

# MACKENZIE DISTRICT COUNCIL

## MINUTES OF A MEETING OF THE FAIRLIE COMMUNITY BOARD HELD IN THE COUNCIL CHAMBERS, FAIRLIE, ON WEDNESDAY 17 JULY 2013 AT 7.07PM

### **PRESENT:**

Owen Hunter (Chairman)  
Cr Graeme Page  
Ron Joll  
Les Blacklock  
Trish Willis

### **IN ATTENDANCE:**

Claire Barlow (Mayor)  
Wayne Barnett (Chief Executive Officer)  
Garth Nixon (Manager Community Facilities)  
Paul Morris (Manager Finance and Administration)  
Julie Hadfield (Executive Support)  
Toni Morrison (Senior Planner)  
Karina Morrow (District Plan Review Planner)

### **I APOLOGY:**

Resolved that an apology be received from Bernie Haar (Asset Manager)

**Les Blacklock/Ron Joll**

### **II DECLARATIONS OF INTEREST:**

There were no declarations of interest.

### **III MINUTES:**

Resolved that the minutes of the meetings of the Fairlie Community Board held on 12 June 2013 be confirmed and adopted as the correct record of the meeting.

**Ron Joll/T Willis**

### **MATTERS ARISING:**

#### **CHAIRMAN**

#### **Fairlie Western Catchments Project**

Asset Manager – Bernie Haar will liaise with Chairman Owen Hunter to confirm a date for a Public Consultation Meeting. It was noted that Cr Page will be unavailable from the 4<sup>th</sup> of May and is requested that the meeting date reflect this. The Asset Manager will also organise a refresher session for existing Community Board members and Council Staff as well as an informative session for new Community Board Members. The Asset Manager said this will be achieved with the aid of a PowerPoint presentation. No date been set yet for a public meeting.

### **Allandale Bridge – Walkway**

Bernie Haar – Asset Manager with Suzy Ratahi, Roading Manager met with NZTA in February regarding the Allandale Bridge Walkway and the response given was that there would need to be more incidents of close accidents and more use of the side of the bridge by residents. *Ms Willis asked could there be a system so that the Board knows about any incidences so that Council can report to NZTA or whoever. Ms Willis suggested a reporting system is made available for the community to use so that Council can accumulate a record of any incidents.*

#### Resolved:

1. that an article be published in the Accessible asking the community to supply incidences regarding the Allandale Bridge Walkway.
2. that a database is compiled of incidences and reported back to the Enhancement Board.

**Owen Hunter/ Graeme Page**

### **COMMUNITY FACILITIES MANAGER**

#### **SH 79 Approach to Fairlie – Signage**

It was instructed that - Community Board member Ron Joll is to carry out the following;

Gather more information, talk to Alister Gray and get a base sign, compile costing's of the sign/structure for Community Board to consider, site meeting with Ron and Grant Patterson from Opus. *Mr Joll has spoken briefly with Alister Gray but requires more discussion, also suggest that Mr Joll speaks with Mayor Barlow and The Mayor would also like input into the signage. The Chairman said a sign structure price has been received and he will clarify with the Promotions Association. Mr Nixon will speak directly with RTL to clarify.*

#### **Moreh Home Trust Board – Excess Water Rates**

The Asset Manager and Community Board will reply in writing to Mr Adams request asking the Community Board to consider increasing the allocation of water that Moreh receives, notifying Mr Adams that the Council will look into the request further with more historic information being required. The Asset Manager will also himself look into historic records and undertake investigations into the water supply to rule out any significant Leaks. *The CEO said Moreh Home receive an allocation per year and then pay a rate per unit after that. Cr Page asked about a bigger business like the pub, do they get charged more and will Moreh Home be coming to Council with water chares in excess every year until it is fixed. The CEO said the water leak man has been around and found no major leaks, found a small leak so no leakage now so hopefully they will come back within their usage allowance. The Chairman asked can we monitor their meter month to month but Council could raise their threshold so that they don't be an expense to Council. The CEO will check what rating system they are on compared to a residential block.*

#### **IV GENERAL BUSINESS:**

##### **1. PLANTER BOXES:**

Trish Willis Community Board member asked for discussion on the Community Enhancement Board meeting matters. Ms Willis said it was suggested that the planter boxes that were removed from Princes Street, be offered to residents for use as small vegetable patches. Ms Willis said they would be particularly good height for the older folk. Ms Willis asked for the board members consideration.

The Chairman stated that the boxes would have to be sold to the Council as the pensioner houses are Council owned.

Mr Nixon referred to his report.

The Chairman thought it is best to use them instead of selling them. But if Mr Nixon has been approached by people to buy them, then go ahead and sell them, price determined as \$200 a box and use the remainder around town.

Kowhai trees – some will be used on Princes Street again.

##### **2. COMMUNITY BOARD PLANS:**

Ms Willis spoke to the agenda item also a matter from the Community Enhancement Board. Ms Willis asked if a Community Board plan exists for Fairlie and if not could we discuss and asked is the Board here as a reactive body for things that crop up.

The Chairman said there is a plan, more of a survey really. A lot of it is reaction to what the community does and doesn't want. Fairlie is an older small town which has been struggling with costs but seems to be doing quite well and getting things done. The biggest thing is the beautification project after surveys.

Mr Nixon said there is a town plan of projects when money allows for footpaths and infrastructural asset projects. The Twizel Greenway Project was driven by the Twizel Community Board. The Tekapo Plan came about from having funding especially from subdivision funding for the Tekapo Hall as an example, driven by the Tekapo Community Board. The town has to deal with governance driven projects first and foremost (infrastructure etc.) and then look at other priorities if funding remains.

Ms Willis thought that from the District Plan Review, a list of possible jobs will come out and the Board can look at the list and streamline it to get the highest priorities and possibly look at those as part of the Community Board Plan.

##### **3. COMMUNITY SURVEY OF SWIMMING POOL:**

The third item in general business is also a request from Ms Willis again from the Enhancement Board meeting matters. Ms Willis said it was mentioned that funding was being sought by the CEB for the pool. It would be helpful also to gather input from residents about what they want from their swimming pool and would like to suggest, given the predominant age group that uses the pool that a

Facebook or similar campaign be created that would achieve effective and quick information. Ms Willis said we need to start this as if funding is being sought for the next swimming season a start will need to be made very soon.

The Chairman asked could Council or Enhancement Board do a survey through the community of what they want from the swimming pool, cheap and large reach of users – what do they want from the pool in the next 3-5 years.

The Chairman asked Mr Nixon if we have a pool supervisor yet. Mr Nixon said not as yet and will be advertised again shortly. The lessons that have been conducted in the last 2 season have been good for the pools offset of expenses.

Ms Willis asked if there is a job description for that supervisor role and could that person be the receiver of community feedback and why is there only very few kids there.

Mr Nixon replied that the Fairlie Pool is different from the Twizel Pool as it has a roof so on a good sunny day, most kids want to be outside not in the covered pool.

The CEO suggested mapping out ideas including identifying user groups, identify aspects of the pool which are liked or not liked. This will help the supervisor meet the challenge.

The Chairman said that it will depend on the successful supervisor and their attitude which will affect the users, usage etc. and asked Mr Nixon when the role will be filled – Mr Nixon hopes within the next six weeks.

It was suggested to the Board to have a session to find out what is wanted with Mr Nixon assistance providing feedback to the next meeting. A possible survey on the Council Facebook page, through school newsletters etc.

The item will be an agenda item at the next Fairlie community board meeting.

#### 4. PENSIONER HOUSING:

The CEO said there is a policy and process already, the first go to person is Mr Nixon, then the CEO. That process is appropriate but would hope the tenants do not feel daunted about approaching Council. There is an Aged Care group with the Resource Centre etc. Not a Community Board issue as it falls under Council.

Ms Willis stated that the CEO has responded to her email and she is happy with that response.

## V **REPORTS:**

### 1. **DISTRICT PLAN REVIEW:**

Senior Planner Toni Morrison introduced Karina Morrow as the District Plan Review Senior Planner.

The purpose of this report from Ms Morrow is to seek feedback on District Plan zoning in the Fairlie area to inform the on-going District Plan review and to update the Community Board on next steps and further consultation.

Resolved that the report be received.

**Graeme Page/Trish Willis**

Cr Page asked should the Reserve be rezoned as Residential.

Mr Hole explained resource consent issues that may apply. The Reserve is Rural as it was not considered good land for future development due to the sewer system and the flooding issue – the sewer issue is now resolved but the flooding issue remains.

Ms Morrow said consultation with the Community Board during the review process will be on-going and further feedback from the Board will be sought. Really asking for ideas to be flagged by the Board which Planning can look into and then provide feedback to the Board for the Council and then public consultation and submissions etc. Zoning can affect largely what can or cannot be done. The Review period is the time to look at what has changed since 2004 and what the town wants to achieve.

The Chairman asked would Planning think it appropriate to rezone residential land along Mt Cook Rd to be tourism zoning.

Ms Morrison spoke about the VC zone and providing for that activity, concentrating your businesses, traffic flow, beautification etc., letting it develop out of that zone will take away from that focussed area. Need to manage how the zones interact, differing rates sit in different zones, does the Board feel there is sufficient availability of residential (RES) land for town growth etc.

### 2. **FINANCIAL REPORT – MAY 2013:**

This report from Mr Morris, Manager – Finance and Administration is the financial report for the Board for the period to May 2013, the purpose of which is to update Board members on the financial performance of the Fairlie Community as a whole for that period.

Mr Nixon spoke to any significant variances.

Resolved that the report be received.

**Les Blacklock/Ron Joll**

Enid Hutt Account current balance is \$28,612.59. Interest is not calculated this year but last year it earned \$8,128.08, so this year will be a similar figure.

Floors were not sanded and painted in the Community Centre as the pricing was over \$30,000. There is a guy coming down to the school hall so could do both jobs at once but it will be over the \$20,000 budgeted. Board might like to look at other aspects of maintenance that is required in the Community Centre. Condensation is an issue above the theatre; aged building paper should be replaced under the roof over the stadium. Flooding from burst pipes on the weekend and insurance will be having a look to see what has been affected (caused by kitchen under floor heating was off and possibly the pink bats were not laid properly over the pipes in the ceiling.)

\$1,000 on cleaning supplies at the end of the season was spent on chlorine to fill up the tank when the truck was around, to use in the next year.

### 3. OLD LIBRARY CAFE:

The purpose of this report from the Chief Executive Officer was to update the Board on progress with determining options for repairing or replacing the Old Library Café building.

#### Resolved:

1. That the report be received.

**Ron Joll/Les Blacklock**

The CEO reported two further prices have been received from Architecture by Design \$3,500 estimate and also Rushton & Associates \$7,500 + GST and indications for a commercial building cost \$1,750-\$3,000 per m<sup>2</sup>.

The CEO said a price to repair for structural component from Fulton Hogan up from original estimate of \$227,000 including structural design to \$290,000 not including structural design. Graham McDermid will come back next week with a price for the fit out architectural side. He will offer his services for free if the Old Library is repaired.

Trish Willis declared an interest and stated that the Board needs to apply the same process and policy across all of the contractors.

The Chairman said that it would be Graham McDermid as well as Fulton Hogan's work together that would repair the Old Library. Two concepts plans are required – to replace and to repair then and would give the Board something to consult with the public.

The Chairman asked how the Council will fund the concept plans etc. that will be drawn up, the CEO will follow up with Mr Morris to confirm.

Ms Willis thought having 3 designs would be good to show the public. Ms Willis asked that the CEO ask them just for a sketch of what it is going to look like – don't need to know the layout of the internal fit at this stage.

It was decided that really all that is needed is just a sketch of possible designs to show people. The quoted prices would include the sketch, the building plans and

it taken to the stage where you could price it so the prices just for a sketch would be less.

Resolved: that the CEO will go back to the architects and just request that sketch, pricing and work through funding.

**Trish Willis/Owen Hunter**

The CEO will liaise with The Chairman to organise another public meeting to show plans for discussion after sketches are produced.

4. POINTS FROM ENHANCEMENT BOARD:

This report from the Community Facilities Manager, Garth Nixon to report on matters raised at the recent Fairlie Enhancement Board meeting.

Resolved:

1. That the report be received.
2. That the Community Board should express a view on how these planter boxes are dealt with.
3. The Community Board should indicate their preference for the disposal of these trees.

**Graeme Page/ Trish Willis**

5. WARD MEMBER'S REPORT:

Cr Page reported approximately \$1.2million flood bill, \$112,000 snow bill, a lot of trees are down. Cost of Solid Waste Recycling Bins is going up as the income from recyclables has reduced dramatically.

6. REPORTS FROM MEMBERS WHO REPRESENT THE BOARD ON OTHER COMMITTEES:

There were no further reports from members.

7. ELECTION PROTOCOL:

This information is to follow.

**THERE BEING NO FURTHER BUSINESS  
THE CHAIRMAN DECLARED THE MEETING CLOSED AT 9.53pm**

**CHAIRMAN:** \_\_\_\_\_

**DATE:** \_\_\_\_\_