

Attachment D: 8 February 2007 Council meeting minutes re purchase of Arrowtown miners' cottages

QUEENSTOWN LAKES DISTRICT COUNCIL

Minutes of the extra-ordinary meeting of the Council held in the Council Chambers, Civic Centre, 10 Gorge Road, Queenstown on Thursday 8 February 2007 at 3 pm.

Mayor Geddes read the invocation.

PRESENT

Mayor Geddes, Councillors Overton, Alfeld, Wilson, Blackford, Mann, Kelly, and Neal.

IN ATTENDANCE

Mr Field (Chief Executive), Ms Campbell (PA to Mayor & CEO), Ms Miller (Communications Manager), Mr Stewart (Accounting Manager), Ms Schuler (Senior Policy Analyst), Mr Malcolm Boote, Mr Brian Bayley, Mr David Clarke, Mr Richard Newman, Mr Graeme Todd and 4 media.

APOLOGIES

Councillor Macleod is on leave of absence.

Councillor Pettit, Middleton and Heath.

On the motion of Councillors Blackford and Overton Council resolved to accept the apologies.

CONFIRMATION OF MINUTES

There was no confirmation of minutes.

MATTERS LYING ON THE TABLE

There were no matters lying on the table.

NOTIFICATION OF URGENT BUSINESS

There was no urgent business.

PUBLIC FORUM

There were 4 members of the public that wished to speak in Public Forum.

- Mr Malcolm Boote, Chairman of the Queenstown Lakes branch of NZ Historic Places Trust addressed the Council and expressed dismay at the current owner's lack of action in repairing the Arrowtown Cottages, and urged the Council to do everything in its power legally, to ensure the future of these cottages in their present layout and form.

- Mr Brian Bayley, President of the Queenstown and District Historical Society expressed grave concern about the neglect of the Miners Cottages, and urged Council to find a long term solution to the cottage degradation. He reiterated that there is a high level of community support for Council to solve the cottage maintenance problem.
- Mr David Clarke, Museum Director of the Lakes District Museum, spoke in support of Mr Boote and Mr Bayley and also urged Council to deliberate wisely on the future of the cottages.
- Mr Richard Newman, of the Arrowtown Village Association, spoke in support of Mr Boote, Mr Bayley, and Mr Clarke and asked if it were possible for him to contact the current owner of the cottages and have a one on one dialogue. He believes there is a lot of hysteria in Arrowtown and that this issue has been blown out of proportion although he believes the cottages must be saved.
- Mayor Geddes replied that he had met with Mr Cleary and his agent in early January, and suggested that Council would be prepared to sit around the table and discuss how a solution could be sought for the maintenance of the cottages, but that it would be up to Mr Cleary to contact Council in the first instance.

Councillors Blackford and Neal expressed disappointment that this item was being discussed in public excluded. Both believe it is a wider community issue and should be heard in the public forum. Mayor Geddes advised that there were some legal issues around this and he would like to take advice from Mr Todd. He asked that the meeting be adjourned for 10 minutes to discuss this.

The meeting adjourned at 3.20 pm and reconvened at 3.27 pm

On the motion of Councillors Wilson and Mann Council resolved that the public be excluded from the following parts of the proceedings of the meeting:

Item 1: Buckingham Street Miners Cottages

And

That the following persons remain because of their knowledge and expertise of matters in the following agenda items:

Item 1: Mr Graeme Todd

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:

Item 1:

General subject to be considered.	Reason for passing this resolution.	Grounds under Section 7 for the passing of this resolution.
<p>Buckingham Street Miners Cottages</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>(f) maintain the effective conduct of public affairs through: (i) the free and frank expression of opinions by or between or to members or officers or employees of any local authority, or any persons to whom section 2(5) of this Act applies, in the course of their duty.</p> <p>(i) enable the local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations).</p>	<p>Section 7 (2)(f)(i) and</p> <p>Section 7 (2)(i)</p>

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.

BUCKINGHAM STREET MINERS COTTAGES (Item 1)

- The report was taken as read.
- Some concern was expressed about how the purchase of the cottages impacted on the LTCCP, and how the purchase would be funded if the Trust would not agree to funds being used from the Arrowtown Heritage Fund. Councillor Wilson advised that he believed the Trust would agree to this. Mr Stewart advised that there were funds in the LTCCP for this purpose.

On the motion of Councillors Blackford and Wilson Council resolved that

a) The CEO be authorised to purchase the properties defined in this report (being 6 Merioneth St and 59, 61 and 65 Buckingham Street) for a sum up to \$2.0M plus GST (if any).

b) The funding for the transaction be as follows:

Arrowtown Asset Sale Reserve	\$100,145
Arrowtown Endowment Reserve	<u>\$429,552</u>
	\$529,697

Arrowtown Heritage Fund	\$ 55,359 (if Trust agrees)
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Short Term Council Loan	\$1,414,944
	(or \$1,470,303 if AHF not available)

Total Funding	<u>\$2,000,000</u>
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c) No public statements be made about the outcome of this meeting until settlement has been achieved.

On the motion of Councillors Blackford and Kelly Council resolved to move out of public excluded.

There being no further business the meeting closed at 3.35 pm.

CONFIRMED AS TRUE AND CORRECT RECORD

CHAIRMAN:
