

EXTRAORDINARY MEETING

RODNEY DISTRICT COUNCIL

MINUTES: of an Extraordinary Meeting of the Rodney District Council which commenced at 9.00 a.m. in the Catholic Church Hall, 6 Alnwick Street, Warkworth on Friday, 22 May 2009.

PRESENT: Penny Webster, Mayor (Chairperson)
Crs Ross Craig
Pat Delich
Michael Goudie
Gaye Harding
John Kirikiri
Dave Parker QSM
Grahame Powell
Zane Taylor
June Turner
Greville Walker
Wayne Walker (from 10.30 a.m.)

IN ATTENDANCE: Director: Corporate Services (Kevin Ramsay)
Director: Customer Service (Lloyd Barton)
Director: Infrastructure (Murray Noone)
General Manager: Strategy (Rory Palmer)
Manager: Finance (Morna Macfarlane)
Research Manager (Carol Hayward)
Project Manager: Northern Area (Yvonne Rust)
Democracy Services Officer (Raewyn Morrison)
Secretarial Support (Shona Alo/Heather Horgan)

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301/05/09 APOLOGIES

AGENDA ITEM NO. 1

Webster/Kirikiri

That the apologies from Rodger Kerr-Newell, Warren MacIennan, Cr Suzanne Weld and Cr Wayne Walker (for lateness) be received and sustained.

Carried

Note: The Mayor, Penny Webster, announced that she would have to leave the meeting at 10.15 a.m. to attend to other Council business.

**302/05/09 HEARING OF SUBMISSIONS TO THE LONG TERM COUNCIL
COMMUNITY PLAN 2009 – 2019****FILE REF** DG/11/3**AGENDA ITEM NO.** 2

9.00 a.m. The Mayor, Penny Webster, opened the meeting.

Note: Copies of tabled evidence (where stated) are on file DG/11/3

Submitter N0121: Jock Bilger

Mr Bilger spoke in support of his submission. He said that he owned a basic one room bach in bush at the back of Kawau Island. He said that being in a bush zone the rules were more restrictive. With the proposed rate increase, Kawau Island ratepayers were facing a 221% average rate increase. Mr Bilger believed that the rate increase should be limited to 5.2% which was more in line with what was proposed for the rest of Rodney. He considered the increase for Kawau Island to be a drastic change. He noted that services had declined rather than increased on Kawau Island, for instance there was no organic rubbish barge collection. Mr Bilger said that he wished to continue with nil services with low rates. In regard to the transport levy of 40% of mainland Rodney residents, he considered this to be "way over the top." In his opinion approximately 10% of Kawau Island ratepayers didn't travel on roads, they commuted by boat. Mr Bilger said that he thought the transport levy should be removed.

Submitter N0155: Gabrielle Wilson. Ms Wilson was also speaking on behalf of Submitter N0156: Jocelyn Wilson and Submitter N0328: Aine Margrain

Ms Wilson distributed and read a written statement in support of her submission and the submissions of Jocelyn Wilson and Aine Margrain. She said that 60% of Kawau Island ratepayers lived outside Rodney District. Ms Wilson specifically requested that the transport charge be removed. As a general comment she said that she received three services, all of which had diminished in quality, i.e. the carpark at Sandspit, no rubbish service for the island, and ineffective rubbish collection at Sandspit. She requested that the Annual General charge be removed as well as the Uniform Democracy and Service charge. Ms Wilson said that any suggestion that rates be linked to capital value would be vigorously fought; she believed such a proposal was inequitable and unreasonable.

Submitter N0120: Elizabeth Foster

Ms Foster distributed and read a written statement in support of her submission (copy on file). Ms Foster said that she was disappointed with the proposal to give \$1 million to the Rugby World Cup. She considered it would be better to spend that money on local community development which would have a lasting benefit to everyone. Ms Foster said that the only part of her submission she wished to expand on was the Capital Value Rating system. Ms Foster was of the opinion that all the improved equality that should be derived from Capital Value Rating was lost in meddling by using differentials to restore the old inequities of the Land Value system. The differential on roading rates punished farmers for their major contribution to the economy. She considered that farmers and rural people already paid unreasonable and unfair amounts in their rates for roading which was predominantly used by urban people and tourists. Ms Foster said that farmers and rural people paid far too much already for the limited services they received. In closing, Ms Foster said "don't make it worse by adding a totally unjustified differential."

Submitter N0108: Jennifer McGreal and Colin Plowman on behalf of the Opahi Bay Community Steering Group

Ms McGreal spoke in support of a submission by the Opahi Bay Community Steering Group. She said that the group's objective was to protect Opahi Bay. She noted the increase in commercial use which was causing concern in regard to access issues. Opahi Bay was drawing an increasing number of people from a greater area who wanted to launch their boats. This resulted in people leaving cars and trailers at Opahi Bay for days and weeks at a time. She noted that there was no speed limit on the road and she also drew attention to the dangers on the road including the backing of cars while families were trying to enjoy the beach. Ms McGreal said that she did not want the Council to widen

the road or put in a footpath, rather the group would like to see a purpose built boat launching boat ramp in the Mahurangi West area, in consultation with the local community, where people could safely leave their vehicles.

Mr Plowman spoke in support of an alternative launching facility in the Mahurangi West area to cater for the increasing requirements of commercial operations and boat owners from Greater Auckland as there was a problem with commercial operations at Opahi Bay. He said that the steering group were in the process of developing a Vision for Opahi Bay and he requested that there be an opportunity to meet Council representatives for further discussion once the vision was more developed.

In response to questions, Mr Plowman said that:

- The ARC website mentioned Opahi Bay as having launching facilities.
- With regard to parking restrictions, a speed limit and weight limit might help in the meantime.
- Barges were loading a variety of commercial wares e.g. piles, bales of aggregate etc. There were no commercial sites in Mahurangi Harbour.
- People were undertaking extensive repairs on their boats at Opahi Bay and leaving paint scrapings on the beach.

Submitter N0009: Richard Gerrard

Mr Gerrard spoke in support of his submission, he said that he fully supported and was delighted with the proposal to upgrade and do remedial work on the sea wall at Whangateau Harbour. Mr Gerrard drew the councillors' attention to the rocks which had been haphazardly dumped on the foreshore. In terms of amenity value, these rocks were a disaster as they had tumbled down into the estuary itself as a result of wave action. He believed the Whangateau Reserve was one of the highest used areas of the Whangateau Harbour and he reiterated that he fully supported the upgrade.

Submitter N0041: Russell Hughes

Mr Hughes spoke in support of a submission lodged by himself and his wife, Jan. He said that his proposed rates increase for his Kawau Island property would be 193% and he believed this to be unjustifiable and outrageous. Speaking from a user pays basis he said that he had travelled to Kawau Island four times in the past year by road and to increase his rates by such an amount when one considered the small amount of services provided was unbelievable. Mr Hughes said that he thought there should be no more than an average rate increase.

In response to a question from Mr Hughes, Mr Ramsay said that Kawau Island rates were not kept in a separate fund.

Submitter N0123: Linda Pattullo

Ms Pattullo spoke in support of her submission. She believed the proposed rate increase for Kawau Island to be unfair, unreasonable and unjustifiable as it was not matched by an increase in services to the island. She requested that the Council provide a breakdown of the actual cost of running Kawau Island.

The Chairperson suggested that Ms Pattullo and other concerned Kawau Island residents meet with Mr Ramsay in an attempt to address any questions; for instance there could be a workshop.

Submitter N0030: Nick Cressy on behalf of Roland Trust

Mr Cressy spoke in support of a submission he lodged as a Trustee of Roland Trust. He said that he was speaking on behalf of the beneficiaries of the Trust. He said that the proposed increase on the Trust property would be nearly 300%. He believed a letter dated 3 April 2009 and signed by David Low (file ref: 1158511) which stated that there would be a 5.2% rate increase to be devious and he said that he might yet seek legal opinion on the contents of that letter. In regard to the transport rate, Mr Cressy said that effectively it was a further toll. He considered the Uniform and Democracy charge to be a joke and he saw no need for a Development charge. He wanted to keep Kawau Island the way it was for the next 50 years. Mr Cressy said that Kawau Island received no direct benefits, although he acknowledged indirect benefits such as rubbish collection and roads. He requested that the Council

immediately drop any proposal to increase rates and revert to the existing rating format. He considered a rate increase of 5.2% acceptable.

Submitter N0249: Terence Nuthall

Mr Nuthall spoke in support of a submission lodged by himself and his wife, Beatrice. He considered the proposed rate increase on Kawau Island was totally unacceptable. He noted that in the past four years his rates on Kawau Island had increased by 228%. With the proposed increase this would mean his rates had gone up over 600% in four years and believed this to be outrageous. Mr Nuthall said that he wanted fairness and reasonableness. He thought the transport charge was unreasonable. He said that 15 years ago his rates had been \$60. The proposed rate increase would mean his rates would be \$1200. Mr Nuthall said that he supported an increase of 5.2% which he considered would be more reasonable. He said that he would like consensus on the document Vision for Kawau which he believed should be in the LTCCP as a base document and he would like to see some finality. He considered this document to be an important basis for the future. Mr Nuthall said that the money from the Sandspit carpark should be spent on amenities at Sandspit. He did not think the Council should be holding back money and spending it on other areas; the money could be used to enhance security and facilities at Sandspit.

10.13 a.m. The Mayor retired from the meeting and Cr John Kirikiri took over the role of Chairperson.

Submitter N0264: Marjorie Pictor on behalf of Wellsford Library

Ms Pictor distributed and read a written statement on behalf of Wellsford Library (copy on file). She outlined the historical background of the Wellsford Library. Ms Pictor said that all other districts had upgraded library facilities. At Wellsford Library space was at a premium and there were insufficient areas for teens, children, elderly, a reading corner and activity and holiday programmes. There was no running hot water and only one exit from the building. A new library would bring positive benefits to local people. Ms Pictor said since the installation of the Aotearoa People's Network (APN) she had seen many young people in the library that she had never seen before. She estimated that library traffic had increased by about 25% and she noted that computer use at Wellsford Library was the highest in Rodney in proportion to the size of the library. (The Aotearoa People's Network is about providing free access to broadband internet services in public libraries so that all New Zealanders can benefit from creating, accessing and experiencing digital content). With regard to the position of a new library in Wellsford, Ms Pictor said that the land at the back of the library, which the Council owns, could be used to extend the existing heritage building. She noted that the building was also used by the Citizens Advice Bureau and they too had grossly inadequate facilities. The other option, which was better from their point of view, was to have a new building in Memorial Park. Ms Pictor said that she would like to see an action plan.

Submitter N0250: Bill Townson and Geoff Johnson on behalf of Mahurangi East Residents and Ratepayers Association (MERRA)

Mr Johnson spoke in support of the submission lodged by MERRA. He considered the proposal to change to a capital value rating system to be bad timing, especially in light of the recent property valuations. If the Council was to change to a capital value rating system it should do so at a time when people could challenge their valuations. With regard to the \$1m proposed for the Rugby World Cup, Mr Johnson said that MERRA did not believe that the average Rodney ratepayer would benefit from this amount of expenditure, this was backed up by a residents survey MERRA had undertaken which showed 79% opposition from residents in the area. With regard to community development, he said that MERRA considered the \$65 charge to be a further unwanted charge.

Mr Townson distributed a written statement (copy on file) in support of the submission by MERRA. He spoke in regard to MERRA's position on the targeted stormwater rate. He said that he was frustrated and that it was the third year he had appeared at a hearing in this regard. MERRA considered that the Council had not properly or equitably applied the provisions of the Local Government (Rating) Act as it affected rating units such as those in the Scotts Landing area. It was a failure that had been acknowledged to MERRA representatives by members of the Council's staff, and indeed also the Mayor.

Mr Townson said that Scotts Landing was not in the wrong rating category under Council's existing rating categories. It was moved to this urban division three years ago to correct an administrative error in its original classification. The fundamental problem was that the Council had not created a separate rating category to levy a targeted stormwater rate to reflect the rural level of stormwater service these urban properties have and that was the key issue. Mr Townson said that rating boundaries did not have to follow zoning boundaries. With regard to the procedural shortcoming, Mr Townson reiterated that the Council needed to establish another rating category. He also thought there should be a public meeting in regard to the proposed Auckland Super City and this should be organised by the Council rather than a ratepayer's association. He also thought that there should be a targeted rate in the Mahurangi East area for undergrounding power.

Submitter N0220: Annette Asher and Colin Binstead on behalf of Rainbows End and Rivers Environment Group (REaREG)

Mr Binstead distributed and read a written statement on behalf of REaREG (copy on file). Mr Binstead outlined the background of the formation of REaREG which became an incorporated society in order to oppose an application for visitor accommodation at Green Road, Matakana. Following a direction from the Environment Court, Riverside Estate at Matakana (REM) was ordered to pay financial contributions in 2006 but these remained unpaid until early in 2009. For over two years it meant that ratepayers had subsidised a developer's failure to financially "mitigate the offsite and network effects of the activity in respect of infrastructure and community facilities." REaREG became concerned about a possible endemic failure by RDC to collect developers' contributions. REaREG sought an efficient and cost effective method to collect the financial contributions and so eliminate financial burdens on the ratepayers and community. They believed that RDC must have a system that ensures developers pay their full development contributions to the Council on time. Any failure to pay on time could only be a detriment to ratepayers. A developer should never sell a section without RDC receiving payment. The RDC should never sell its infrastructure to a developer without receiving payment. Mr Binstead said that REaREG fully supported paragraph 3.2.7 of the LTCCP.

Ms Asher asked whether developers paid interest on unpaid bonds.

Submitter: N007: Lyn and Larry Pardey

Ms Pardey spoke on behalf of herself and her husband, Larry. In regard to comments from Opahi Bay Community Steering Group, Ms Pardey said that no loaded barge left from Opahi Bay to go to Kawau; these barges were bound for such places as Motureka and Motuora Islands etc. Ms Pardey said that all materials going to Kawau Island were loaded at Sandspit, which was most cost effective.

Referring to her submission, Ms Pardey said that she had lived on Kawau Island for 23 years. In those 23 years her rates had gone up 690%. Ms Pardey said that over the years, Kawau Islanders had lost a lot of services. She did not agree to a 5% increase in rates, rather she thought there should be a 40% decrease. She noted that the most recent valuation of her property had been done in a year when only 12 properties were sold on Kawau Island and in her opinion, properties were vastly over-valued. Ms Pardey said that Kawau Islanders were not the main users of the car park at Sandspit, rather the main users were day trippers and visitors. She concluded by saying that she and other residents did a lot of work in maintaining the helicopter pad and the foreshore.

Submitter N0161: John Sinclair

Mr Sinclair spoke in support of his submission. He stated that rate increases should be related to increased services or services provided to a reasonable level. The RDC services provided were extremely limited and in some areas had decreased over recent years, for instance, no annual inorganic rubbish collection. He also stated that the rubbish collection at Sandspit was inadequate. Mr Sinclair said that Kawau Island ratepayers actually reduced the costs for RDC by supplying or contributing substantially to community resources such as fire fighting, civil defence and emergency services. Mr Sinclair also noted that car parking charges at Sandspit had doubled in the last five years. He said that generally ratepayers did expect cost increases but things were not all equal on Kawau Island. He considered the proposed rate increase of 272% to be not at all reasonable. Mr Sinclair said that in dealing with cost increases there should be a cost effective exercise; a cost benefit analysis and a genuine demonstration assessing the value of output.

11.00 a.m. - 11.16 a.m. Morning tea adjournment.

Submitter N0309: Greg Tabron and Submitter N0277: Phillippa Tabron

Ms Tabron spoke in support of her submission. She believed there should be no more than a 5.2% rate increase on Kawau Island. She believed that the Council should consult with the Kawau Island Advisory Committee in order to define the services RDC wanted to provide, the services the island wanted to receive from the RDC, and how they might be realistically funded in the future.

Mr Tabron spoke in support of his submission. He said that he could not believe he was faced with a 300% rate increase for which there was no apparent justification and such a rise did not correspond with a rise in the level of services. He did not believe there had been a proper consultative process in regard to the proposed Kawau Island rate increase and he considered that the Council should have consulted with the Kawau Island Advisory Committee (KIAC). Mr Tabron hoped in the future that there would be a far better communication process.

Submitter N0348: Trevor Sampson on behalf of the Puhoi Community Forum

Mr Sampson spoke on behalf of the submission from the Puhoi Community Forum. He thanked the Council for the work it had already done in the area over the last few years, noting the good rapport with councillors and officers. Referring to the submission, Mr Sampson said that as a predominantly rural area, where the land value was a greater proportion of the capital value than in a residential area, the theory was that to retain a land value rate for roading would be to their advantage so they recommended that this system be retained. Members did not think it was the correct time to make a change to the rating system with the proposed changes to Auckland governance. Members also recommended the retention of the current system of two financial divisions, Hibiscus Coast and Rural and Townships.

Mr Sampson said that the road safety issue in Puhoi was mostly caused by a lack of a continuous footpath through the village, particularly where pedestrians had to move in to the path of traffic to cross the two relatively narrow bridges. He requested that funding be made available for pedestrian bridges attached to the road bridges and a footpath from the hall to the band rotunda. With regard to seal extensions, Mr Sampson said that he considered it a serious step backwards to remove the provision for seal extensions from the LTCCP. He requested that it be reinstated and the cost recovered by removing expenditure allocated to social issues that were the responsibility of Central Government. Mr Sampson said the residents of Puhoi appreciated the assistance given by RDC in the establishment of their new Rural Fire Service. He requested that the Council assist in the provision, or financing, of land for the Puhoi Fire Station and the zoning changes required to enable its use for a fire station. Currently the Puhoi Rural Fire Force operated from inadequate facilities. In conclusion, Mr Sampson said that he supported the land based value for roading.

Submitter N0052: Peter Scott

Mr Scott spoke in support of his submission. Mr Scott said that he was also representing his wife, Anne. Mr Scott said that he had recently paid \$15,000 in development contributions on a building in Leigh and he would like to see that money spent on an upgrade to the entrance of Leigh Township at Hauraki Road. Mr Scott said that the footpath on the shop side badly needed upgrading and lighting in the vicinity was not adequate. At the same time the power lines should be put underground. There was a distance of 70m and with the removal of two power poles, the beauty of Leigh Township and its aesthetic values would be improved. Mr Scott said that tourism was an important part of Leigh's economy and with the construction of the new marine facility at Goat Island there would be an increase in people coming to the area. Mr Scott said that the sewerage and wastewater system for Leigh was antiquated; houses were still on septic tank systems and with the impenetrable clay base of the soil in Leigh the septic systems didn't work well. This was a significant health issue; effluent could be seen on footpaths during winter and it was an environmental issue as well because of the impacts on waterways etc. Mr Scott said that Leigh badly needed infrastructure improvements, it was a matter of urgency and such improvements would give Leigh the potential to expand.

Submitter N0079: Hugh McKergow

Mr McKergow tabled and read a written statement. Mr McKergow requested that \$20,000 be provided in the LTCCP for the installation of an essential bridge needed to complete the historic Whangateau walking trail. He said that a petition had been signed by 418 people who supported the installation of the bridge. Mr McKergow said that bridge was all ready to go and it would cost approximately \$10,000 to put in place with cranes. Local contractors had offered the use of diggers and heavy earthmoving equipment. The Auckland Regional Council had provided signage for the trail which would be a huge asset to the community. The purpose of the trail was to link all the historic boat building sites around the Whangateau foreshore and other points of interest such as the Whangateau Cemetery. Mr McKergow said that the old masts from the Jane Gifford (a recently restored historic scow which was built at Whangateau) had been donated to the walkway project and the intention was to stand these masts up where the Jane Gifford had been built.

Submitter N0060: Peter Clark

Mr Clark spoke in support of his submission. Mr Clark said that he owned one of the largest properties on Kawau Island (via a Trust) at Hokimai Bay and that he provided a privately owned wharf for the use of all property owners in Hokimai Bay. As a property owner with riparian rights, he maintained the foreshore for the benefit of all the public and other property owners in the area. Mr Clark said that he was concerned about the proposed increase in rates and the ineffective way in which the Council had processed the proposed rates increase. Mr Clark said that he had no problem paying the fair cost for services. He noted that Kawau Island was geographically separated from the mainland by Crown seabed. He said that Kawau Island residents did not have libraries, parks, reserves and the Council did not provide any sea access service. Mr Clark considered that Kawau Island was a unique asset in the Rodney District and he considered that it was unfair for property owners on Kawau to pay the full cost of services that the Council provided district-wide. He believed the Council had an obligation to be fair and equitable to all ratepayers and that it should not charge ratepayers who were geographically denied services that were otherwise made available to other ratepayers geographically able to benefit from those services.

Submitter N0254: Colin Smith on behalf of Wellsford Ward Citizens and Ratepayers Association

Mr Smith tabled and read written material on behalf of the Wellsford Ward Citizens and Ratepayers Association (copy on file). Mr Smith said that the Worker Road extension was a necessary by-pass to and from Wellsford and it was a matter of urgency for locals. He asked that the extension be opened, even if the extension was only metal. With regard to sealing Wellsford Valley Road and Port Albert Road, Mr Smith requested that monies from Mount Brame Quarry (namely \$320,000) be used to seal Wellsford Valley Road and that heavy armouring also be directed to sealing of the road. He believed the Council should consider funding from the New Zealand Transport Agency as this road was classified as Highway 16 by-pass and was often used when accidents occurred on State Highway 1. Mr Smith said that there was 700 metres of seal required at the Port Albert end as foundation was already in place and approximately 2100 metres on the Wellsford end of which half had already been upgraded. Wellsford had one of the highest percentages of unsealed roads in Rodney. He believed money from Araparera Forest could be used for road sealing and he believed that road sealing needed to be included in the LTCCP before the Super City started so that no money was 'lost'. Referring to the Centennial Park footpath, Mr Smith said that there needed to be a footpath for safety reasons. The sports grounds were a Council facility which was used extensively all the year round. He also considered there should be footpaths to Centennial Park from Matheson Road.

Submitter N0137: Jane Myhre

Ms Myhre spoke in support of her submission in regard to the proposed rate increase on Kawau Island. Under the proposal Ms Myhre faced a 150% rate increase. She asked that the rate increase be no more than 5%. She said that if the Council were making such a radical change as a caretaker council there would be no recourse through the democratic process when Rodney became part of the Auckland Super City. In Ms Myhre's opinion the move to Capital Value rating was not justified; in effect it was moving from a tax on services to a tax on wealth. She said that Kawau Island property owners used very few of the services that the Council was charging them for. She was of the impression that when Kawau Island came under the care of the RDC in 1968 that rates were

supposed to be in a separate fund; she was of the understanding that there was an agreement in this regard and she thought the agreement had been broken.

Submitter N0316: Michelle Sullivan

Ms Sullivan spoke on behalf of herself and Shaun Lott. She said that they owned a bush block on Kawau Island and the only service they received was the quarterly invoice for rates. Ms Sullivan said that people on Kawau Island had a reduced ability to access Council services such as libraries, parks and reserves etc. and that this should be factored in to the cost of rates. Ms Sullivan requested that the calculation of rates levied on Kawau Island be changed to fairly reflect the services actually provided to those properties.

Submitter N0186: Phil Southerden

Mr Southerden spoke in support of his submission in regard to the proposed rate increase on Kawau Island. Mr Southerden said that he endorsed a lot of what had already been said by fellow islanders. With the proposed rate increase his rates would rise 127%. He noted that there had been a 600% increase in rates on average for the years 2003 - 2008. Mr Southerden said that he would endorse a rate increase of 5.2%.

Submitter N0127: Foster Archer and on behalf of Submitter N0218: Gael Archer

Mr Archer spoke in support of his submission and the submission from Gael Archer. He said that he was speaking for a total of approximately 20 people all of whom were of the opinion that rates should be kept at no more than 5.2%. These people were:

- Michael and AJ Archer
- Andrew and Bernice Archer
- Simon and Stephanie Archer
- Paine family
- Barney family
- Lau family
- Van Deursen family
- Milne family

Mr Archer spoke in regard to the impact and affordability of the proposed rate increase. Mr Archer's submission questioned whether the increased revenue that would be obtained from Kawau Island rates would justify the hardship that some people would undoubtedly be put under. Mr Archer said that the LTCCP was a financial and social document. He noted that before Kawau Island was placed under the jurisdiction of Rodney District Council it was administered by a Government department. He said that he had lived on Kawau Island for 30 years and he asked that the Council leave the rating system alone and stay with land based values. Mr Archer said that the proposed rate increase would cost him 2.5 weeks of his pension. Mr Archer said that he considered the proposed rate increase to be a social thing as well as a financial thing. He said that he would support an increase of 5.2% and no more.

12.44 p.m. - 1.20 p.m. Luncheon adjournment.

Submitter N0231: Grahame Painter on behalf of Omaha Beach Community Inc.

Mr Painter spoke in support of the submission from Omaha Beach Community Inc. He asked the councillors to note the issues raised in the written submission. With regard to a volumetric charge for wastewater, Mr Painter said that usage must vary widely at Omaha Beach. While for some residents an "average cost" may be a reasonable substitute for measured usage, there would be many whose usage was low to minimal. Consideration should be given to a metered or measured system for all. Mr Painter said that Omaha Beach residents objected to a stormwater charge on their rates when they received no such service. He noted that this was a long-standing issue.

Submitter N0167: Ilona Rodgers on behalf of the Warkworth Town Hall Advisory Committee

Ms Rodgers spoke in support of a submission from the Warkworth Town Hall Advisory Committee and tabled a copy of their submission (copy on file). Ms Rodgers highlighted the historic aspects of Warkworth and said that the Town Hall, which would be 100 years old in 2011, was historically linked with the Jane Gifford, the historic scow which had recently been restored and re-launched on the Mahurangi River. She said that there had not been any significant maintenance of the hall for over 25 years and she requested that the Council consider a staged restoration over the 10 year period. Such a restoration would involve a seismic upgrade, fire compliance upgrade, an electrical upgrade as well as an upgrade of the roof, toilets, kitchen etc. As the proposed community centre was not going ahead in the near future it was extremely important to upgrade the hall in order to cater for a wide range of community needs.

In response to questions, Ms Rodgers said that she was confident the Warkworth Town Hall could be revitalised for much less than the \$3m that had been earmarked for the proposed new community centre. She said that the town hall was structurally simple and any engineering that was necessary could be simply done. She believed the public would get behind a hall upgrade.

Submitter N0332: D Galbraith on behalf of D G Galbraith Family Trust

Mr Galbraith spoke in support of the submission by D G Galbraith Family Trust. He said that he was representing members of his family. His family had owned land on Kawau Island in excess of 50 years and he considered the proposed rate increase to be unreasonable considering the limited services they received on the island. Mr Galbraith said that Mr Marris would be speaking on his behalf.

Submitter: N0193: Michel Marris

Mr Marris distributed and read a written statement (copy on file). He said that he was speaking on behalf of Kawau Island Advisory Committee (KIAC) of which he was Chairman, and that his was the voice of around 200 people. He was also a member of Kawau Island Residents and Ratepayers Association (KIRRA). Mr Marris said that he believed KIAC had canvassed, or been canvassed by, approximately 80% of Kawau Island ratepayers. There were about 420 properties on the island, with many having multiple owners or being embedded in a trust. Mr Marris said that a significant measure of Kawau Island ratepayer outrage was embedded in the following elements:

- The average 5.2% increase for the District against the 221% increase proposed for Kawau Island.
- The Council boast that rate rises would be "reasonable".
- The Mayor's acknowledgement that Kawau Island rates rises were unreasonable.
- The CE's continuing assertions that "you only pay for what you get".

Mr Marris said that the services provided to Kawau Island ratepayers were the subject of much island criticism, these included the Sandspit car park, the Sandspit wharf and the lack of management of the marine environment. Mr Marris said that he believed the Transport Rate should be removed and the Uniform Annual Charge should be differentially applied to Kawau Island properties in recognition of the lack of services they received. Mr Marris said islanders also resented the Uniform Democracy and Development Charge. He asked that the Council accept the arguments he presented in good faith, and that the Council accept their demonstrable truth. Mr Marris said Kawau Island ratepayers sought fairness and equity. They sought no more than the average 5.2% maximum increase (if any increase was to be had at all). Kawau Island ratepayers should receive understanding and importantly, respect, from the Council.

Mr Marris also tabled written evidence from Mr Ray Weaver (Submitter N0109 – copy on file).

Submitter N0111: Mr and Mrs Phipps

Mr and Mrs Phipps said that they had had property on Kawau Island since 1958. They were totally opposed to the proposed rate increase and they considered the current rating system to be more than adequate.

Submitter N0306: Mr Alan Norton on behalf of Snells Beach Ratepayers and Residents Association Inc.

Mr Norton distributed and read a written statement on behalf of Snells Beach Ratepayers and Residents Association Inc. (copy on file). He said that the Association would like to have more regular discussion about and input into decision making on some of the things that affected the people in the Snells Beach/Mahurangi community. Mr Norton said that one of the major concerns was to do with roads and roading. What the Association would like to do was to sit down with some of the Council's managers and staff to have a discussion. He also considered a walk around the area from time to time would be beneficial in obtaining feedback on matters of concern. The Association wanted to be assured that intentions and funding available to Mahurangi would meet some of their needs as well as be spent wisely.

N0341: Mike Ryan on behalf of Goodall Reserve Advisory Committee

Mr Ryan spoke in support of a submission from the Goodall Reserve Advisory Committee. Mr Ryan said he thought the quote of \$75,000 to replace the car park lights at the Mahurangi East Community Centre was too high for the work that was required. He wondered if it was possible to get a costing of the lanterns, where they were bought and from whom. Mr Ryan said that he thought the Council should be looking at broader types of lanterns and that he was experienced in this regard and happy to provide advice. Mr Ryan exhibited an example of the types of light fittings used by Waitakere City Council.

In response to questions, Mr Ryan said that the lights in the vicinity of the Mahurangi East Community Centre had not worked properly for ten years; it was a safety issue for people using the hall at night as the lights were not working around the library and hall area.

Submitter N0311: Greg Fry

Mr Fry spoke in support of his submission. He said that Kawau Island rates should not be the same as mainland rates because Kawau Island didn't get the same amount of services. Mr Fry said that the rate increase should be no more than the rest of the District.

Submitter N0209: Les Mellars

Mr Mellars spoke in support of his submission. He said that Kawau Island had been a part of his life for many years. He considered the proposed rate increase to be not fair.

Submitter N0131: Simon Pirie

Mr Pirie spoke in support of his submission. He said that he was also speaking for a family group which had been involved with Kawau Island for over 60 years. Mr Pirie said that a rate increase of 5.2% would be acceptable and he urged the Council to reconsider the proposed rate increase.

Submitter N0333: New Ascot Nominees Limited (c/- Colin Bright)

Lyn Hume read written evidence on behalf of Colin Bright of New Ascot Nominees Limited (copy on file). Ms Hume said that Mr Bright was unable to attend the submission hearings because he had to attend a funeral. Mr Bright also authorised Mr Marris (KIAC) to speak on his behalf.

Mr Bright's evidence stated that the proposed new basis would result in rate increases for many of between 200 and 300% in one year. These increases had been imposed in circumstances where the island has received pretty well no infrastructure support from the RDC. There was no water system, no roading maintained by the Council, no footpaths and no curbing of channelling, streetlights or

drainage system. Except for the Sandspit wharf facility, Kawau Island was just a rates generator so far as Rodney was concerned, with no infrastructure cost needing to be met by the Council.

Mr Bright submitted that what was occurring on Kawau Island was that developers were taking every bit of land in their subdivision that was not an actual residential lot and by lumping everything else into the one lot they were creating a residual lot that was more than 4ha (under the Resource Management Act, if any lot adjoining the foreshore was under 4ha in area, the Act required the ceding of a 20 metre esplanade reserve at no cost to the Council). Developers then ensure that part of this lot is a tongue, or tongues of land, which runs, or run, right around the foreshore. There was now no lot immediately adjoining the foreshore that was less than 4ha! That one residential lot was more than 4ha. Developers then presented their scheme to the Council for subdivision approval and RDC planners approved such schemes and recommended that the Council give resource consent to such subdivisions.

In conclusion, Mr Bright submitted that on the one hand the Council was changing the basis of rating on the island so that the fact they provided no infrastructure was minimised and so that rates were maximised. On the other hand, the Council was prepared to cite the costs they incurred, as the reason for their failure to protect public access to points of interest and around the foreshore of this very special island.

The Chairperson noted that a copy of Mr Bright's submission needed to be circulated to the relevant officers.

2.30 p.m. Murray Noone retired from the meeting.

Submitter N0077: David Warren

Mr Warren spoke in support of his submission. He said that he didn't think the proposed rate increase for Kawau Island was reasonable. Mr Warren said that being charged to use Rodney roads was grossly unfair as about 30% of island ratepayers already had properties in Rodney so they would be forced to pay twice; about 10% commute to the island by boat; the remainder generally used only the 7km road from SH1 to Sandspit, or minimal roads in the Warkworth area. Mr Warren concluded by saying that rate increases for islanders over the past five years had exceeded the cost of living by hundreds of percent and the proposed increase was totally unjustified and unreasonable.

Submitter N0345: Nevan Rowe and Kevin Hayward

Ms Rowe and Mr Hayward said they supported what Mr Marris (KIAC) had said.

Submitter N0093: Paul Harper (Harper Family Trust)

Mr Harper spoke in support of his submission. He said that he was a member of Kawau Island Residents and Ratepayers Association (KIRRA). Mr Harper submitted that the proposed rate increase for Kawau Island was excessive and that rates should not increase any more than the average regional increase of 5.2%. Mr Harper said that he was not asking for more services and he believed the Council should drop the differential transport rate which he felt was totally unjustified. Mr Harper also said that the Council should totally drop the Annual Uniform charge. He was of the opinion that there was a mechanism available to obtain a realistic solution to the problem.

3.00 p.m. - 3.15 p.m. Afternoon tea adjournment.

Submitter N0331: Noeline Cranston on behalf of Point Wells Community and Ratepayers Association Inc.

Ms Noeline Cranston distributed and read a written statement (copy on file). Ms Cranston said that the committee of the Point Wells Community and Ratepayers Assn. had the support of the majority of residents to lobby for a shared footpath/cycleway for Point Wells Road, initially from the beginning of the 50 kph speed-zone to Harbour View Road. There would be potential in the future to link a footpath/cycleway to Omaha Flats Road via the paper road. The Association would also like the Council to investigate, with relevant Council personnel, traffic calming initiatives to slow traffic to a speed suited to the rough and single-track nature of village streets. Ms Cranston said that the paving

of many roads in the village had deteriorated significantly over the years and to continue with temporary patchy repairs would just serve to exacerbate an ongoing problem. With regard to stormwater drainage, Ms Cranston urged the Council to give development and maintenance of Point Wells stormwater drainage more urgent priority. Referring to the proposed volumetric wastewater charges, Ms Cranston said that the Point Wells community objected strongly. She said that neither the inflow nor outflow of water/wastewater was metered. Any attempt to charge on a volumetric basis would be guesswork. However, she trusted that should such a flawed system be adopted, the 25% deduction in wastewater charges that applied to Point Wells residents would continue to apply. The Point Wells Community and Ratepayers Association submission went into more detail in this regard (please refer to submission).

In response to a question, Ms Cranston said that Point Wells had around a 90% permanent residency.

Submitter N0336: Gary Diprose on behalf of Springboard Community Works

Mr Diprose spoke in support of the submission by Springboard Community Trust, a registered trust and an organisation that focused on youth. Mr Diprose sought funding toward the salary of a part time mentor co-ordinator for a youth mentoring programme. Mr Diprose had originally started a youth programme called Impact Community Services with the backing of Wrightsons, but when Wrightsons could no longer provide funding, Springboard Community Works was formed. Mr Diprose said that his work with youth had given him an insight into the dysfunction that existed in the community. Springboard wanted to run parenting courses and help people with work transition. He said that mentoring was a key in meeting the needs of the at-risk community and an effective way of meeting needs in the community. Mr Diprose distributed fact packs to the councillors. Mr Diprose explained that the funding for mentoring was required to train and screen positive mentors on a weekly basis. His trust worked in conjunction with the police and youth offenders. It was a long term approach and he believed that if the needs of the lower end of the community could be addressed, the community as a whole could be positively affected, i.e. less tagging and crime. Mr Diprose said that he was interested in a partnership with the Council. Currently their vision focused on North Rodney – Warkworth, Wellsford, Mangawhai, and Snells Beach.

In response to a question, Mr Diprose said that he didn't think his organisation was competing with initiatives at Te Hana Marae, in fact he hoped to partner up with them. His organisation worked with youth up to age of 16, whereas Te Hana worked with youth 16 years and up. He was asking for \$20,000.

Submitter N0302: Lisa Capes and Penny Shelbourne on behalf of Matakana Community Group

Ms Capes and Ms Shelbourne spoke in support of a submission from Matakana Community Group. Ms Capes said that the flow of traffic through Matakana during the week was significant and at peak holiday times unsustainable. She said that the dynamics of Matakana Village had altered in the last five years and there were numerous issues around traffic safety and general road engineering. Matakana needed to be on the radar for suitable funding to consider:

- Pedestrian flow and safety
- Short and long term parking
- Turning zones (including bus/truck turning)
- Traffic control at Torea Road
- Speed zones and speed reduction strategies
- Consistency of landscaping materials and features
- Transport planning e.g. link road behind pony club to connect Matakana Valley Road with Matakana Road.

She noted that the Sustainable Development Plan for Matakana hadn't been updated and was concerned that with all the uncertainty around future Auckland governance it might become redundant. She said that the Sustainable Development Plan for Matakana needed to be reflected in other documents.

Ms Shelbourne said that the Matakana Community Group was also focusing on walkways which tied in well with urban improvement. She said that the concrete drains in Matakana were a serious safety risk and they needed to be made safe and she requested that the \$1.5 million previously earmarked

for works in Matakana be reinstated. Ms Shelbourne emphasised the needed for pedestrian safety and public safety issues. She requested that the Council give consideration to including the Matakana to Omaha walkway/cycleway in the LTCCP.

Submitter N0008: Peter Pinder

Mr Pinder spoke in support of his submission. He suggested the Council land in Worker Road, Wellsford could be designated for low cost housing. He also said that there needed to be more road sealing provided by the LTCCP. Mr Pinder also discussed the position of the public library in Wellsford.

Submitter N0229: Bridgett Farmiloe on behalf of Warkworth and Districts Push Play Collective Inc.

Ms Farmiloe spoke in support of the submission from Warkworth and Districts Push Play Collective Inc., for which she had been the co-ordinator for two years. She requested that the Council not let the Push Play group "drop off the radar." Ms Farmiloe stressed the need to create an environment in which people could be physically active. She said that since lodging the Push Play submission, the Council had initiated a feasibility study on Shoemith Domain in Warkworth which was a good idea and she hoped the results of the study would be able to be incorporated into a plan in the future. Ms Farmiloe noted that grounds and facilities in the Warkworth area were already stretched. She said that she appeared as an advocate for all people young and old and she supported clubs, individuals, and professionals.

G Walker/Goudie

That the Council continue hearing submitters if necessary on Monday, 25 May 2009 if the hearing was not near completion by 5.00 p.m.

Carried

Submitter N0168: John Duder and speaking on behalf of Submitter 291: Elisa Duder

Mr Duder spoke in support of his submission and the submission from Elisa Duder. Mr Duder said that Kawau Island ratepayers received fewer services than mainlanders. He believed that the proposed rate increase was unsubstantiated and unacceptable.

Submitter N0340: Dave Bradley on behalf of Wellsford Primary School

Mr Bradley, the Principal of Wellsford Primary School, spoke in support the school's submission. He said that he was representing the school community, the Board of Trustees and the children. Mr Bradley said that Wellsford Primary School was asking the Council to fund aspects of the new playground the school was building on its site and to fund the ongoing maintenance of the playground so that the school could open the playground to community use. Money was needed for fencing, gates, park benches, footpaths etc. If the playground was to be open on weekends and evenings to the public, there was an increased cost to the school. Mr Bradley said that the school had limited funding and that it would be great to have the playground used by the community. He requested that the Council contribute some funds immediately, and then contribute, in five yearly intervals, a small sum for ongoing maintenance of the playground.

Submitter N0330: Andrea Hinchco on behalf of Warkworth Business Association

Ms Hinchco spoke on behalf of a submission by Warkworth Business Association. She urged the Council to complete the Warkworth Town Centre Upgrade as the Association didn't want to see the upgrade stranded with only 30% of it completed. She noted that the streetscape in Warkworth was disjointed and run down and reiterated that the Council needed to finish the project that they had started. Ms Hinchco said that another concern was parking. She requested that there be provision in the LTCCP for a parking area on the rim of the town to provide longer term parking for workers and that such an area could also provide parking for visiting coaches.

Submitter N0099: Norman Harvey and Submitter N0204: Ross Sutherland

Mr Harvey spoke in support of his submission in regard to the Rating Policy Review and Financial Division. He requested that the Council complete the sealing of Whitmore Road, Matakana in the 2009/2010 financial year.

Mr Sutherland spoke in support of his submission to complete the sealing of Whitmore Road, Matakana. He said that he would prefer to see the money proposed for an intersection upgrade at Green Road, Matakana to be re-directed to the sealing of Whitmore Road. Mr Sutherland said that he observed the evidence of regular crashes e.g. plastic and broken glass from lights, bumpers etc on the grass verge near his property and that the issue was one of safety. He believed that there was a distance of about 1.3km that remained to be sealed.

Submitter N0145: Wayne Frost

Mr Frost distributed and read a written statement (copy on file). He said that he had submitted on the same matter, i.e. the completion of groundworks for an astroturf hockey pitch to be completed at the Warkworth Showgrounds, four times in the last six years. Mr Frost said that hockey hadn't had a fair go as yet and he wanted the Council to make sure Stage Four of the Warkworth Showground upgrade was carried through. Mr Frost said that hockey was popular in the District and currently 56 teams had to travel out of Rodney in order to play their sport. Rodney did not have a suitable playing surface anywhere. As a consequence of having to travel out of the area, Mr Frost reckoned about \$300,000 per year was leaving the District. He noted that it was costly for young people to travel to North Harbour to play hockey and he believed that once a turf pitch was completed it would be the "highest piece of real estate the Council would have." Mr Frost requested that money be allocated and set aside this financial year to allow Stage Four to be completed.

Submitter D0026: GE Free Northland and Submitter W0267: GE Free Rodney. Dr R Mann spoke on behalf of both D0026 and W0267

Dr Mann tabled and read a written statement (copy on file). He also referred the councillors to a book titled *Genetic Roulette* of which the author was Jeffrey M. Smith. Dr Mann said that while both GE Free Northland and GE Free Rodney applauded RDC's participation in the work programme of the Inter Council Working Party on GMO Risk Evaluation and Options, they were concerned that RDC's adopted precautionary GE (genetic engineering) official policy in its operative LTCCP 2006 - 2016 had not been featured on its own in the RDC draft LTCCP 2009 - 2019. Dr Mann urged the Council to ensure that this serious omission was addressed. The submission from GE Free Northland contained suggested appropriate wording to address the omission. (*Note: GMO stands for Genetically Modified Organism*)

Submitter N0225: Tracy Murphy and Submitter N0287: Stacey Hoggard

Tracy Murphy spoke on behalf of submitters N0225 and N0287. She was opposed to the proposed rate increase on Kawau Island and believed that residents would get very little in relation to what would be paid. She believed this would lead to an erosion of the community on Kawau Island.

Submitter N0235: Joanna McKenzie

Ms McKenzie spoke in support of her submission. She felt the proposed rate increase on Kawau Island was unreasonable given that there had been no change in Council services to Kawau Island residents. Ms McKenzie said that she would accept a maximum increase of 5%.

Submitter N0106: Melda Brunette and Submitter N0081: John Brunette

Mr Brunette spoke in support of submitters N0106 and N0081. Both submitters were opposed to a proposed average rate increase of 200% on Kawau Island. He queried what services the Council proposed to provide if they raised the rates by 200%. He believed the only fair way to go was a rate increase of 5.2%.

Submitter N0191: Linda Clapham on behalf of Te Hana Community Development Charitable Trust

Linda Clapham spoke to a power point presentation on behalf of Te Hana Community Development Charitable Trust (copy on file). Ms Clapham submitted that the \$212,000 budgeted for Te Hana public conveniences in 2008/2009 should be reinstated in the RDC 2009 - 2019 LTCCP capital expenditure budget. She said that Te Hana was a strategic gateway entry point to Rodney, Auckland and Northland with four million vehicles passing through Te Hana each year. She said that a showcase opportunity existed for RDC and potential stakeholders to enhance Rodney's economic development and to be seen as a great visitor host by offering high quality public conveniences at Te Hana. Ms Clapham said that development was starting to happen regarding the Village Gateway construction and Paa. She said that the complex would be an economic development opportunity and an opportunity to grow the economy of Te Hana and Rodney.

In response to a question about the possibility of reducing the number of toilet pans, Ms Clapham said that in regard to the cultural centre, many visitors would come by coach. She noted that the Trust had resource consent which had public toilets dedicated to it.

Submitter N0014: Matariki Forest and Others

Mr Peter Spencer spoke in support of a submission by Matariki Forest and Vicki Johnston, Alan Densem, and Geoff Ray.

On behalf of Matariki Forest and the submitters, Mr Spencer requested that the Council expedite the legislation process and also take the lead in the realignment of the intersection of Conical Peak Road and Govan Wilson Road by undertaking earthworks to provide additional carparks for track users on the Te Araroa Walkway. Currently the road was not properly legalised and the alignment of the track was problematic to both Te Araroa walkers and to logging trucks in regard to a hairpin bend. Mr Spencer said that the boundary adjustment process had been going on for over 20 years and the submitters wished to see the matter resolved. Mr Spencer said that two others parties were also involved: the Department of Conservation and the Te Araroa Walkway Trust. Mr Spencer said that Matariki Forest was a large scale forest owner and it was getting close to the stage where they would want to do logging. There were safety issues in regard to the intersection that needed attention. He reiterated that he was concerned about the legislation issue which had gone on and on and not yet been resolved.

Geoff Ray said that he had endured over 21 years of disputed access. He wished to have the security to drive along a legal road to access his Queen Elizabeth II (QEII) covenanted bush block. He asked that money be allocated for the road to be upgraded this year.

Mr Densem said that he had conflicting letters in regard to whether the road was a legal road or not. He was keen to see something happen as he would not be able to sell his block of land if he should ever want to do that. He reiterated that he would like to see some action.

Submitter N0148: Jean Moss speaking on behalf of Wellsford Friends of the Library

Ms Moss spoke in support of a submission from the Wellsford Friends of the Library. Ms Moss distributed and read a written statement (copy on file). Ms Moss said that Wellsford urgently needed a new library building to service the requirements of the residents of Wellsford. Wellsford was geographically placed at the far end of the District and it seemed to residents, and particularly users of the library, that it was at the far end of the RDC priority list. Ms Moss highlighted the inadequacies of the current library building. She said that Wellsford was not trendy, nor central, but the community did deserve much better treatment and consideration from the RDC than it has received so far in replacing a valued and much used facility. Ms Moss tabled information on the foot traffic into the Wellsford Library and the number of books issued from the library.

5.10 p.m. The Chairperson closed the meeting.

The meeting closed at 5.10 p.m.

CONFIRMED AS A TRUE AND CORRECT RECORD THIS 2ND DAY OF JULY 2009

MAYOR

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