

MINUTES OF A MEETING OF THE WAIMAKARIRI DISTRICT COUNCIL HELD IN THE COUNCIL CHAMBER, 215 HIGH STREET, RANGIORA AT 2.30PM ON TUESDAY 2 DECEMBER 2008

PRESENT

Mayor R D Keating, Deputy Mayor E H B Cole, Councillors N T Atkinson, D L Ayers, R R Blair, R J Brine, N D Cruickshank, P G Farrant, K Felstead, D B Gordon and S L Stewart.

IN ATTENDANCE

Messrs J Palmer (Chief Executive Officer) and K A Lamb (Administration Manager).

For part of meeting – C Sargison (Manager Community and Recreation), J Millward (Manager Finance and Business Support), S Markham (Manager Policy and Customer Service), G Cleary (Manager Utilities and Roading), K Stevenson (Roading Manager), C Neason (Road Safety Coordinator), R Christie (Communications Advisor) and G Boot (Utilities Manager).

1. APOLOGIES

Nil

2. CONFLICTS OF INTEREST

Nil

3. CONFIRMATION OF MINUTES

3.1 Minutes of a meeting of the Waimakariri District Council held on Tuesday 4 November 2008

Moved Mayor Keating seconded Councillor Atkinson

THAT the Council:

- (a) **Confirms** as a true and correct record the minutes of a meeting of the Waimakariri District Council held on Tuesday 4 November 2008, subject to the following addition:

Item 10 Mayors diary for October 2008 – Cr Gordon asked why the Council did not have official governance representation at Rangiora A&P Show - particularly the Mayor taking part in the Grand Parade and the Mayor advised an invitation had not been received.

CARRIED

4. MATTERS ARISING FROM THE MINUTES

Mayor Keating noted a meeting of the Representation Review Working Party will be held on Thursday 4 December.

PRESENTATIONS

PETITION

Mr L Bain and Mr B Gainsford presented a petition for a review of the decision to close Alfred Street.

Mr Bain noted the inconvenience caused for the public and there has been no provision made for future development of the area. Mr Gainsford noted the more serious issue which may come about with motorists using public car parking areas for access. To date 70 business owners have signed the petition.

In reply to a question from Cr Brine, Mr Bain advised he was unaware of a submission from Our Town Rangiora to the proposal.

In reply to a question from Cr Cruickshank, Mr Bain advised the Council does not appear to have enforced conditions which were imposed in the 1980's.

Mr Palmer noted that a report could be made to the Council meeting on 16 December.

SUMMERHILL WATER SUPPLY ADVISORY GROUP

Mr D McKay presented a submission on behalf of the Summerhill Water Supply Advisory Group. Mr McKay advised Mr Lionel Larsen gave advice of a well in the vicinity of Davis Road last Friday. A well was dug some years ago and was barely used. The group considers the massive cost of transporting water from West Eyreton should not be undertaken until all alternatives have been dismissed. The testing could be achieved in conjunction with the consultation process. The estimate of \$4-5,000 to drill the well is a costing obtained from Mr D Clements at \$200 per metre. The site is about 5 metres from the existing supply pipes; is close to a power supply and is on a closed road.

In reply to a question from Cr Gordon, Mr McKay advised all members of the advisory group except one have signed the agreement to undertake the project.

In reply to a question from Cr Brine, Mr McKay advised Mr Clements was unable to give a date when the work could be done by, as approval needed to be obtained first. The Larsen family had some disagreement with the Council some time ago and had retained the information until it was released to the group last Friday. Two or three members of the group knew it existed but did not know the exact location.

In reply to a question from Cr Cole, Mr McKay advised the dissenting member of the group, Cr Stewart, advised this would be a further drain on funds when the group should be directing the efforts into the West Eyreton supply.

In reply to a question from Mayor Keating, Mr McKay advised there is no record of a permit at Environment Canterbury.

In reply to a question from Cr Stewart, Mr McKay advised he would be surprised if the exact location of the well was previously known to Council staff.

5. REPORTS

5.1 Gary Boot (Utilities Manager) : District Water Supply Strategy – Summerhill/Cust/West Eyreton Cluster Option (WAT-05-10-03 WAT-05-13-03 WAT-05-16-03)

Messrs G Boot and G Cleary presented the report.

Mr Boot advised meetings had been held with the three advisory groups. Cust Advisory Group had no clear option to favour and it had not been sought at the meeting. The West Eyreton Advisory Group would need to ensure there was sufficient water for their future use and not just the current use. There would need to be a resource consent applied for if each community is to receive water from West Eyreton. The Summerhill Advisory Group noted there was disappointment that the Terrace Road site had been unsuccessful. They would not support the West Eyreton option if that community did not agree. Mr Boot suggested that a preferred option should not be recommended by the Council to the community. Mr Boot also tabled two further recommendations which have come as a result of the meeting with advisory groups in respect to pump testing for the West Eyreton supply.

In reply to a question from Cr Gordon, Mr Boot advised drilling to 25 metres is unlikely to yield secure ground water and would require some form of treatment to comply with the drinking water standards. A capital cost of around \$400,000 is a reasonable comparison compared to other options. The operating costs for a new well are based on the Terrace Road site. The overall cost saving would be about \$200,000 if water is found of sufficient quality and quantity. There are some upgrading options included in the figures.

In reply to a question from Cr Farrant, Mr Boot advised there has been no investigation carried out regarding the sale of the Terrace Road well.

In reply to a question from Cr Cruickshank, Mr Boot advised there would be a reduction for the West Eyreton water supply associated with the cluster options but it is not known how much that might be.

In reply to a question from Cr Brine, Mr Boot noted that the exact location of the well presently being recommended by the advisory group was not previously known.

Moved Councillor Stewart seconded Councillor Atkinson

THAT the Council:

- (a) **Receives** report N^o 081121037386.
- (b) **Adopts** option 3b as the preferred option and instructs staff to signal that preference to the communities during the consultation process.
- (c) **Notes** that public meetings will be held for the Summerhill, Cust, and West Eyreton communities in mid to late February 2009.
- (d) **Requests** staff to undertake a pump test of the West Eyreton well, to be funded from the Water Supply Investigations account, prior to consulting the community.
- (e) **Authorises** the transfer of \$15,000 from the General rate account to the Water Investigations account.

Cr Stewart noted this is clearly an option which benefits the three communities. This is the first incarnation for the District Water Strategy. Investigations of an option to drill a well on Hunters Glen are not supported. The decision made on the Terrace Road site was to use the West Eyreton option as the proposal if this former option failed. Having attended the advisory group meetings there is general support for the cluster option.

The motion was amended:

Moved Councillor Gordon seconded Councillor Felstead

THAT the Council:

- (a) **Receives** report No 081121037386.
- (b) **Instructs** staff to redrill and test a well on Davis Road (on the paper Road at the foot of the Huntersglen subdivision) to a maximum depth of 25m at a cost of approximately between \$4-\$5k (plus GST) to be funded from the Summerhill Water Supply account.
- (c) **Notes** that the well will be drilled and tested before the end of January 2009 and therefore will not delay the proposed consultation with the Summerhill, Cust, and West Eyreton communities on the District Water Supply Strategy.

- (d) **Defers** a decision on its preferred option until after the well has been drilled and tested and the community is consulted on the options.
- (e) **Notes** that public meetings will be held for the Summerhill, Cust, and West Eyreton communities in mid to late February 2009.
- (f) **Requests** staff to undertake a pump test of the West Eyreton well, to be funded from the Water Supply Investigations account, prior to consulting the community.
- (g) **Authorises** the transfer of \$15,000 from the General rate account to the Water Investigations account.

Cr Gordon noted the community has looked at numerous options and the goal has been to have a well as close to the community as possible. The Summerhill water supply currently has a balance of about \$420,000. As the well will be drilled and tested by January this will fit in with the consultation proposed.

Cr Felstead noted that the Council should take note of the advisory group recommendation.

Cr Farrant noted it is a low dollar cost and is concerned that the Council would express a view for consultation. The well may be an option to augment part of the community which is further away from the West Eyreton supply.

Cr Ayers in supporting the amendment noted it is worth testing because of the low cost and the concern at identifying a preferred option. There is no evidence that the three advisory groups have supported any particular option.

Cr Cruickshank in opposing the amendment noted the well is shallow and the option of it providing a good reliable water supply is pretty low. The cluster option has distinct advantages to all three communities.

Mayor Keating in opposing the amendment noted that Pattle Delamore had pointed out last year the likelihood of obtaining water at Terrace Road site was low and this has been subsequently proven. The Terrace Road site has been drilled to over 400 metres without success. If a new well is drilled to 25 metres in Davis Road, it is highly unlikely there will be a secure water source. The Council should work on reasonable scientific evidence. Other communities in Canterbury share water resources.

Cr Brine noted it is a simple case of mathematics. The Council should not have a preference at this time as the community has not indicated a preference.

Cr Blair noted it is common sense to undertake the drilling.

Cr Atkinson in opposing the amendment noted that there has been sufficient investigation and the advice received from experts suggested there is no water in the area.

Mr Boot advised that the cost of drilling an exploratory well would be about \$4-5,000. There would not be sufficient funding to test the well.

Cr Cole in supporting the amendment noted the amount is small and the local community is prepared to pay for it. It is not the time for the Council to go out with a confirmed view.

The amendment was then put:

THAT the Council:

- (a) **Receives** report No 081121037386.

- (b) **Instructs** staff to redrill and test a well on Davis Road (on the paper Road at the foot of the Huntersglen subdivision) to a maximum depth of 25m at a cost of approximately between \$4-\$5k (plus GST) to be funded from the Summerhill Water Supply account.
- (c) **Notes** that the well will be drilled and tested before the end of January 2009 and therefore will not delay the proposed consultation with the Summerhill, Cust, and West Eyreton communities on the District Water Supply Strategy.
- (d) **Defers** a decision on its preferred option until after the well has been drilled and tested and the community is consulted on the options.
- (e) **Notes** that public meetings will be held for the Summerhill, Cust, and West Eyreton communities in mid to late February 2009.
- (h) **Requests** staff to undertake a pump test of the West Eyreton well, to be funded from the Water Supply Investigations account, prior to consulting the community.
- (i) **Authorises** the transfer of \$15,000 from the General rate account to the Water Investigations account.

CARRIED

A division was called and resulted:

For Councillors Cole, Ayers, Blair, Brine, Farrant, Felstead and Gordon.
Against Mayor Keating, Councillors Atkinson, Cruickshank and Stewart.
For 7 against 4

The amendment then became the motion:

THAT the Council:

- (a) **Receives** report No 081121037386.
- (b) **Instructs** staff to redrill and test a well on Davis Road (on the paper Road at the foot of the Huntersglen subdivision) to a maximum depth of 25m at a cost of approximately between \$4-\$5k (plus GST) to be funded from the Summerhill Water Supply account.
- (c) **Notes** that the well will be drilled and tested before the end of January 2009 and therefore will not delay the proposed consultation with the Summerhill, Cust, and West Eyreton communities on the District Water Supply Strategy.
- (d) **Defers** a decision on its preferred option until after the well has been drilled and tested and the community is consulted on the options.
- (e) **Notes** that public meetings will be held for the Summerhill, Cust, and West Eyreton communities in mid to late February 2009.
- (j) **Requests** staff to undertake a pump test of the West Eyreton well, to be funded from the Water Supply Investigations account, prior to consulting the community.
- (k) **Authorises** the transfer of \$15,000 from the General rate account to the Water Investigations account.

CARRIED

Cr Stewart voted against the motion.

The meeting was adjourned at 4.26pm and reconvened at 4.35pm.

5.2 Gary Boot (Utilities Manager) : Additional Budget for Gladstone Park No 2 Well, Woodend (WAT-05-11-03 GOV-01-11)

Moved Councillor Farrant seconded Councillor Atkinson

THAT the Council:

- (a) **Receives** report N^o 081121037388.
- (b) **Approves** a further budget of \$30,000 for completion of the Gladstone Park No. 2 well for the Woodend Water Supply, to be funded from the Woodend Water Supply account.
- (c) **Accepts** the tender price of \$130,171 from Shayne Higgs Drainage Contractor Ltd for the electrical and civil works for the Gladstone Park well for the Woodend Water Supply.
- (d) **Notes** that the project was tendered competitively, with three invited tenders, of which two tenders were received.
- (e) **Notes** that the total project cost is now expected to be \$195,000, compared to a budget of \$167,000.

CARRIED

5.3 Gerard Cleary (Manager Utilities and Roothing) : Boy Racer Issues in the Mandeville Area (GOV-01-06)

Mr G Cleary and Mrs C Neason (Road Safety Co-ordinator) presented the report.

There will be a meeting with the community on 10 December which Mrs Neason will be attending.

Cr Gordon noted he and Cr Felstead attended the meeting at Mandeville but were not recorded in the attendance register.

Cr Farrant left the meeting during consideration of this matter.

Moved Councillor Atkinson seconded Councillor Blair

THAT the Council:

- (a) **Receives** report N^o 081119037061.
- (b) **Notes** that the Council's Community Team and Road Safety Coordinator will work with the Police and local residents to formalise neighbourhood watch / community support groups.
- (c) **Circulates** this report to the Rangiora, Oxford Eyre and Woodend Ashley Ward Advisory Board and the Kaiapoi Community Board for their information.

CARRIED

Cr Atkinson noted that the law is used as the punishment is inadequate and Judges take a soft line.

Cr Gordon noted the Council should be taking a watching brief. It may be time for central government to look at the legislation.

Cr Farrant rejoined the meeting at this time.

5.4 Financial Review Working Party : Report on the Financial Review (GOV-23)

Mr Palmer noted the report is presented on behalf of the working party.

Cr Brine left the meeting during discussion on this matter.

In reply to a question from Cr Gordon, Mr Palmer advised the interim cost of the independent facilitator at about the halfway point was \$6,500 and the expected final cost will be \$10-11,000.

Moved Mayor Keating seconded Councillor Stewart

THAT the Council:

- (a) **Receives** report N^o 081118036881.
- (b) **Receives** the Financial Review Working Party report. (doc. 081113036575).
- (c) **Adopts** the recommendations contained in the Financial Review.
- (d) **Requests** the Audit Committee to progressively review the implementation of the Financial Review's recommendations.
- (e) **Requests** the Chief Executive Officer to present a report to Council's March 2009 meeting on the plan to implement the recommendations contained in the Financial Review.

CARRIED

Mayor Keating noted that there were originally reservations from some members about the need and cost of the process. The facilitator undertook a very important role and it is work in progress for the Council.

Cr Stewart noted that the Council is in very good heart, but there are some identified areas which need to be addressed. The review benefited from the assistance of Mr Mike Richardson.

Cr Gordon noted the employment of an independent chair budgeted at \$50,000 was a function which could be done in-house.

Cr Ayers noted that one of the benefits was that members were involved with the process.

5.5 Jim Palmer (Chief Executive Officer) : Delegations Manual (GOV-08 GOV-01-11)

Mayor Keating suggested that the matter be left to lie on the table until the February meeting.

Moved Mayor Keating seconded Councillor Stewart

THAT the item of business lies on the table until the February Council meeting.

CARRIED

6. **COMMITTEE/COMMUNITY/WARD ADVISORY BOARD/WORKING PARTY MINUTES**

6.1 **Minutes of a meeting of the Woodend Ashley Ward Advisory Board held on Monday 3 November 2008**

Moved Councillor Gordon seconded Councillor Atkinson

THAT the information be received.

CARRIED

6.2 **Minutes of a meeting of the Rangiora Ward Advisory Board held on Wednesday 12 November 2008**

Moved Councillor Gordon seconded Councillor Atkinson

THAT the information be received.

CARRIED

6.3 **Minutes of a meeting of the Kaiapoi Community Board held on Monday 17 November 2008**

Moved Councillor Gordon seconded Councillor Atkinson

THAT the information be received.

CARRIED

6.4 **Minutes of a meeting of the Resource Management and Regulation Committee held on Tuesday 18 November 2008**

Moved Councillor Gordon seconded Councillor Atkinson

THAT the information be received.

CARRIED

6.5 **Minutes of a meeting of the Audit Committee held on Tuesday 18 November 2008**

Moved Councillor Gordon seconded Councillor Atkinson

THAT the information be received.

CARRIED

7. **SEALED AND SIGNED DOCUMENTS**

s.223 RMA Certificate – Survey Plans	
RC085327	J V Burnett, 2542 Woodstock Road, Oxford
RC075320	Dawe Contracting Ltd, 2 McIntoshs Road, Fernside
RC085445	A Morland & G Anderson, 3 Sneyd Street, Kaiapoi
RC065239	Oxford Park Developments, 126 Johns Road, Rangiora, Amended Stage 4
RC075633	Pegasus Town Ltd, Mapleham, Stage M3
RC075359	Northbrook Estates Ltd, 27 Palmview Drive, Rangiora
Bond Documents	
DDS-11-01	Pegasus Town Ltd, Bond Agreement No. 4

Contract	
	Enterprise North Canterbury, District, Business and Event Promotion Contr.
Easements	
21751-20400	Transfer of land, ex-utility site, easement for drainage purposes
RC065648	Pegasus Town Ltd, surrender of easement
Land Transfer	
RC075543	M J Todd, Featherstone Ave, Kairaki, Boundary Adjustment

Moved Councillor Gordon seconded Councillor Ayers

THAT the Council:

- a) **Receives** the schedule of signed and sealed documents.

CARRIED

8. MAYORS DIARY FOR NOVEMBER 2008

Moved Mayor Keating seconded Councillor Gordon

THAT the Council:

- (a) **Receives** report no. 081125037766.

CARRIED

9. QUESTIONS

Nil

10. URGENT GENERAL BUSINESS

10.1 Canterbury Regional Transport Committee – appointment of alternate

Moved Councillor Blair seconded Councillor Ayers

THAT the Council:

- (a) **Receives** report N^o 081202038703.
(b) **Appoints** Councillor Atkinson as the alternate representative on the Canterbury Regional Transport Committee.

CARRIED

Cr Brine returned to the meeting at this time.

11. MATTERS TO BE CONSIDERED WITH THE PUBLIC EXCLUDED

Section 48, Local Government Official Information and Meetings Act 1987

Moved Mayor Keating seconded Councillor Stewart

THAT the public be excluded from the following parts of the proceedings of this meeting.

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution, are as follows:

Item N°	Minutes/Report of:	General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
11.1	Minutes of the In Committee portion of a Council meeting of 4 November 2008	Confirmation of Minutes	Good reason to withhold exists under Section 7	Section 48(1)(a)
11.2	Peter Marks (Special Projects Manager)	Rangiora Water Supply: Land for Southbrook Headworks	Good reason to withhold exists under Section 7	Section 48(1)(a)
11.3	Mayor Ron Keating	Chief Executive Officer	Good reason to withhold exists under Section 7	Section 48(1)(a)

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 which would be prejudiced by the holding of the whole or relevant part of the proceedings of the meeting in public are as follows:

Item N°	Reason for protection of interests	Ref NZS 9202:2003 Appendix A
11.1, 11.2, and 11.3	Protection of privacy of natural persons To carry out commercial activities without prejudice	A2(a) A2(b)ii

CARRIED

CLOSED MEETING

OPEN MEETING

THAT open meeting resumes and the business discussed with the public excluded remains public excluded, except the resolution for the Chief Executive Officer.

THAT the Council:

- (a) **Receives** report N° 081125037941.
- (b) **Re-appoints** Mr J Palmer as Chief Executive Officer for a period of five years from 9 March 2009 in accordance with the attached employment contract.

THERE BEING NO FURTHER BUSINESS, THE MEETING CLOSED AT 5.51 pm

Confirmed

Chairman

3 February 2009