors needed to be directed to the parks. He suggested large electronic signage to direct people to the Man Street carpark.

A representative from the Sanderson Group noted that there were 12 people in the gallery that had to leave that wished to note their support of the retirement village proposed in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*.

Marc Bretherton (Northlake Investments):

Mr Bretherton talked to public excluded *Item 13: Scurr Heights Land Divestment* commenting that once sold Council could not influence affordability on the land. He began to give details of Northlake's tender and was asked to stop by the Mayor. The Mayor commented that it was inappropriate to give public comments on details that were part of the tender process.

Ben Farrell:

Mr Farrell commented that he prepared the document for the Sanderson Group application in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club*. He passed on comments from the Hutchins family who were in support of the proposal. Mr Farrell suggested that in recommendation 5 on page 45 should say “*future development*” not “*future urban development*”.

Darrell Scott:

Mr Scott noted that he was the Project Manager for the application in *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club* and handed out an updated list of supporters. He spoke in support of the proposal.

Councillor Lawton left the meeting at 2.25pm

Fraser Sanderson:

Mr Sanderson spoke to *Item 2: Special Housing Area Expression of Interest: Queenstown Country Club* and thanked Council staff for their work through the application process. He commented that they were known for their good quality facilities and the care they provided.

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

The meeting adjourned for a break at 2.30pm and reconvened at 2.38pm

1. Queenstown Traffic and Parking

A report from Tony Pickard (Principal Planner, Infrastructure) detailed various traffic and parking issues within the Queenstown Town Centre and proposed solutions for implementation in the short term. It was explained that Mr Webster was at the table as some proposed ideas came from the enforcement team.

In regards to comments in public forum Mr Webster noted that it was recommended that the P30 parks be retained with a trial of P15 during peak hours in the winter season. The goal of this was to reduce the impact of people dropping off ski gear. It was clarified that this was suggested only for Shotover Street, Duke Street and Athol Street not the entire CBD.

The Mayor commented that the Significance and Engagement Policy in Section 5 noted that Council would not consult when an “issue was routine or operational”. She added that there was a requirement to put out the agenda and information 2 clear working days before the meeting and this had been done. Changes had been identified in the Town Centre Transportation Strategy that was consulted on and feedback had been received.

In regards to the 15 parks on Marine Parade these had been identified through the Town Centre Transportation Strategy and a decision had been made to take advantage of an opportunity to do the work in a cost effective way. The undertaking was that Council wouldn't reduce the number of

available parks in town and one option identified was to open the leased parks in the Church Street carpark to the public.

There was discussion on the need for directional and electronic signage to help direct people to the parking areas such as Mann Street and Church Street. The Mayor noted that part of the work plan out of the Town Centre Transportation Strategy was messaging to show the public how everything links up and this work was still underway.

It was agreed to add a recommendation to approve the implementation of a trial as soon as possible. It was agreed that this should be from 1 July to 31 Oct 2016. It was suggested that the trial include the Queenstown CBD car parking spaces being grouped into bays and numbered with no return times to the same "bay" to be implemented and enforced across the town centre, starting with the CBD. Campervans in the CBD were discussed as well as what size restrictions should be applied. It was agreed to add that campervans (over a size to be determined) will be prohibited from parking in the CBD and specific provisions for campervans will be made in the Boundary Street car park for day time use. Also added was that signage would be used to prohibit campervan parking (over a size to be determined) in the CBD directing them to the Boundary Street car park.

In regards to the winter rush hour it was suggested to include time restricted parking of P15 in parks on Duke Street, Athol Street and all on-road car parks on Shotover Street. The time restriction would be from 3-6pm from July to October 2016. Signage would also show prohibition in regards to returning within an hour.

There was discussion that there was also an issue with parking after 6pm in the evening and it was noted that there would be costing issues to consider if the standard limits were extended. It was noted that loading zones could change use in the evenings and this could include being used as taxi stands or small coach parking. Officers were asked to bring a report to the next Council meeting in regards to coach and bus parking in the CBD, the extension of restricted parking time limits in the CBD until 8pm, the use of loading zones in the evening and how to improve directional signage for the car parking buildings. This was noted as a recommendation.

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

- 1. Note the contents of this report; and**
- 2. Approve the implementation of a trial (from 1 July to 31 Oct 2016) of the following points;**
 - a. All the Queenstown CBD car parking spaces will be grouped into bays and numbered.**
 - b. No return times to the same "bay" will be implemented and enforced across the town centre, starting with the CBD.**

c. Campervans (over a size to be determined) will be prohibited from parking in the CBD and specific provisions for campervans will be made in the Boundary Street car park for day time use.

d. Signage will be used to prohibit campervan parking (over a size to be determined) in the CBD and direct them to Boundary Street car park.

e. Car parks in Duke Street (8), Athol Street (6) and all on-road car parks on Shotover Street (38) will be given a seasonal time limit of P15 between the hours of 3-6pm from July to October 2016.

f. Signage will also show that return within one hour (to the same bay of car parks) is prohibited.

3. Request officers report back to the next Council meeting in regards to coach and bus parking in the CBD, the extension of restricted parking time limits in the CBD until 8pm, the use of loading zones in the evening and how to improve directional signage for the car parking buildings.

Councillor Stammers-Smith voted against the motion.

A motion to reinstate the 15 Marine Parade car parks on a temporary basis pending discussion with Downtown QT was moved by Councillor Gazzard and seconded by Councillor Stammers-Smith.

The motion was lost

2. **Special Housing Area Expression of Interest: Queenstown Country Club**

A report from Anita Vanstone (Senior Planner – Policy) presented and assessed the Queenstown Country Club Expression of Interest for consideration for recommendation to the Minister for Building and Housing as a Special Housing Area ('SHA'). The report recommended that the Council recommend that the SHA be established subject to conditions in relation to execution of the Draft Deed of Agreement and requiring an 11m height limit for qualifying developments.

Ms Vanstone suggested that recommendation (3) have an additional condition: c. a 3 storey high limit for qualifying developments.

In reply to comments made in public forum, Ms Vanstone commented that an approved SHA would still have to go through a resource consent process. She commented that it would be more of a weighting issue than with a standard consent but noted that no one wanted a development with negative effects. There was clarification that the proposed area would be relying on council networks for water and wastewater.

Ms Vanstone noted that the last sentence on page 54 paragraph 47 of her report should be deleted and that in the table on paragraph 14 the clubhouse would be more likely to be 3000m².

Discussion touched on the provisions offered by the developer around affordability and having at least 50% of the residents from the Queenstown Lakes District. There was discussion around the location in regards to proximity to urban and commercial development. Ms Vanstone commented that if this application was approved that it would change the area and opens the potential for development of the Ladies Mile area. It was noted that several submissions to the Proposed District Plan had been received asking to rezone in Ladies Mile. A Master Plan of the area could provide more of an overview with a better long term outcome rather than ad hoc development. A Master Plan would have to go to the Proposed District Plan.

It was agreed that Councillors wished to discuss details of the deed which was in the public excluded section of the agenda.

Resolution to Exclude the Public

On the motion of Councillors Stevens and MacLeod it was 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:

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Item 2: Special Housing Area Expression of Interest: Queenstown Country Club (Attachment C: Draft Deed of Agreement)

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

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General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
<p>2. Special Housing Area Expression of Interest: Queenstown Country Club (Attachment C: Draft Deed of Agreement)</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 3.58pm

The meeting resumed in public at 4.10pm

The Mayor noted that amendments had been agreed to the Deed during the public excluded section and suggested amending recommendation (2) to: ...contents of the Draft Deed as amended... It was also agreed to remove the word urban from recommendations 4 and 5.

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

- 1. Note the assessment outlined in the report;**
- 2. Confirm that the Council agrees in principle with the contents of the Draft Deed (Infrastructure and Affordability) (Deed) as amended 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 Council's Lead Policy and infrastructural requirements identified by Council's Chief Financial Officer and Chief Engineer.**
- 3. Recommend to the Minister that the land which the Queenstown Country Club EOI relates be established as an SHA subject to:**
 - a. execution of the Draft Deed and the performance of any conditions in it;**
 - b. an 11m height limit for qualifying developments; and**
 - c. a 3 storey high limit for qualifying developments.**
- 4. Recognise the consequences should this development proceed [which is detailed in Paragraphs 90, 98, 99, 105, 106 and 119 of the report] which includes setting a precedent for future development on this portion of Ladies Mile Highway.**
- 5. Instruct Council officers to report back to Council on issues and options to master plan the development of the Ladies Mile area including a potential variation to the Proposed District Plan.**

3. Amendments to Resource Management Act 1991 Register of Delegations

A report from Blair Devlin (Manager, Planning Practice) proposed amendments to the Council's Resource Management Act 1991 (RMA) Register of Delegations to enable the efficient and effective conduct of Council matters relating to the RMA.

The Mayor commented that the Council website noted that the delegations were under review. She asked that action be noted for the Delegations Register to come back to Council to be confirmed.

Councillor MacLeod commented that the note on page 91 was relevant information and should become part of the recommendation. It was agreed to add 'Note that the conferring of delegated authority means that the officer may exercise the responsibility, duty or power, but not that he or she should do so (either at all, or in a particular case)' as recommendation 3.

Mr Devlin noted that on page 88 in the table for Sch 1 Cl 9 under Proposed Delegation "Hearings Panel" should be deleted.

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

- 1. Note the contents of this report.**
- 2. Amend from 27 May 2016, the existing Resource Management Act delegations to Council officers and appointed Commissioners**
- 3. Note that the conferring of delegated authority means that the officer may exercise the responsibility, duty or power, but not that he or she should do so (either at all, or in a particular case).**

4. Appointment of Hearing Commissioners for Private Plan Change 51 – Peninsula Bay North

A report from Blair Devlin (Manager, Planning Practice) requested the Council to appoint Hearings Commissioners to hear and make a recommendation back to Council on proposed Private Plan Change 51 Peninsula Bay North.

It was agreed to appoint Councillor Stammers-Smith as a hearing panel member.

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

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

- 2. Appoint Commissioner David Mead as Chairperson of the PC51 Hearings Panel to hear submissions and make a recommendation back to Full Council.**
- 3. Appoint Commissioner Andrew Henderson as a panel member.**
- 4. Appoint Councillor Stammers-Smith as a panel member.**
- 5. Bequest to provide a memorial and enhance a Queenstown Reserve**

A report from Stephen Quin (Senior Planner – Policy) advised of a bequest from the estate of Joan Mary Anderson of \$112,461 to the Queenstown Lakes District Council for the purposes of creating or enhancing a Queenstown Park or Reserve, provided that an appropriate memorial to her father, Dr William A Anderson is established. The report recommended that the bequest be applied to the reserve between Manchester Place, Edinburgh Drive and Windsor Place, that the reserve be named in his honour and that a memorial to Dr William A Anderson be installed at this location, subject to the fulfilment of various recommended conditions.

It was suggested that it would be more appropriate to name the reserve 'Dr William Anderson Park' and the recommendation was amended accordingly.

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

- 1. Note the contents of this report;**
- 2. Approve the reserve between Manchester Place, Edinburgh Drive and Windsor Place to be enhanced, and that a memorial to Dr William A Anderson be installed, subject to Council and Trustees of the Estate approving the final design;**
- 3. Delegate to Councillors Gazzard and Ferguson the authority to approve the final design;**
- 4. Approve that up to \$10,000 from the \$112,461 budget created by the bequest go towards the design of the reserve enhancements and memorial, and that the remaining budget go towards the implementation of the approved design; and**
- 5. Approve the reserve between Manchester Place, Edinburgh Drive and Windsor Place be named Dr William Anderson Park, subject to iwi consultation.**

6. Shotover Country Borefield – Approval of Notice of Requirement

A report from Rob Darby (Project Manager) sought Council approval to proceed with the creation of a Designation area for the Shotover Country Borefield. The report also provided an update on progress with this project.

The Chief Engineer provided councillors with a handout of indicative plans. After questioning it was noted that the upgrade would be large enough to handle the potential development growth in the area.

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

- 1. Note the contents of this report;**
- 2. Approve proceeding with the Notice of Requirement for creation of a Designation area to adequately protect the Shotover Country Borefield and associated facilities.**
- 3. Authorise the GM Property & Infrastructure to provide written approval from Council for all resource consents relating to this project and as the future land administrator under Section 92 of the Resource Management Act, as a potentially affected party in terms of the Notice of Requirement.**

7. Proposed electricity easement to be included in the licence already approved for the Fire Service siren in Lismore Park

A report from Joanne Conroy (Property Advisor, APL Property Ltd) sought Council approval for an electricity easement to be included into the licence approved for the Fire Service for a new siren to go adjacent to the water tanks on Lismore Park.

It was suggested that this was an item that should be dealt with by the Property Subcommittee.

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

- 1. Note the contents of this report;**
- 2. Approve the inclusion of an in-ground electricity easement in favour of the NZ Fire Service through Lismore Park (Pt Section 90 Block IX Town of Wanaka);**
- 3. Approve the fees for the easement being waived;**

4. **Agree that notification of the intension to grant the easement is not required as the statutory test in section 48(3) of Reserves Act 1977 is met;**
 5. **Delegate authority to approve final terms and conditions, including location, and execution authority to the General Manager – Property and Infrastructure; and**
 6. **Agree to the exercise of the Minister’s consent (under delegation from the Minister of Conservation) to the granting of an easement NZ Fire Service over Pt Section 90 Block IX Town of Wanaka.**
8. **Proposed land to be acquired for road and road to be stopped – Middleton Road, Queenstown**

A report from Joanne Conroy (Property Advisor, APL Property Ltd) proposed a land exchange agreement between Woodlot Properties Limited and the Queenstown Lakes District Council involving land acquisition and partial stopping of Middleton Road, Queenstown.

It was noted as in the previous item that this should be dealt with by the Property Subcommittee.

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

1. **Note the contents of this report;**
2. **Approve a land exchange be undertaken under Sections 114,116,117 and 120 of the Public Works Act 1981 as per the Clark Fortune McDonald Associates’ plan 11435 Drawing 04 14.01.16 (the plan);**
3. **Approve Council undertaking the legalisation including gazettal and registration at the applicant’s cost;**
4. **Approve Sections 1-5 (combined area of 207m²) being stopped and exchanged for Section 6 (120m²) which will vest in Queenstown Lakes District Council as road;**
5. **Subject to the applicant paying to Council full market value for the road to be stopped, less the road closure costs;**

- 6. Subject to the applicant indemnifying Council for any costs associated with the road closure costs which may exceed full market value of the road; and**
- 7. Subject to the applicant, at its cost, undertaking the legalisation survey and all associated registration costs.**

9. Easement – Wanaka Holiday Park

A report from Blake Hoger (Property Manager, APL Property Ltd) sought Council approval of an in-ground easement over reserve land for the purposes of laying 11kV electrical cables, replacing overhead cables, as part of the Wanaka Lakeview Holiday Park redevelopment.

There was discussion around who would be paying the easement fee and the Council was advised that the fee could be waived. Officers were not able to answer if the lease document with CCR required them to pay the easement fee as a genuine lease cost. It was agreed to amend the recommendation to include condition (e): Agree to waive the easement fee.

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

- 1. Note the contents of this report;**
- 2. Approve an underground easement over Recreation Reserve Section 12 BLK XV TN of Wanaka subject to section 48 (1)(d) of the Reserves Act 1977, in favour of Aurora Energy Limited subject to the following conditions;**
 - a. Aurora Energy Limited to notify and liaise with QLDC Infrastructure Department in advance of any onsite works so that they can oversee and provide input relating to existing in ground infrastructure;**
 - b. Operating health and safety plan to be received;**
 - c. Certificate of adequate public liability cover to be received;**
 - d. Reinstatement of the area to be completed immediately following installation and to the satisfaction of QLDC's Infrastructure Department. Reinstatement to include any fencing or other structures.**
 - e. Agree to waive the easement fee.**
- 3. Agree that notification of the intension to grant 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. Delegate authority to approve final terms and conditions, including location, and execution authority to the General Manager – Property & Infrastructure; and
5. Agree to the exercise of the Minister’s consent (under delegation from the Minister of Conservation) to the granting of an easement to Aurora Energy Limited over Section 12 BLK XV TN of Wanaka.

10. **QLDC Organisational Health Safety and Wellbeing Performance**

A report from Matt Jenkinson (Health, Safety and Wellbeing Advisor) presented information detailing how the Council was fulfilling its statutory health and safety responsibilities.

The Mayor noted that she had asked the General Manager Corporate Services to include elected members in the Health and Safety Induction so that they could have full understanding of the process.

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

11. **Mayor’s Report**

A report from the Mayor:

- a) Set out the functions and meetings attended during the period 29 April to 25 May 2016;
- b) Sought Council approval of attendees at the 2016 Local Government New Zealand annual conference;
- c) Provided information about the Local Government Excellence Programme, proposing that the Council register its interest in becoming a Foundation Council for the programme;
- d) Presented updates from the three Portfolio Leaders;
- e) Summarised the items from and appended the minutes of the following meetings:
 - i. Property Subcommittee minutes (28 April 2016)
 - ii. Wanaka Community Board draft minutes (9 May 2016)
 - iii. Property Subcommittee draft minutes (13 May 2016)
- f) Detailed the actions taken from previous Council meetings.

It was noted that in the action list, agenda item 1 for 28 April 2016 should be in progress not complete.

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

1. Note the report;

2. Approve the Mayor and Councillor Ferguson attending the 2016 Local Government New Zealand annual conference; and
3. Submit a registration of interest to Local Government New Zealand to become a Foundation Council for the Local Government Excellence Programme.

12. Chief Executive's Monthly Report

A report from the Chief Executive provided an update for the Council on recent activities and progress with achieving Council priorities. In addition, the report commented on approaches the Council had recently received from a range of parties wishing the Council to use the Lakeview campsite to house temporary accommodation units.

The Chief Executive commented that he and the Mayor had talked with the Housing Minister who had suggested using reserve land but Mr Theelen noted that this posed some difficulties. The Chief Executive has asked the Property Manager to look at all land holdings that Council had that could potentially be used and report to Council. He has also asked the Planning team to advise what building and resource consent requirements would be needed if someone was to build or locate temporary housing in the district.

There was discussion on precedent and the Chief Executive noted that it was not Council's mandate to solve the housing problem but to help facilitate solving it. It was suggested that more messaging around this go out to the community.

Councillor Lawton joined the meeting at 4.55pm.

Mr Theelen added to his report that the Wanaka Community Board had resolved to increase the opening hours at the Hawea Library from 10.00am to 2.00pm for a trial period. He advised that Council agreed to levels of service so he was reporting the Board's decision to Council.

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

Councillor Lawton abstained from voting.

Confirmation of minutes

Ordinary meeting, 28 April 2016

The following amendments to the draft minutes were made:

- On page 195, Councillor Stevens leave of absence should be 4-28 June 2016

On the motion of Councillors Stevens and MacLeod the Council resolved that the public part of the minutes of the ordinary meeting of the Queenstown Lakes District Council held on 28 April 2016 as amended be confirmed as a true and correct record.

Councillor Lawton abstained from voting.

Extraordinary meeting, 13 May 2016

On the motion of Councillors Stevens and Cocks the Council resolved that the minutes of the extraordinary meeting of the Queenstown Lakes District Council held on 13 May 2016 be confirmed as a true and correct record.

Councillor Lawton abstained from voting.

Resolution to Exclude the Public

On the motion of Councillors MacLeod 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 – 28 April 2016

Item 12: Navigation Safety Bylaw

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
12. Navigation Safety Bylaw	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: d) avoid prejudice to measures protecting the health and safety of members of the public;	Section 7(2)(d)

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Noting of minutes

**Resource Consent Commissioner Appointment Committee minutes
(28 April 2016)**

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
All items on Resource Consent Commissioner Appointment 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: a) protect the privacy of natural persons, including that of deceased natural persons.	Section 7 (2)(a)

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Item 13: Scurr Heights Land Divestment

Item 14: New Roding Network Maintenance Contract

Item 15: Appeals to Private Plan Change 44 – Hanley Downs

Item 16: Pre-approval for settlement clearance for the Heritage Heights

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
13. Scurr Heights Land Divestment	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)

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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. New Roding Network Maintenance Contract	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)
15. Appeals to Private Plan Change 44 – Hanley Downs	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)
16. Pre-approval for settlement clearance for the Heritage Heights	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.

It was also resolved to allow Wanaka Community Board Chair Rachel Brown be permitted to remain for Item 13: Scurr Heights Land Divestment, after the public has been excluded, because of her knowledge of the item. This knowledge, which will be of assistance in relation to the matter to be discussed, is relevant to that matter because the Wanaka Community Board has been involved in the decision making.

The meeting went into public excluded at 5.03pm with Wanaka Community Board Chair, Rachel Brown, joining the table.

The meeting came out of public excluded and concluded at 6.08pm.

CONFIRMED AS A TRUE AND CORRECT RECORD

M A Y O R

30 June 2016

D A T E