WAIMAKARIRI DISTRICT COUNCIL

MINUTES OF THE DISTRICT PLANNING AND REGULATION COMMITTEE MEETING HELD IN THE COUNCIL CHAMBERS, 215 HIGH STREET, RANGIORA ON TUESDAY 24 SEPTEMBER 2019 COMMENCING AT 1.00PM.

PRESENT

Councillor D Gordon (Chair), Mayor Ayers (from 1.04pm), Councillors N Atkinson, W Doody, J Meyer and S Stewart

IN ATTENDANCE

J Palmer (Chief Executive), N Harrison (Manager Regulation), T Ellis (Development Planning Manager), S Markham (Manager Strategy and Engagement), V Thompson (Business and Centres Advisor), J Pascoe (minutes).

1. APOLOGIES

Moved: Councillor Gordon seconded Councillor Atkinson

THAT an apology for lateness be received and accepted from Mayor Ayers.

CARRIED

2. CONFLICTS OF INTEREST

No conflicts of interest were recorded.

3. CONFIRMATION OF MINUTES

3.1 Minutes of a meeting of the District Planning and Regulation Committee held on 20 August 2019

Moved: Councillor Meyer Seconded: Councillor Gordon

THAT the District Planning and Regulation Committee:

(a) Confirms as a true and correct record the minutes of a meeting of the District Planning and Regulation Committee held on 20 August 2019.

CARRIED

4. MATTERS ARISING FROM THE MINUTES

There were no matters arising.

5. DEPUTATION

There were no deputations.
6. REPORTS

6.1 Removal of Eight Carparks at 9 Durham Street to support business development – V Thompson (Business and Centres Advisor)

V Thompson explained that the removal of the eight carparks in the Durham Street carpark had been requested by the owners of The Good Drop to facilitate their development at 9 Durham Street and that this area would be used for outdoor seating.

There is a memorandum of understanding to provide 180 carparks with the owner of the Durham Street carpark and eight will now be removed. The carpark property-owner is supportive of this.

Cr Atkinson asked what the cost is to provide carparks. S Markham advised that the value in the lease arrangement with tenants is $4,500 per carpark. The cost of developing new carparks is determined by acquisition and development costs. The District Plan has a calculation to determine any carpark contribution required and this cost will be reassessed when new carparks are developed.

Cr Gordon asked if the parks to be removed would affect the flow of parking. V Thompson replied that six of the carparks will be used as outdoor space with decking and two will facilitate vehicle movement. The lease agreement is for up to five years.

Cr Atkinson noted that he would step back from the discussion of any design issues as Chair of the District Licensing Committee.

Cr Gordon indicated in the report there are 95 carparks in that area with an occupancy rate of 50-60% currently.

Moved: Councilor Atkinson Seconded: Councilor Doody

THAT the District Planning and Regulation Committee

(a) Receives report No. 190828120587;

(b) Notes the information included in the report and the landowner’s desire to support the combined development at 7 & 9 Durham Street;

(c) Supports the removal of 8 carparks from the public supply at 9 Durham Street.

CARRIED

Cr Atkinson supported this as the sensible thing to do however he is concerned that the cost of providing parking across the district. He said that the carpark would be used more at night and should be supported.

Cr Gordon also supported the recommendation but expressed concerns about car parking in the Rangiora Town centre and in Kaiapoi and also supported the work being done on reviewing parking provision. He said he was supportive of the Good Drop expanding in this way as the owner had demonstrated they were a responsible licensed premise and especially with their support of community events.
7. PORTFOLIO UPDATES

7.1 District Planning Development - Councillor Neville Atkinson

No items of concern.

7.2 Regulation and Civil Defence – Councillor John Meyer

No items of concern. Councillor Meyer highlighted the work of the Civil Defence team, staff and volunteers, as something to be proud of. No update is available on the Civil Defence Cadet Programme however staff advised that numbers have increased from 16 to 20.

The Chair thanked Councillor Meyer for his work on this committee.

7.3 Business, Promotion and Town Centres – Councillor Dan Gordon

Councillor Gordon advised that he has met with the town promotion groups and noted that the Oxford Promotions Action Committee is in good health. The Kaiapoi Christmas Carnival organising is underway and will use the same site as last year. A Business Expo will be held in Rangiora on 12 October at the New Life School.

Councillor Gordon noted the exciting plans for a car museum collection at Flaxton from Daniel Smith, and that the WHoW Aquasport project is seeking funding for the pre-feasibility. Both of these have the potential to be huge attractions for the district.

Councillor Doody asked if it is time to increase tourism promotion to a greater level.

Cr Gordon noted that Enterprise North Canterbury is doing an excellent job with the resources available and that there is a lot of potential in this area.

8. QUESTIONS

No questions were received.

9. URGENT GENERAL BUSINESS

There was no urgent general business.

10. MATTERS TO BE CONSIDERED WITH THE PUBLIC EXCLUDED

Section 48, Local Government Official Information and Meetings Act 1987

Moved: Councillor Gordon  Seconded: Councillor Atkinson

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:
<table>
<thead>
<tr>
<th>Item No</th>
<th>Minutes/Report of:</th>
<th>General subject of each matter to be considered</th>
<th>Reason for passing this resolution in relation to each matter</th>
<th>Ground(s) under section 48(1) for the passing of this resolution</th>
</tr>
</thead>
<tbody>
<tr>
<td>10.1</td>
<td>Report of Trevor Ellis (Development Planning Manager)</td>
<td>District Plan Review – Drafting Progress</td>
<td>Good reason to withhold exists under Section 7</td>
<td>Section 48(1)(d)</td>
</tr>
</tbody>
</table>

This resolution is made in reliance on section 48(1)(d) 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:

<table>
<thead>
<tr>
<th>Item No</th>
<th>Reason for protection of interests</th>
<th>Ref NZS 9202:2003 Appendix A</th>
</tr>
</thead>
<tbody>
<tr>
<td>10.1</td>
<td>Maintains the effective conduct of public affairs through the protection of members from improper pressure or harassment.</td>
<td>7(2)(f)ii</td>
</tr>
</tbody>
</table>

CARRIED

CLOSSED MEETING

The Public Excluded section of the meeting occurred from 1.27pm to 2pm.

Resolution to resume in Open Meeting

Moved Councillor Atkinson  seconded Councillor Meyer

THAT  open meeting resumes and the business discussed with the public excluded remains public excluded.

CARRIED

OPEN MEETING

THERE BEING NO FURTHER BUSINESS, THE MEETING WAS CLOSED AT 2.03PM.

CONFIRMED

_____________________________  ________________________
Chairperson  Chief Executive

_____________________________  ________________________
Date  Date
**BRIEFING**

At the conclusion of the meeting a briefing was held on the review of the Light Chapter of the District Plan, with Jessica Manhire.