

**AGENDA AND SUPPORTING PAPERS  
FOR COUNCIL'S DECEMBER MEETINGS**

**TO BE HELD IN THE OFFICES OF THE WEST COAST REGIONAL COUNCIL  
388 MAIN SOUTH ROAD, GREYMOUTH**

**TUESDAY, 8 DECEMBER 2015**

**The programme for the day is:**

**10.30 a.m:** **Resource Management Committee Meeting**

**On completion of RMC Meeting:** **Council Meeting**

**Presentation:** **Enterprise Hokitika**

# **RESOURCE MANAGEMENT COMMITTEE**

**THE WEST COAST REGIONAL COUNCIL**

Notice is hereby given that a meeting of the **RESOURCE MANAGEMENT COMMITTEE** will be held in the Offices of the West Coast Regional Council, 388 Main South Road, Paroa, Greymouth on **Tuesday, 8 December 2015**

P. EWEN  
CHAIRPERSON

M. MEEHAN  
Planning and Environmental Manager

<b><u>AGENDA NUMBERS</u></b>	<b><u>PAGE NUMBERS</u></b>	<b><u>BUSINESS</u></b>
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**THE WEST COAST REGIONAL COUNCIL****MINUTES OF THE MEETING OF THE RESOURCE MANAGEMENT COMMITTEE  
HELD ON 9 NOVEMBER 2015, AT THE OFFICES OF THE WEST COAST REGIONAL COUNCIL,  
388 MAIN SOUTH ROAD, GREYMOUTH, COMMENCING AT 10.30 A.M.****PRESENT:**

P. Ewen (Chairman, arrived 10.59), A. Robb, A. Birchfield, P. McDonnell, T. Archer, N. Clementson, J. Douglas, F. Tumahai

**IN ATTENDANCE:**

C. Ingle (Chief Executive Officer), M. Meehan (Planning & Environmental Manager), R. Mallinson (Corporate Services Manager), T. Jellyman (Minutes Clerk)

**1. APOLOGIES**

There were no apologies.

**2. PUBLIC FORUM**

There was no public forum.

**3. MINUTES**

**Moved** (Archer / Clementson) *that the minutes of the previous Resource Management Committee meeting dated 20 October 2015, be confirmed as correct.*

*Carried*

**Matters Arising**

Cr Birchfield commented that the permit for the Okuru Quarry has been granted.

**PRESENTATION**

The Chairman welcomed Paul Madgwick, Susan Wallace, Marie Mahuika-Forsyth and Rachael Forsyth from Makaawhio Runanga who addressed the meeting. Mr Madgwick stated that they are concerned about the Schedule 2 wetlands in the Maori reserves at Makaawhio (Jacobs River) and Mahi Tahi (Bruce Bay). Mr Madgwick's concern is that the Schedule 2 wetlands in South Westland have been arbitrarily drawn over the Maori reserves. He refers to these as scraps, as this is all the land that was left to them in 1860. Mr Madgwick explained the exact location of the areas he is concerned about; he gave a history of the area. Mr Madgwick stated that the loss of the wetlands is theft by stealth. He stated that he knows that DoC did not check this land but inspected the wetland areas by car. Mr Madgwick stated that Makaawhio had an initial meeting with M. Meehan and DoC but he feels this matter needs to be seen in context in view of swamps and wetlands in and around Bruce Bay as this is a huge area. Mr Madgwick stated that the wetlands within this area that are in the Maori reserve are very small. He feels that DoC have a lot of area on top of what is the World Heritage area and now they want the Maori reserves as well. Mr Madgwick stated that Makaawhio sympathise with all landowner who affected by Schedule 2 wetlands.

M. Meehan advised that when Council visited affected wetland landowners they didn't visit the Maori reserve land but council is now having this discussion. M. Meehan advised that he has talked to the DoC Ecologist to have the Maori reserve land removed but DoC have said this land is wet, it is wetland but they have not said whether or not they would support its removal. M. Meehan spoke extensively on the history of the wetlands case in the Environment Court. S. Wallace stated that Makaawhio have enjoyed a close relationship with DoC but they have been excluded completely from this process. S. Wallace spoke extensively on this matter. M. Meehan gave an overview of how the wetland areas were identified. F. Tumahai also expressed his disappointment in DoC over this process in view of the close association they

have had over the years. F. Tumahai stated that Makaawhio are aware that this land can be developed in the future but the requirement for consents is now an extra encumbrance that no one needs. He stated that the Maori reserves were set aside for future generations to be able to get an income from. Councillors asked questions of P. Madgwick. Cr Archer stated that the Environment Court and appeal process cost Council a huge amount of money.

S. Wallace stated that Makaawhio did not submit on this as they were not aware that this area was identified. She feels that Makaawhio were denied the opportunity to submit because of this omission and this process is unfair. S. Wallace stated that there is a moral obligation in terms of relationships; she stated that DoC has failed to adhere to Section 4 of their Act which requires DoC to take on board the special relationship with Ngai Tahu and to consult with them. She feels in view of the lack of consultation this would make for a strong case should further litigation be required. C. Ingle advised that he and M. Meehan are going to put to Council, in the New Year, a schedule of those areas listed as wetlands that need to be removed from the Plan. C. Ingle advised that DoC might consider providing an ecological report on the wetlands of concern to Makaawhio with a view to putting them forward to be removed if they are not ecologically significant. C. Ingle suggested that both a cultural and ecological assessment could be arranged at the same time. Cr Robb stated that although this process has been legal, morally it is wrong. M. Meehan advised that the new Director of DoC, Mark Davies, is due to meet with him next week to discuss wetlands and the case to date. Further discussion took place. P. Madgwick thanked Councillors for their time.

#### 4. CHAIRMAN'S REPORT

Cr Ewen reported that he attended the Red Jacks and Coal Creek rating district meetings during the reporting period. He assisted with the opening of one tender during the month.

**Moved** (Ewen / Robb)

*Carried*

#### 5. REPORTS

##### 5.1 PLANNING AND ENVIRONMENTAL GROUP

##### 5.1.1 PLANNING AND ENVIRONMENT MANAGERS REPORT

M. Meehan spoke to this report and advised that LGNZ are seeking feedback on changes in relation to the RMA reforms. He stated that some good work has come out of this so far as Buller District Council is currently looking at their District Plan review and they have incorporated the same format as in our RPS and Land and Water Plan. M. Meehan stated that it is good to see them following suit and he hopes that the other district councils will also follow suit. He highlighted various other changes that are being considered including timeframes for getting RMA plans through the process. Feedback is required by the 13<sup>th</sup> of November. M. Meehan stated that he will be sending information out to councillors in the next day or so. Cr Archer commented that it is very pleasing to see the section on appeals on only points of law. He stated that this will be most beneficial to councils. M. Meehan agreed with Cr Archer and stated that the changes are going to make a big difference in the timeframes for getting plan changes and decisions through.

**Moved** (Archer / McDonnell) *that the report is received.*

*Carried*

##### 5.2.1 CONSENTS MONTHLY REPORT

C. Ingle spoke to this report and advised that this is a brief report due to the short turnaround of three weeks from the last council meeting. He reported that four resource consents were granted during the reporting period. C. Ingle reported that submissions close tomorrow for the Hokitika Wastewater Treatment Plant.

**Moved** (Clementson / Robb) *that the November 2015 report of the Consents Group be received.*

*Carried*

## 5.2.2 COMPLIANCE & ENFORCEMENT MONTHLY REPORT

M. Meehan spoke to this report and advised that 32 site visits were made during the reporting period. He reported that two abatement notices were issued during the reporting period. M. Meehan reported that both of the recommended for release are surety bonds.

**Moved** (Clementson / Birchfield)

1. *That the November 2015 report of the Compliance Group be received.*
2. *That the surety bonds for RC12186 and RC12007 are released.*

*Carried*

## 6.0 GENERAL BUSINESS

It was agreed that a letter would be written to Makaawhio to thank them for this morning's presentation to Council and to confirm that Council supports their concerns with regard to schedule 2 Wetlands.

**Moved** (Archer / Robb)

*That a letter is written to Makaawhio to thank them for their presentation to Council today, and to confirm that Council supports their concerns with regard to schedule 2 Wetlands.*

*Carried*

The meeting closed at 11.34 a.m.

.....  
Chairman

.....  
Date

Prepared for: Resource Management Committee Meeting – 8 December 2015  
Prepared by: Michael Meehan - Planning and Environment Manager  
Date: 27 November 2015  
Subject: **PLANNING AND ENVIRONMENT MANAGERS REPORT**

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### **Update on the Proposed Regional Policy Statement**

Council notified the Summary of Decisions Requested on 6 December 2015. The further submission period officially closed on 20 November with a total of 14 further submissions having been received. However an extension has been granted to submitters due to an error in the Summary of Decisions Requested. It is likely that another 12 further submissions will be received by the close of the extended consultation period on 2 December.

Following the close of the extended consultation period, staff will incorporate the further submissions into the Summary of Decisions Requested and commence with the development of the Staff Recommending Report. Progress on this work stream will continue to be communicated to Council.

### **Pest Plant Forum**

On 26 November 2015 Council ran a pest plant forum with a wide range of stakeholders in attendance. The forum was an opportunity to share information and discuss the upcoming Regional Pest Plant Management Strategy review. The key aspect of the review is giving effect to the recently released National Policy Direction.

Staff are working through a project plan for the review, including engagement with key stakeholders.

### **RECOMMENDATION**

*That the report is received*

Michael Meehan  
**Planning and Environment Manager**

**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Resource Management Committee Meeting – 8 December 2015  
Prepared by: Lillie Sadler, Policy Analyst  
Date: 23 November 2015  
Subject: **Proposed Regional Coastal Plan**

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**Purpose**

This report presents the Proposed Regional Coastal Plan (RCP), and accompanying Section 32 Evaluation Report, and recommends notification of the Proposed RCP.

**Proposed RCP**

Staff have completed the review of the Proposed RCP. Pre-consultation in accordance with clause 3 of the First Schedule of the Resource Management Act 1991 (RMA) took place during January and October 2015. Feedback, and follow-up meetings, provided a number of amendments to the Proposed RCP.

The Proposed RCP has objectives, policies, rules, and methods to manage the effects of resource use activities in the coastal marine area of the West Coast Region. It gives effect to the direction in the Proposed Regional Policy Statement, to recognise the positive effects and benefits of resource use and development that contributes to the wellbeing of people and communities, while also managing adverse environmental effects.

**Section 32 Evaluation Report**

As per clause 5 (1)(a) of the First Schedule of the RMA, an evaluation report of the Proposed RCP has been prepared in accordance with Section 32 of the Act. Council must have particular regard to the Report when deciding whether to proceed with the Proposed RCP.

The Section 32 Evaluation Report is intended to help readers understand how the Proposed RCP was developed and the rationale behind the objectives, policies and rules chosen. The report outlines, for each of the values and activity chapters, the extent to which the objectives are the most appropriate way to achieve the purpose of the Act, and whether the policies and rules are the most appropriate way to achieve the objectives having regard to their efficiency and effectiveness, and their benefits and costs. The risks associated with acting or not acting on the proposed provisions where there is uncertain or insufficient information are also noted where appropriate.

**Notifying the Proposed Regional Coastal Plan**

The Council can now publicly notify the Proposed RCP, in accordance with Clause 5 of the First Schedule. It is suggested to notify the Plan on 25 January 2016, to avoid the holiday period. When the Proposed RCP is publically notified, a public notice inviting submissions will be placed in the three main West Coast newspapers and the Christchurch Press. A copy of the public notice, the Proposed RCP and the Section 32 Evaluation Report will be made available at the main public libraries of the region. Copies of the documents will also be available on the Council website.

**RECOMMENDATION**

*That Council approve the Proposed Regional Coastal Plan for public notification on 25 January 2016, and the accompanying Section 32 Evaluation Report, in accordance with Section 5 of the First Schedule of the Resource Management Act.*

Michael Meehan  
**Planning and Environmental Manager**



**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Resource Management Committee Meeting – 8 December 2015  
Prepared by: Lillie Sadler, Policy Analyst  
Date: 23 November 2015  
Subject: **PCE report on Sea Level Rise**

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**Parliamentary Commissioner for the Environment's second report on Sea Level Rise**

The Parliamentary Commissioner for the Environment (PCE), Dr Jan Wright, has released her latest report "Preparing New Zealand for rising seas: Certainty and Uncertainty". It follows on from her report on sea level rise in November 2014, "Changing climate and rising seas: Understanding the science", which addressed the science of sea level rise. The latest report explains that sea level rise is certain, and calls on central government to take more of a leadership role in providing policy direction and guidance on this matter.

During this investigation, NIWA was commissioned to estimate and map how much of the built environment in New Zealand is at risk from sea level rise in terms of being low-lying and close to the sea. No maps were prepared for the West Coast as no LiDAR elevation surveying data was available to formulate these maps.

Although the report looks at actions taken mostly by city or district councils to manage coastal hazards, the problems that have arisen provide useful lessons for all councils. The Kapiti and Christchurch examples of zoning hazard-prone coastal land in plans are outlined, as well as the public resistance to this due to the hastiness of the process, the lack of robust science behind the zonings, the overly precautionary approach taken, and the lack of transparency and consultation.

Some councils have looked at forms of managed retreat. The report identifies that little thinking has been done on how to implement managed retreat, except that it poses a significant financial cost. Local Government New Zealand has raised the possibility of central government creating a fund similar to that of the Earthquake Commission (EQC), to be used before rather than after a coastal hazard event, although its design and implementation raises many issues.

Dr Wright makes several recommendations to central government, including to:

- Provide policy direction and guidance on sea level rise in an NPS on natural hazards;
- Develop protocols to ensure that LiDAR elevation data is consistent across the country, and create a national repository for the data;
- Set standards for the use of IPCC sea level rise projections to achieve consistency nationally;
- Specify planning horizons that are appropriate for different types of development;
- Specify that 'best estimates' with uncertainty ranges for all parameters should be used in technical assessments of coastal hazards;
- Develop a standard process for council engagement with coastal communities;
- Specify that councils develop whole coast plans for dealing with sea level rise, and expand coastal monitoring systems to enable adaptive management;
- Establish a working group to assess and prepare for the economic and fiscal implications of sea level rise.

The report can be viewed on [www.pce.parliament.nz](http://www.pce.parliament.nz)

**RECOMMENDATION**

*That this report be received.*

Michael Meehan  
**Planning and Environmental Manager**

**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Resource Management Committee – 8 December 2015  
Prepared by: Nichola Costley  
Date: 25 October 2015  
Subject: **Environment Aotearoa 2015**

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**Purpose**

This report provides a summary of *Environment Aotearoa 2015* and its implications for Council.

**Background**

*Environment Aotearoa 2015* is a new, independent report on the overall state of New Zealand's environment. Produced by Statistics New Zealand and the Ministry for the Environment, in the 'spirit' of the new Environment Reporting Act 2013, it focuses on five key areas: air, atmosphere and climate, fresh water, land and marine. Biodiversity is also included as it is a relevant to all of these sections.

The report is intended to provide independent, accurate and credible information about the country's environment and trends to establish where things are getting better or where problems are emerging. It is to assist communities, central and local government, iwi and business to identify how activities affect the environment and to make choices on how to manage or use resources. It will also identify where there is a lack of information so further resourcing can be directed into areas that more needs to be known about.

**Positive Trends and Environmental Pressures at a National Level**

At a national level there are some positive trends occurring. The clarity of water has improved, fishing practices are better, and some harmful air emissions are reducing.

Environmental pressures include:

- The increase in greenhouse gas emissions and the amount of carbon dioxide in our atmosphere;
- Sea level rise and ocean acidity;
- Decline in diversity and conservation status of some indigenous species;
- Worsening water quality in rivers that run through intensively used land; and
- More than three quarters of soils under dairy farms badly affected by compaction.

**Future Reporting and Information Gathering**

Some of the areas reported on have more information and supporting data than others. Over time it is anticipated that there will be a more comprehensive range of environmental statistics and supporting information in each report. All data used must meet Statistic New Zealand's data quality criteria.

It is intended that an Environment Aotearoa 'whole of environment' report will be published every three years, and a report on one area, as identified above, every six months from mid-2016. The next environmental report will be on fresh water in mid-2016, followed by marine (in October 2016).

The Government will consult on which topics will be included in future reports, likely to be later in 2015. These topics will be set in regulation under the new Environmental Reporting Act.

**Implications for Council**

The information provided in the report is generally very broad and does not delve down into regional specifics. Mention of the West Coast is limited; reference to Reefton, identified as one of a number of air sheds; the quantity of wetland remaining in the region in comparison to others; and the propensity of soil erosion which is a result of natural processes, unlike in other regions where it is an outcome of land development.

Links within the document provides further statistical information, but this is limited in its detail as to area or region. The most informative further information is the reference to the LAWA site where the region's water quality trends can be viewed at individual sites.

While the report provides a useful general state of environment summary for New Zealand as a whole, it does not provide any information or data that necessitates further work or investigation by this Council.

**Recommendation**

*That Council receive this report.*

Michael Meehan  
**Planning and Environmental Manager**

**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Resource Management Committee Meeting – 8 December 2015  
 Prepared by: Lillie Sadler, Policy Analyst  
 Date: 23 November 2015  
 Subject: **Feedback on LGNZ position on RMA Reforms**

Responses to Local Government New Zealand views on upcoming Resource Management Act reforms

As reported at the November 2015 Resource Management Committee meeting, Local Government New Zealand (LGNZ) sought feedback from councils on a number of changes that they consider should be made to the Resource Management Act 1991 (RMA). A draft response was circulated to Councillors for their comment on 12 November 2015, no changes were made, and the feedback was forwarded to LGNZ on 13 November. In summary, most of the changes suggested by LGNZ are supported. The following table shows the points proposed by LGNZ that are the most relevant to this Council, and Council's response:

<b>LGNZ's proposed position or question on changes to the RMA</b>	<b>Reason/comment</b>
Over-arching national direction is needed, this would set the direction for NPS's and NES's.	Partly Agree. If such overarching direction is developed, these documents need to allow for some flexibility where appropriate. NPS's and NES's should be road tested before becoming operative.
Priorities for national direction are <i>water and natural hazards</i> .	Agree that natural hazards should be a priority for national direction. This is becoming a core work area on the West Coast in terms of flooding, wind events, coastal erosion, and earthquake risk.
Amend section 106 to:.... c) require the consent authority to refuse consent if there will be a significant increase in the risk associated with any natural hazard; and d) extend the scope to include land use consents issued by regional councils.	Concerned about c) and d) implemented together, if there is not flexibility included in c). Suggest that other wording be used instead of "require", to give flexibility for different types of hazard risk, and to enable reasonable land use to continue.
Should the ability to appeal to the Environment Court be removed for all council initiated RMA plan/policy change processes?	Yes, agree. In recent Plan appeals the Environment Court has made decisions which have large ramifications for landowners who were unaware this was contemplated when reading the original draft planning document. Removing the appeal process retains more transparency in the planning process, not to mention a reduction in costs, both financially and in time.
Where recourse to the Environment Court is removed should the use of independent commissioners be prescribed - in part? In full?	Use of independent commissioners should not be prescribed. They are not accountable to the areas or community for which they represent. They may not have a firm grasp on the local issues, apart from what is presented to them. Determining whether an independent commissioner is to be used should be a decision made of the Council dependent on the level of knowledge and understanding of the matter to be heard.
Should councils continue to have the choice about the make-up of the panel and the ability to include elected members?	Yes, provided that panel members are accredited (Making Good Decisions training). This provides further certainty on the ability of elected members to make sound decisions on behalf of, and for the benefit of, their communities.
Amend section 36 to provide flexibility in the charging regime to match the range of RMA functions listed in Section 36.	Agree.

**RECOMMENDATION**

*That the report is received.*

Michael Meehan  
**Planning and Environment Manager**

# 5.1.6

## **THE WEST COAST REGIONAL COUNCIL**

Prepared for: Resource Management Committee Meeting 8 December 2015  
 Prepared by: Emma Chaney, Senior Resource Science Technician  
 Date: 24 November 2015  
 Subject: **BATHING BEACH WATER QUALITY SAMPLING UPDATE**

The West Coast Regional Council carries out regular sampling for faecal indicator bacteria (*E.coli* or Enterococci) at popular contact recreation sites over the summer period, from November through to March. Sampling is currently undertaken at 21 locations, twice per month. The table below presents the results of sampling carried out so far this summer.

SITE:	Nov	Nov
Carters Beach at campground beach access	😊*●	😊*●
North Beach at tip head road steps	😊*●	😊*●
Buller River at Shingle Beach	😊*●	😊*●
Buller River at Marrs Beach	😊*●	😊*●
Orowaiti lagoon @ Picnic area	😊*●	😊*●
Rapahoe Beach at end of Statham St	😊*●	😊*●
Seven Mile Creek at SH6 Rapahoe	😊*●	😊*●
Nelson Ck at Swimming Hole Reserve	😊*●	😊*●
Grey River at Taylorville Swimming Hole	😊*●	😊*●
Cobden Beach at Bright Street West end	😊*●	😊*●
Blaketown Beach at South Tiphead	😊*●	😊*●
Lake Brunner at Cashmere Bay Boat Ramp	😊*●	😊*●
Lake Brunner at Iveagh Bay	😊*●	😊*●
Lake Brunner at Moana	😊*●	😊*●
Karoro Beach at Surf Club	😊*●	😊*●
Hokitika Beach at Hokitika	😊*●	😊*●
Kaniere River at Kaniere Kokatahi Rd	😊*●	😊*●
Lake Mahinapua at Shanghai Bay	😊*●	😊*●
L. Kaniere @ Sunny Bight jetty	😊*●	😊*●
L. Kaniere @ Hans Bay boat ramp	😊*●	😊*●
L. Kaniere @ Hans Bay jetty	😊*●	😊*●

Rainfall past 24hrs	Rainfall past week		E. coli / Ent results	
*	●	0-10 mm	😊	< 260 E. coli; < 140 Ent
*	●	10-30 mm	😊	260-550 E. coli; 140-280 Ent
*	●	30-60 mm	😞	> 550 E. coli; > 280 Ent
*	●	>60 mm		Not sampled.

### **RECOMMENDATION**

*That the report is received*

Michael Meehan  
**Planning and Environment Manager**

**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Resource Management Committee  
 Prepared by: Karen Glover - Consents & Compliance Administration Officer  
 Date: 25 November 2015  
 Subject: **CONSENTS MONTHLY REPORT**

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**CONSENTS**

No Consents Site Visits were undertaken between 29 October and 24 November 2015.

**Non-Notified Resource Consents Granted 29 October – 24 November 2015**

<b>CONSENT NO. &amp; HOLDER</b>	<b>PURPOSE OF CONSENT</b>
RC-2015-0028 Paul Steegh Contracting Ltd	To undertake earthworks (including rock removal) associated with quarrying at Inangahua Junction.
RC-2015-0124 Birchfield Minerals Ltd	To undertake earthworks associated with alluvial gold mining within MP 60043, Nelson Creek.  To disturb the bed of Nelson Creek and its tributaries within MP 60043 associated with water diversion.  To divert the flow of Nelson Creek and its tributaries within MP 60043 associated with alluvial gold mining.  To take and use water for alluvial gold mining activities within MP 60043.  To discharge sediment-laden water to land in circumstances where it may enter water, namely Nelson Creek and its tributaries associated with alluvial gold mining within MP 60043.  To discharge sediment-laden water to water namely Nelson Creek and its tributaries associated with alluvial gold mining within MP 60043.
RC-2015-0135 Clinton Mawson	To disturb the foreshore within Mining Permit 55472 for the purpose of undertaking black sand (gold) mining at Ianthe Beach.  To take black sand from the Coastal Marine Area within Mining Permit 55472 for the purpose of undertaking black sand (gold) mining at Ianthe Beach.  To take and use water for black sand (gold) mining activities within Mining Permit 55472 at Ianthe Beach.
RC-2015-0145 GR & AJ Wilkins	To undertake earthworks and vegetation clearance within the Greymouth Earthworks Control Area, Greymouth.
RC-2015-0150 Department of Conservation	To disturb the bed of the Waiho River to construct diversion channels and boardwalks.  To divert water, Waiho River.
RC-2015-0151 Westco Lumber Ltd	To discharge contaminants to air associated with abrasive blasting, Ruatapu.

RC-2015-0152 Von Ah Holdings Ltd	To discharge treated dairy effluent to land from a dairy shed (DS) where it may enter surface water (Duncan Creek) and groundwater near DS242, Kowhitirangi.
RC-2015-0154 Westpower Ltd	To disturb the bed of the Crooked River to undertake protection works (rock armouring around power poles).  To permanently divert water in the Crooked River from protection structures.
RC-2015-0155 R & A Ianchici	To discharge treated onsite sewage wastewater to land at the Arahura Valley on Lot 2 DP 3480.
RC-2015-0156 DC & LMP Newton	To discharge treated onsite sewage wastewater to land at Cobden on Lot 2 DP 392509
RC-2015-0158 Craig Pizzato	To discharge treated onsite sewage wastewater to land at Paroa on Lot 8 DP 2447.

Changes to and Reviews of Consent Conditions granted 29 October – 24 November 2015

<b>CONSENT NO, HOLDER &amp; LOCATION</b>	<b>PURPOSE OF CHANGE/REVIEW</b>
RC07102-V3, RC10186-V1 & RC10194-V1 Roa Mining Company Ltd	To change reporting date associated with a coal mining Annual Work Plan, Roa Mine.
RC09028-V5 Solid Energy New Zealand Ltd	To remove monitoring site MI-F4, Millerton, Stockton Mine.
RC13050-V1 Hau Hau Gold Ltd	Change conditions relating to the area of disturbance and bond quantum for a gold mining operation at Quinns Terrace.

Notified or Limited Notified Resource Consents granted 29 October – 24 November 2015

<b>CONSENT NO, HOLDER &amp; LOCATION</b>	<b>PURPOSE OF CHANGE</b>
RC09031-V4 Henry Adams Contracting Ltd	To change conditions relating to the maximum unrehabilitated gold mining area, Houhou Creek area.
RC13074 Henry Adams Contracting Ltd	To disturb the bed of Houhou Creek for the purposes of diversion associated with alluvial gold mining.  To divert water within Houhou Creek.
RC-2015-0017 Wealthy Land Mining Ltd	To disturb the foreshore within Mining Permit 57226 for the purpose of undertaking black sand (gold) mining at Waimea - Awatuna.  To take black sand from the Coastal Marine Area within Mining Permit 57226 for the purpose of undertaking black sand (gold) mining at Waimea - Awatuna.
RC-2015-0030 Alluvial Mining (No.2) Ltd	To take and use water for black sand (gold) mining activities within Mining Permit 57226 at Waimea - Awatuna.  To undertake earthworks associated with alluvial gold mining activities at Scandinavian Hill, Stafford and within MP 55710.

To take and use surface water from German Gully or its tributaries for the purposes of alluvial gold mining activities at Scandinavian Hill, Stafford and within MP 55710.

To take and use ground water for the purposes of alluvial gold mining activities at Scandinavian Hill, Stafford and within MP 55710.

To discharge sediment-laden water to land in circumstances where it may enter water, namely German Gully at Stafford associated with gold mining within MP 55710.

To discharge sediment-laden water to water, namely German Gully and its tributaries associated with gold mining within MP 55710.

### Notified Consents Updates

The submission period for the Westland District Council's application for the continued operation of the Hokitika Sewage Oxidation Ponds closed on 10 November 2015. At the close of the submission period, six submissions had been received – one in support, one neutral and four in opposition. Five submitters wish to be heard in regard to their submissions. Concerns regarding the odour discharge drew the most opposition from parties.

### Public Enquiries

33 written public enquiries were responded to during the reporting period. 28 (85%) were answered on the same day, and the remaining 5 (15%) the following day. No LGOIMA requests were responded to, all within the required timeframe.

## **RECOMMENDATION**

*That the December 2015 report of the Consents Group be received.*

Chris Ingle  
**Chief Executive**



Prepared for: Resource Management Committee – 8 December 2015  
 Prepared by: Colin Helem - Senior Compliance Officer  
 Date: 25 November 2015  
 Subject: **COMPLIANCE & ENFORCEMENT MONTHLY REPORT**

**Site Visits**

A total of 120 site visits were undertaken during the reporting period, which consisted of:

Activity	Number of Visits
Resource consent monitoring	69
Mining compliance & bond release	20
Complaint Related	16
Dairy Farm	15

Out of the 120 total site visits for the reporting period, 107 visits were compliant, 13 visits were non-compliant.

• **Mining visits**

Gold Mining: Nine alluvial gold mining inspections were carried out during the month. Two of these inspections resulted in enforcement action.

Coal Mining: Eleven coal mining inspections were carried out during the month.

• **Dairy Farms**

Fifteen dairy farm inspections were carried out. Three farms were non-compliant, due to minor issues.

• **Whitebait**

Inspections on the Taramakau, Hokitika, Haast, Okuru, Waiatoto and Little Wanganui Rivers were undertaken during the reporting period. Post season inspections will be undertaken in the next few weeks to ensure that stand holders have removed all of their stands and associated equipment from the river beds.

**Complaints/Incidents between 29 October & 25 November 2015**

The following 15 complaints/incidents were received during the reporting period:

Activity	Description	Location	Action/Outcome	INC/Comp
Discharge to water	Complaint regarding a minor diesel spill which entered a storm drain and discharged into the Grey River.	Greymouth	The site was investigated and remedial action was undertaken to mitigate the spill. The operator was issued with a formal warning for the discharge.	Complaint
Discharge to water	Compliance staff found a creek running discoloured with gold mining sediment.	Grey Valley	The site was investigated and the operator was required to undertake remedial work. Enforcement action was undertaken.	Incident
Earthworks	Complaint regarding the construction of a protection wall within 50 metres of the Coastal Marine Area.	Granity	Site investigated and established that the earth works undertaken were minor. The person responsible was required to obtain resource consent as it was not covered by permitted activity rules.	Complaint
Discharge to air	Complaint regarding the discharge of spray to a neighbouring property.	Reefton	Enquiries were carried out and established the neighbour was ground spraying round up and there was no breach of Regional Rules.	Complaint
Discharge to water	Complaint regarding the discharge of a milky substance to the Hokitika River.	Hokitika	The site was investigated and the complaint was unsubstantiated.	Complaint

Activity	Description	Location	Action/Outcome	INC/Comp
Discharge to water	Complaint received that a storm water drain contained sewerage.	Rimu	The site was investigated and the complaint was unsubstantiated.	Complaint
Discharge to water	Complaint received that dead eels were located in Cats Creek.	Westport	The site was investigated and 22 dead eels were located along a section of the creek. Samples were obtained of a discharge from a site nearby. Enquiries are ongoing.	Complaint
Discharge to water	Complaint regarding Waimea Creek discoloured with sediment.	Waimea	The site was investigated and the complaint was unsubstantiated.	Complaint
Earthworks	Complaint received about a digger operating within a scheduled wetland.	Ross	The site was investigated and it was found that the work was undertaken along the boundary of the wetland. The operator was required to cease any further work.	Complaint
Discharge to water	Complaint regarding the New River discoloured with sediment.	Marsden	The site was investigated and the complaint was unsubstantiated.	Complaint
Discharge to air	Complaint regarding the odour from a septic tank	Kaiata	The site was investigated and the complaint was unsubstantiated.	Complaint
Earthworks	Complaint that recent earth works have opened up a drain which the complainant is concerned will cause flooding to their property.	Cameron's	The site was investigated and the complaint was unsubstantiated.	Complaint
Stock access to water	Complaint that there were cows in a creek pugging the bank and baleage wrap.	Harihari	The site was investigated and the complaint was unsubstantiated.	Complaint
Gravel Extraction	Complaint regarding gravel extraction from Bullock Creek may cause erosion.	South Westland	Enquiries are ongoing	Complaint
Flood protection work	Complaint regarding the construction of a rock spur that may be unconsented.	Taipo	Enquiries are ongoing	Complaint

### **Formal Enforcement Action**

One formal warning was issued during the reporting period:

Activity	Location
Diesel spill as a result of mechanical repairs to equipment	Greymouth

Three Infringement Notices were issued during the reporting period:

Activity	Location
Gold Mining: discharge of sediment laden water	Grey Valley
Gold Mining: one notice for discharge of sediment laden water, and a second notice to the same operator for breaching an abatement notice.	Waimea

One Abatement Notice was issued during the reporting period:

Activity	Location
Truck Wash Facility: cease the discharge of contaminants.	Westport

### **Mining Work Programmes and Bonds**

The Council received the following work programmes during the last reporting period. One work programme requires a site visit for final approval, with the second work only recently received.

<b>Date</b>	<b>Mining Authorisation</b>	<b>Holder</b>	<b>Location</b>
30/10/2015	RC11117	Amalgamated Mining	Notown
25/11/2015	RC12212	Rothera	Camerons

The following bond is recommended for **release**:

<b>Mining Authorisation</b>	<b>Holder</b>	<b>Location</b>	<b>Amount</b>
RC03181	Jasper	Marsden	\$3,000

### **RECOMMENDATION**

1. *That the December 2015 report of the Compliance Group be received.*
2. *That the bond for RC03181 is released.*

Michael Meehan  
**Planning and Environmental Manager**

# **COUNCIL MEETING**

## THE WEST COAST REGIONAL COUNCIL

Notice is hereby given that an **ORDINARY MEETING** of the West Coast Regional Council will be held in the Offices of the West Coast Regional Council, 388 Main South Road, Greymouth on **Tuesday, 8 December 2015** commencing on completion of the Resource Management Committee Meeting

A.J. ROBB  
CHAIRPERSON

C. INGLE  
CHIEF EXECUTIVE OFFICER

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<u>AGENDA NUMBERS</u>	<u>PAGE NUMBERS</u>	<u>BUSINESS</u>
<b>1.</b>		<b>APOLOGIES</b>
<b>2.</b>		<b>PUBLIC FORUM</b>
<b>3.</b>		<b>MINUTES</b>
	1 – 3	3.1 Minutes of Council Meeting 9 November 2015
<b>4.</b>		<b>REPORTS</b>
	4	4.1 Report on Engineering Operations
	5 – 44	4.1.2 Rating District Liaison Meetings Report
	45 – 47	4.2 Corporate Services Manager's Report
	48	4.2.1 Schedule of Meeting Dates for 2016
<b>5.</b>	49	<b>CHAIRMAN'S REPORT</b>
<b>6</b>	50	<b>CHIEF EXECUTIVE'S REPORT</b>
<b>7.</b>		<b>GENERAL BUSINESS</b>

1

**MINUTES OF THE MEETING OF THE COUNCIL HELD ON 9 NOVEMBER 2015,  
AT THE OFFICES OF THE WEST COAST REGIONAL COUNCIL, 388 MAIN SOUTH ROAD,  
GREYMOUTH, COMMENCING AT 12. 55 P.M.**

**PRESENT:**

A. Robb (Chairman), P. Ewen, P. McDonnell, T. Archer, A. Birchfield, N. Clementson

**IN ATTENDANCE:**

C. Ingle (Chief Executive Officer), R. Mallinson (Corporate Services Manager), M. Meehan (Planning & Environmental Manager), T. Jellyman (Minutes Clerk)

**1. APOLOGIES:**

(Birchfield / McDonnell) *That the apology from Cr Challenger be accepted.*

*Carried*

**2. PUBLIC FORUM**

There was no public forum.

**3.1 CONFIRMATION OF MINUTES**

**Moved** (McDonnell / Ewen) *that the minutes of the Council Meeting dated 20 October 2015, be confirmed as correct.*

*Carried*

**Matters arising**

Cr Archer asked M. Meehan for when public consultation is likely to take place for the Buller Flood Committee. M. Meehan advised that he has not yet firmed up a date for this.

Cr McDonnell asked for an update on the Hokitika River mouth and the public meeting held at Neils Beach. M. Meehan advised that Murray Hicks from NIWA, three NIWA colleagues and one colleague from Italy inspected the Hokitika River mouth, coastal hazards areas along the Westland area and then visited Neils Beach. This was visit timed in with their annual inspections in these areas. M. Meehan stated that regarding Hokitika River mouth it was felt that there is no immediate risk from flooding and if there was a medium scale flood event it wouldn't be enough to cause back up. M. Meehan stated that he is awaiting NIWA's reports from these visits. He stated that NIWA are looking at whether sediment transfer and what is impacting on the area around Sunset Point. M. Meehan asked NIWA to look at whether a cut would help with the sediment transfer and help build up the Sunset Point beach area. NIWA advised that a cut might help and this could be done after the whitebait season.

M. Meehan advised that he met with the Neils Beach community at Labour weekend; around 30 people attended this meeting. He stated that there is a high interest in what is happening in this area with property owners understanding the issues and having a good grasp on what could be done. They are also aware of the costs involved, what has been done so far and what should be done in the future. They were receptive to NIWA looking into this area for them and were receptive to relocation options as well. M. Meehan advised the NIWA reports are expected at the end of this month, a further meeting with the Neils Beach community will then be arranged. He stated he is expecting a good report with options that the community will be receptive to.

**CONFIRMATION OF MINUTES OF EXTRAORDINARY COUNCIL MEETING**

**Moved** (Archer / McDonnell) *that the minutes of the Extraordinary Council Meeting dated 2 November 2015, be confirmed as correct.*

*Carried*

**REPORTS:**

R. Mallinson spoke to this report and advised that this is the quarterly financial report up to the 30<sup>th</sup> of September. He advised that total revenue was \$2.4M and total expenditure was just under \$2.8M which resulted in a deficit of \$371,000. R. Mallinson reported that the Investment Portfolio declined in value by \$120,000 during September but it has increased by \$195,000 during October.

R. Mallinson reported that annual consent fee of \$55 which was established in the 2015 / 2025 Long Term Plan will bring in around \$100,000 which was budgeted. He stated that billing will commence in January.

R. Mallinson answered various questions from Councillors. R. Mallinson advised that traditionally this council has used the Grey District Council Electoral Officer as its Electoral Officer. He stated that this is a shared service which has worked well over a long period of time. R. Mallinson advised that Mr O'Connell's successor is Kathryn Ruddle, a staff member from Grey District.

**Moved** (Archer / Clementson)

1. *That this report be received.*
2. *That Kathryn Ruddle is appointed as the West Coast Regional Council Electoral Officer.*

*Carried*

#### **4.2.1 SCHEDULE OF MEETING DATES FOR 2016**

R. Mallinson spoke to this report and took it as read.

**Moved** (Archer / Birchfield) *That Council adopts the 2015 Schedule of Meeting Dates.*

*Carried*

#### **5.0 CHAIRMANS REPORT**

The Chairman spoke to his report. He attended the three rating district meetings in his constituency along with the Ospri Annual General meeting.

**Moved** (Robb / Ewen) *That this report is received.*

*Carried*

#### **6.0 CHIEF EXECUTIVE'S REPORT**

C. Ingle spoke to his report. He stated that attended some of the annual rating district meetings and noted the Greymouth Joint Floodwall meeting will follow today's Council meeting at 3 pm.

C. Ingle met with Sandra Preston, Chief Executive of the Local Government Commission to discuss the unitary council matter. S. Preston has now met with the two proponents of this and she will attend the next Mayors and Chairs forum to discuss this further.

C. Ingle reported that he will be attending training to become a Civil Defence Controller. He will also attend the SOLGM Summit.

He answered questions from Councillors. Discussion took place on rating classifications for the Hokitika Seawall.

**Moved** (Archer / McDonnell) *that this report is received.*

*Carried*

#### **GENERAL BUSINESS**

There was no general business.

The meeting closed at 1.20 p.m.

.....  
Chairman

.....  
Date



**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Council Meeting – 8 December 2015  
 Prepared by: Wayne Moen – Senior River Engineer and Paulette Birchfield – Engineer  
 Date: 23 November 2015  
 Subject: **ENGINEERING OPERATIONS REPORT**

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**WORKS COMPLETED AND WORKS TENDERED FOR****Waitangitaona Rating District**

Maintenance work involving the placement of 1,384 tonnes of rock has been completed by MBD Contracting at a cost of \$27,680 (GST Exclusive).

**Lower Waiho Rating District**

This maintenance work involving 2,000 tonnes of rock has been completed by MBD Contracting Ltd at a cost of \$31,325 (GST Exclusive).

**Raft Creek Rating District**

This maintenance cleanout work has been completed by John Dimmick Contracting at a cost of \$865 (GST Exclusive)

**Buller River Flood Working Group**

A communications plan has been drafted, to outline how Council will engage with the Westport community, following the work of the Buller River Flood Working Group.

The plan focusses on communicating the work undertaken to date through drop in sessions, displays at key locations throughout the town and opportunities to interact with staff and elected members on the work to date. The opportunities would attempt to capture as wide an audience as possible, allowing drop in information sessions during the day and night is essential.

It is planned to commence this consultation in February 2016 and allow 3 months to communicate with the community through the various avenues. Following this period a report would be submitted to Council with recommendations as to the next appropriate steps.

**Quarries**

Quarry	Rock Available	Emergency Stockpile
Blackball	1,650	0
Camelback	17,803	0
Inchbonnie	12,481	0
Kiwi	3,592	0
Whataroa	4,866	0
Okuru	0	0

**RECOMMENDATION**

*That the report is received*

Michael Meehan  
**Planning and Environment Manager**

# 4.1.2

## THE WEST COAST REGIONAL COUNCIL

Prepared for: Council Meeting – 8 December 2015  
Prepared by: Michael Meehan – Planning and Environment Manager  
Date: 25 November 2015  
Subject: **Rating District Liaison Meetings Report**

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### **Purpose**

The purpose of this report is to provide the minutes from the annual round of Rating District Liaison meetings.

### **Meetings**

Eleven meetings were held in 2015, the minutes from these meetings are attached to this report.

### **RECOMMENDATION**

- 1. That the report is received.*
- 2. That the rate strikes recommended by placed in the next Annual Plan.*

Michael Meehan  
**Planning and Environment Manager**

## THE WEST COAST REGIONAL COUNCIL

### MINUTES OF THE ANNUAL MEETING OF THE LOWER WAIHO RATING DISTRICT HELD AT THE MUELLER COMPLEX, FRANZ JOSEF ON 21 OCTOBER 2015, COMMENCING AT 11.03 AM.

#### PRESENT

C. Brooks, L. Richards, R. Molloy, L. Molloy, R. Richards, N. L. K & D. Frendrup, P. Halford

#### IN ATTENDANCE

West Coast Regional Council  
P, McDonnell (Councillor), S. Challenger (Councillor)  
M. Meehan, W. Moen, T. Jellyman (Staff)

#### APOLOGIES

#### BUSINESS

Cr Challenger opened the meeting and welcomed those present.  
He introduced himself and the Council staff.

**Moved:** *"That the minutes of the previous Annual Meeting held on 14 November 2014, be adopted as a true and correct record of that meeting."*

*R. Richards / R. Molloy - Carried*

#### MATTERS ARISING

There were no matters arising.

#### FINANCIAL REPORT

M. Meehan presented the financial statements for the financial period ending 30 June 2015. He advised that the opening was just -\$13,702.14 (in deficit) and the closing balance is \$13,501.09. M. Meehan advised there has been a small amount of maintenance costs incurred. M. Meehan advised that there is \$10,000 allowed for minor maintenance works. The closing balance is \$13,702.14.

#### WORKS REPORT

W. Moen presented the detailed works report, which covered the 12-month period; 1 July 2014 to 30 June 2015. He reported that \$9,625 worth of works was carried out during the reporting period.

R. Molloy stated that he did not authorise the spending of \$60,000+, he stated that he does not have the authority to authorise works. R. Molloy stated that this work is as a result of the undermining of the stopbank at Milton and Others stopbank and this work is unavoidable. R. Molloy stated that his role as spokesperson is to liaise with council staff prior to work being undertaken. Cr Challenger stated that it is important that these schemes are maintained as if maintenance is not carried out it will cost the rating district in the long term.

W. Moen reported that he carried out an inspection in August 2015 and \$37,000 worth of works were identified, this includes \$10,000 for unforeseen maintenance.

## **RATES 2016 / 2017**

Cr Challenger advised that the recommended rate strike is \$84,000. M. Meehan advised that this amount includes the loan that the rating district is paying off. He advised that the prudent reserve for this rating district is \$120,000. M. Meehan advised that at the start of the 2016 / 17 financial year the balance in the rating district account is likely to be \$63,000. He advised that it would be good to build the account up to the prudent reserve figure. It was agreed that the rate strike would be \$84,000.

L. Richards asked what happens if someone sells their farm before the loan is paid off. M. Meehan responded that the buyer would continue to pay the rates that the seller is paying, the rates are linked to the property not the person.

## **ELECTION OF OFFICERS**

T. Jellyman read out the names of the present committee. Cr Challenger asked if anyone has left the area of if anyone present would like to come onto the committee.

**Moved:**        ***"That the present committee is all those present namely:***

***Lee Frendrup  
Neil Frendrup  
Lorraine Richards  
Robin Richards  
Chris Brooks  
Richard Molloy  
Peter Halford  
John Stone  
Peter Dennehy  
Dean Frendrup  
K. Frendrup or the 2015 / 2016 financial year."***

Discussion took place on the election of spokesperson. R. Molloy stated that he would be prepared to stand again. He stated there is no personal gain involved for him but he would like back up from councillors on this matter. L. Molloy stated that R. Molloy does not do anything without consulting R. Richards. M. Meehan stated that he has found R. Molloy to be very good in this role. M. Meehan stated that ultimately all decisions are made by council but with regard to the spokesperson role, it is important to have someone who is on the ground, who checks areas of concern after flood events and informs council of what is happening. M. Meehan stated that the comments made about this role were made by someone who is not a ratepayer in this rating district.

**Moved:**        ***"That R. Molloy is elected as the spokesperson for the 2015 / 2016 financial year."***

*L. Richards / P. Halford – Carried*

**Moved:**        ***"That Robin Richards be elected as the deputy spokesperson for the 2015 / 2016 financial year."***

*L. Richards / P. Halford – Carried*

## **Cross Section Report**

W. Moen stated that the Waiho River cross sections were resurveyed in January 2015. He stated that gravel has been moving down through the system with areas building up and areas which are cutting down. His main concern is a large slug of gravel around the moraine area which has a huge influence on the pattern of the river in this area. This will place pressure on the Milton

and Others stopbank in subsequent years. W. Moen stated that a careful eye will be kept on this area. He answered questions from the meeting.

## **GENERAL BUSINESS**

R. Richards stated that it is very important to keep the back channel of the Waiho River clear, as this is good back up during a flood event.

R. Richards asked if there has been any progress with the rock on the Frendrup land. M. Meehan responded that the rock that G. Condon has pointed out is within the permit area that council has but the rock on N. Frendrup's land has not been looked at yet. N. Frendrup confirmed that the rock is on his land and would be accessible via the riverbed. M. Meehan asked N. Frendrup if this rock could be used for the current job that is being done. M. Meehan advised that all land that is administered by DoC south of Whataroa falls in the world heritage area irrespective of whether or not it is riverbed or stewardship or rough grazing land. He stated that the Prime Minister announced on TV that there would be no mining on world heritage areas and this had immediate effect of any permits being granted south of Whataroa. M. Meehan advised that council has had to work with Hon Simon Bridges to renew its existing permit at the Okuru quarry. The Minister has stated that they will not be granting any new permits. M. Meehan stated that if the rock source is on private land then there shouldn't be any issues. He stated that the Ministry considers quarrying to be mining and anything that a minerals permit is required for, then this is considered mining. Council has inquired whether this impacts on gravel takes, and was advised that permits for gravel takes on riverbeds are not required. Discussion took place. M. Meehan advised local DoC staff have been very good to work with and the directive regarding quarrying and mining has come from Wellington.

A speaker asked if there was a plan for the extension to the Rubbish Dump bank. W. Moen stated that there is a resource consent in place to allow for a series of rock spurs to be put in should the river change course. R. Richards stated that if rock is taken from the Frendrup property then some of this rock should be used to protect their property. R. Molloy stated that he was in the helicopter with council staff when this rock was inspected, and DoC GPS'd this area. M. Meehan advised that council has a resource consent on behalf of the rating district to get rock from the groynes in the river and there is also a consented area that may be expanded out to include the whole riverbed so that these floaters can be retrieved. M. Meehan advised that if someone from the rating district wants to get rock then they can work under this resource consent.

L. Richards asked what is happening with money the money that is in the Canavans Knob rating district account. It was noted that this rating district has been in abeyance for several years now. M. Meehan advised that there is around \$25,000 in this account. He advised that council is waiting to see what happens with the Franz Josef Working Group as there could be changes to rating districts in the future. M. Meehan advised that some of the people that were in the Canavans Knob rating district are now in this rating district and some are not in a rating district. M. Meehan advised if there was a desire from the community then council would consider releasing these funds.

M. Meehan advised that a public meeting was held and from this meeting, eight representatives were elected from the community to form the working group. He stated that is a diverse group with members of the business community, local community, representatives from NZTA, DoC, Westland District Council and himself representing the regional council. M. Meehan explained the function of the working group and advised that the representatives were elected by the community. He stated that the river is one out of about 12 strands of work that the working group is looking at. This council and NZTA are the joint leaders on this. M. Meehan stated that there have only been two meetings held to date. M. Meehan advised that he feels it is timely that a report was taken to council to ascertain where to from here with the Canavans Knob rating district. M. Meehan advised that the money would be distributed back to the people that were in the Canavans Knob rating district originally and the rating district would then be disbanded. M.

Meehan advised that the reason Canavans Knob was put into abeyance was because NZTA had put the stopbank along the road. He stated that NZTA are committed to keeping the road open and maintaining the road.

A speaker asked if Rayward Aviation Holdings Ltd is in this rating district. This was confirmed.

There being no further business, the meeting closed at 11.50 a.m.

**ACTION POINT:**

- M. Meehan to present an options report to Council on the disbanding of the Canavans Knob rating district.

**THE WEST COAST REGIONAL COUNCIL**

**MINUTES OF THE ANNUAL MEETING OF THE  
FRANZ JOSEF RATING DISTRICT  
HELD AT THE MUELLER COMPLEX, FRANZ JOSEF  
ON 21 OCTOBER 2015, COMMENCING AT 1.14 PM.**

**PRESENT**

G. Gibb, L. Skinner, D. Ferguson, P. York, R. Bungeruth, I. Hartshorne, C. Roy, M. Jurisich

**IN ATTENDANCE**

West Coast Regional Council  
P. McDonnell (Councillor), S. Challenger (Councillor)  
M. Meehan, W. Moen, T. Jellyman (Staff)

**APOLOGIES**

M. Williams, C. Brooks, K. Gibb, G. Molloy, W. Costello, K. Smith

**Moved:** *That the apologies be accepted*

*I. Hartshorne / G. Gibb*

**BUSINESS**

Cr McDonnell opened the meeting and welcomed those present.  
He introduced himself and the Council staff.

He advised that the minutes of the confidential meeting were discussed. Copies were passed around to those present.

**Moved:** *"That the minutes of the previous Annual Meeting held on 11 November 2014, be adopted as a true and correct record of that meeting."*

*I. Hartshorne / D. Ferguson - Carried*

**MATTERS ARISING**

The action points were updated.

**FINANCIAL REPORT**

M. Meehan presented the financial statements for the financial period ending 30 June 2015. He advised that following on from the confidential portion of the 2014 annual Rating District meeting \$100,000 from the rating district funds were apportioned to the purchase of the Gateway Glacier Motels. \$335,000 was received from NZTA. \$300,000 was received from Westland District Council (WDC); this was government money from back in the early 2000's. This all went into the purchase price of \$735,000 as shown in the expenses. The closing balance is \$414,674.36 including the \$735,000 purchase of the Glacier Gateway Motels. G. Gibb stated that he thought the amount from WDC was over \$300,000. M. Meehan advised that the figure was around \$230,000 to \$240,000 this amount accrued interest and the figure is now \$302,500. M. Meehan advised this was rechecked and the \$2,500 will be put towards the demolition of the area.

## WORKS REPORT

W. Moen advised that the rating district did not carry out any works during the financial year. He stated that the work that was done was carried out on behalf of Westland District Council, Scenic Hotel Group and NZTA and Electronet Services at a cost of \$21,647.76.

W. Moen advised that as a result of the inspection carried out on 28 July 2015, the topping up of two damaged spurs on the main stopbank works were identified. W. Moen advised that at the time it was felt it would be prudent to construct a major deflector groyne at the bottom end of the stopbank to keep the river from flowing down to the helipad bank. This work is yet to be completed and is estimated to cost \$57,000 including \$20,000 allowed for unforeseen works. W. Moen advised that there is a large pile of stockpiled rock which could be used for this work. Rock prices were discussed. M. Meehan advised that this work would be put out to tender and often the prices received are very competitive.

Discussion took place on the tender process and approved contractors. M. Meehan advised that Council has a list of approved contractors, all of whom must meet the required health and safety requirements. He stated that part of the approved contractor's requirements is for the contractor to submit a health and safety plan that meets the required standard. M. Meehan advised that there are approximately 13 contractors on the list. He stated that there is no reason that a local contractor cannot get on the approved contractors list once he supplies his health and safety plan to council.

Discussion took place on the recent works identified on the north bank, downstream from the State Highway Bridge. A recent flood has caused further damage in this area and it is now a bigger job. It was felt that this job could have been done earlier by a local contractor but the contractor is not an approved contractor. Council staff have tried numerous times to assist the contractor to meet the requirements of being an approved contractor. M. Meehan advised that the Procurement Policy states that any works under \$5,000 can be done as long as two or three quotes are obtained. Any works over \$5,000 are tendered via the council tender process. M. Meehan explained that the Taramakau and Wanganui rating districts are looking at tendering their work on a one or two year basis. The work is tendered, and the contractors are informed of what work is likely to be involved for the next two years. The successful contractor gets all the work for the one or two years, they give unit prices for all the work they are going to do. This means that the rating district does not have to go through the tender process every time there is a minor job to do and there is only one contractor involved. Discussion took place on the level of pricing for tendering. It was agreed that \$5,000 per tender for this rating district is quite low. M. Meehan advised that in an emergency situation council staff can obtain verbal quotes. M. Meehan advised that a report would need to go to council to confirm that the price increase for tenders can go ahead. A speaker stated that \$30,000 is a good figure to go with for the preferred contractor. M. Meehan confirmed that quotes would still be obtained in order to make the process as competitive as possible. It was agreed that M. Meehan would send information regarding the preferred contractor and tendering of works to the spokesperson.

Discussion took place on whether or not to go ahead with the repair work to the spurs on the north bank. A speaker asked if the stopbank was still going to be extended by 200 metres. M. Meehan stated that the key issue for the rating district is the stopbank that protects the town. He stated that if a significant amount of money was to be spent then the money should go on raising the back on the north side. M. Meehan advised that NZTA want to raise the south side stopbank but this will impact on the north side stopbank. This proposal has not been finalised yet, he was hoping to have the proposal for today's meeting. M. Meehan advised NZTA that the north side of the stopbank will always be higher than the south side and if NZTA want to raise the south side stopbank then council will work with them but they will contribute to the north side raising. M. Meehan stated that costs are not yet to hand but he has been advised that NZTA will contribute to the raising of the north side as well as the south side. M. Meehan advised that he is waiting for NZTA to come up with their proposal for the south side before making definite plans for the raising of the north side of the stopbank. M. Meehan stated that the river is continuing to aggrade. A speaker asked if the bank is raised, are the spurs still required. W. Moen stated that he feels the spurs would still be required. M. Meehan stated that NZTA are committed to protecting the road and the part of the road at the 55 km corner. Extensive discussion took place. It was agreed that following today's meeting a M. Meehan would put a report up to council, and include the costings



for a 200 metre extension to the stopbank and put the feedback from today's meeting along with comments from the engineers and let council make a decision on this. M. Meehan stated that a way forward would be to get all the information into one document, then meet again with the committee and NZTA in a month's time to put all the options on the table. He stated that the prices for the extension would be to hand for this meeting. It was agreed that W. Moen would price up a 200 metre extension to the Helipad stopbank. This will then be put to council for them to make a decision on this work.

Discussion took place on stockpiles of rock. It was noted that NZTA has used the rating district stockpile of rock at different times but they have then replenished this rock. It was noted that a prudent reserve for this rating district is yet to be set. It was agreed that a decision on the proposed works (topping up of groynes) would be put on hold until the stopbank proposal is put to council.

Discussion took place on the retrieving of rock from the Waiho riverbed. M. Meehan advised that there is a resource consent in place to retrieve rock just down from Canavans Knob. A variation to this resource consent has been applied for to extend the area over the river. The area is above the bridge and past the Waiho Loop. M. Meehan advised that the Lower Waiho rating district also raised this matter at their rating district meeting today. M. Meehan advised that should contractors want to get rock out of the river for other jobs then they can work under this consent as well. It was noted that it is expensive to bring rock to Franz Josef from Whataroa. M. Meehan advised that the retrieving rock from the river could be tendered and the rating district could do this on a regular basis. He advised that this has been done before and is done on a per tonne basis. M. Meehan advised that an initial tender could be arranged with an agreed amount documented in the tender. He stated that one of the upcoming jobs could be used as a test case.

Quarries were discussed. M. Meehan updated those present on the status of local quarries. He advised that mineral permits are no longer available on DoC land. NZ Minerals Petroleum and Gas have now stopped issuing mining permits in World Heritage areas and every bit of DoC land south of Whataroa is included in the World Heritage area. Quarrying is technically mining and minerals permits are no longer issued for land in this area. M. Meehan advised that Council's CEO and Chairman have met with Hon Simon Bridges to put forward our case. They have managed to get the Okuru quarry minerals permit renewed but they will not grant any new permits.

M. Meehan advised that he and the spokesperson will set a date for the next meeting once he has confirmed NZTA's availability.

## **RATES 2015 / 2016**

M. Meehan advised the meeting that the rate strike has been set at \$100,000 which is the same as previous years. It was agreed that the rate strike would stay the same. M. Meehan agreed to work out a prudent reserve for the rating district.

## **Cross Sections**

W. Moen stated that there is a large slug of gravel which has gone through the system over that past couple of years and is now sitting around the Moraine area. This could have an impact or where the river goes, either to the north or south. He stated the cross sections are done every year and can be done as required. Discussion took place on cross sections and the history of this river over the years.

## **ELECTION OF OFFICERS**

T. Jellyman read out the names of the current members of the rating district committee. She asked if anyone had left the area. J. Arbuckle has left the area.

**Moved:** *"That the present committee, namely:*

*Chris Brooks*

*John Arbuckle*

*Chris Roy*

*Grant Gibb*

*Tim Gibb*

*Ian Hartshorne*

*Gavin Molloy*

*Peter York*

*Logan Skinner*

*be appointed as the committee for the 2015 / 2016 financial year."*

**Moved:** *"That G. Gibb be re-elected as the spokesperson for the 2015/ 2016 financial year with L. Skinner elected as deputy spokesperson."*

L. Skinner and I. Hartshorne thanked G. Gibb for the work his work as spokesperson for the rating district. M. Meehan stated that G. Gibb has been an excellent spokesperson and has been the "eyes on the ground" for the rating district. M. Meehan stated that this role is very important. It was agreed that L. Skinner would be the deputy spokesperson.

### **GENERAL BUSINESS**

M. Meehan updated the meeting on the demolition of the Glacier Gateway Motels and advised that the house on this site is currently being removed. The cottages are being taken to Whataroa. Council gave the contractors until the end of the month to get this task completed. A tender will be put out at the end of this month to demolish the remains. L. Skinner asked what is likely to happen with the concrete pad in this area as this one is in a more prominent site than the others. It was agreed that gravel would be placed over the top of this concrete pad.

It was agreed that the confidential minutes would be adopted at the next meeting of the rating district.

There being no further business, the meeting closed at 2.52 p.m.

### **Action Points:**

- M. Meehan to send information regarding the preferred contractor and tendering of works to the spokesperson.
- W. Moen to price up the extension of the Helipad Stopbank and put this to Council.
- M. Meehan work out prudent reserve for rating district.

**THE WEST COAST REGIONAL COUNCIL**  
**MINUTES OF THE ANNUAL MEETING OF THE**  
**WANGANUI RATING DISTRICT**  
**HELD AT THE HARI HARI RESTROOMS**  
**ON 22 OCTOBER 2015, COMMENCING AT 11.06 AM.**

**PRESENT**

A. Campbell, J. McIntosh, R. McKenzie, M. Aynsley

**IN ATTENDANCE**

West Coast Regional Council  
P. McDonnell, (Councillor), S. Challenger (Councillor)  
M. Meehan, W. Moen, T. Jellyman (Staff)

**APOLOGIES**

L & M. Molloy, J. Stewart, J. Anderson, V. Smith.

**Moved:** *"That the apologies be accepted."*

*A. Campbell / J. McIntosh - Carried*

**BUSINESS**

Cr McDonnell opened the meeting and welcomed those present.  
He introduced himself, Cr Challenger and the Council staff.

**Moved:** *"That the minutes of the previous Annual Meeting held on 13 November 2014, be adopted as a true and correct record of that meeting."*

*A. Campbell / P. McDonnell - Carried*

**MATTERS ARISING**

Action pointes were updated. W. Moen advised that spraying would be done every two years. W. Moen advised that he has put a 20 metre peg in from the stopbank as an indicator to mark the trigger point line for erosion at the bottom end of the scheme. W. Moen investigated the resource consent for Raymond's bank. He stated that a compliance report has been done. W. Moen advised that the total length of the bank is 1400 metres in length. He stated that the top 225 metres upstream is the only section that is of a good sufficient to be incorporated into the rating district scheme, the rest of the bank is substandard and needs further work before it should be included in the rating district. W. Moen clarified that a private individual can build a structure on the river, outside of the rating district scheme, and after two years if the structure is up to standard then the rating district scheme can take over the maintenance of this structure. Discussion took place and it was agreed that this 225 metres be included in the rating district scheme.

**Moved:** *"That the 225 metres of Raymond's bank is incorporated into the rating district scheme."*

*A. Campbell / M. Aynsley - Carried*

**FINANCIAL REPORT**

M. Meehan presented the financial statements for the financial period ending 30 June 2015. He advised that just over \$100,000 came into the account from rates and interest. M. Meehan reported

that just under \$130,000 was spent on works and other expenses. The closing balance as at 30 June 2015 was \$244, 102.

## **WORKS REPORT**

W. Moen presented the detailed works report, which covered the 12-month period: 1 July 2014 to 30 June 2015. He advised that a total of \$108,589.26 of works were carried out during the reporting period.

W. Moen reported that the price of rock is going up along with the price of contracting. He stated that the rock royalty is currently \$7.50 per tonne from the gold claim area. Discussion took place on rock sources. A speaker asked who currently owns the quarry. M. Meehan advised that Sicon Ferguson purchased the quarry from Council, but he is unsure if they have won any rock from the quarry. M. Meehan stated that Council suffered a small financial loss with the sale of the quarry.

W. Moen advised that he carried out an inspection with the spokesperson on 8 September 2015 and \$40,619.76 worth of works were identified, this figure includes \$20,000 for unforeseen maintenance.

## **RATES 2016 / 2017**

Cr McDonnell advised that the recommended rate strike is \$100,000. There was no discussion, all present agreed with the \$100,000 rate strike. M. Meehan advised that the prudent reserve for this rating district is \$500,000. He noted that a lot of work has been done over the past few years and the rating district received a contribution of just under \$170,000 from the Ministry of Civil Defence following a major flood event.

M. Meehan raised the matter of getting emergency works done in a timely fashion. He advised that Council's Procurement Policy stated that work over \$5,000 must go through the tender process. M. Meehan explained that at yesterday's Franz Josef rating district meeting it was suggested that this figure should be higher. M. Meehan advised that he is going to take a report to council requesting that the \$5,000 is increased. M. Meehan explained that a tender could be put out for this rating district for a year's worth of work. M. Meehan stated that as part of the tender process the contractor would need to be able to do the work within 48 hours of being notified of the job. M. Meehan stated that this method is being used in Canterbury and it works well with the price being locked in for two years. Every two years the work is re-tendered. A. Campbell stated that he doesn't think it's a good idea as bigger contractors could put in a cheaper price and the rating district could then lose their local contractors. A. Campbell stated the Wanganui River bank has been saved a few times by having a local contractor on site. M. Meehan suggested that the \$5,000 is raised to \$15,000 to \$20,000 in order to get work done quickly when needed. M. Meehan stated that the procurement policy allows for verbal quotes to be obtained for emergency works. It was noted that there are local contractors on site in Hari Hari. It was agreed that the rating district would carry on with the current system for the tendering of emergency works.

## **ELECTION OF OFFICERS**

T. Jellyman stated that this rating district has a rotation policy in place with the two on the top of the list each year standing down therefore Mr Campbell and Mr Hodgkinson are due to stand down. It was noted that last year there was no rotation made as there were only four people present for the meeting. It was confirmed that all members of the committee are still in the area.

***A. Campbell***

***R. Hodgkinson***

***G. Robertson***

***M. Aynsley (represents ratepayers in the township)***

***J. Arnold***

***J. Stewart is elected as the committee for the 2015 / 2016 financial year."***

**Moved:** *"That the status quo remains for the committee and Spokesperson."*  
*R. McKenzie / A. Campbell - Carried*

A. Campbell was re-elected as the spokesperson for the 2015 / 2016 financial year.

## **GENERAL BUSINESS**

M. Meehan asked the meeting if they wished to continue to have an annual meeting. He explained that some rating districts have now elected to have a meeting every second year. M. Meehan advised that minutes, financial and works reports are still sent out to the rating district each year. A covering letter is included and if a meeting is requested by the rating district then a meeting will be held. A. Campbell commented that if there is a major problem then a special meeting is held anyway. M. Meehan advised that if major capital works were required then a special meeting would be held. It was agreed that the option of having a meeting would be included in the covering letter. Members of the rating district are to contact A. Campbell if they wish to hold a meeting but at this stage a meeting will not be held in 2016.

W. Moen raised the matter of a problematic area at the bottom end of the scheme. He stated that he A. Campbell and G. Robertson have looked at this area. The river is cutting in and the silt stopbank is not enough protection as there is no rock work in this area. W. Moen stated that any work done in this area would have to be done on an individual bases by those affected as it would be capital works. W. Moen stated that extensive work is required in this area. M. Meehan stated that Council may choose not to reinstate the stopbank in this area if those affected are not prepared to contribute towards the work. M. Meehan suggested that those present get together with those affected and discuss the deflector groynes that W. Moen mentioned as this has not been discussed with them. A. Campbell stated that people are well aware of what could happen in this area. He stated that there needs to be a plan in place should the river get passed the trigger point. It was agreed that W. Moen and A. Campbell would meet with those affected to discuss the options of a kicker.

A speaker raised the matter of the blocked drain behind this building, he stated that it is currently quite clogged up and is backing up with heavy rain. It was agreed that W. Moen would arrange for this drain to be cleared.

Cr McDonnell thanked the meeting for their attendance.

There being no further business, the meeting closed at 11.50 a.m.

## **Action Points for follow up**

- M. Meehan to follow up with Council regarding procurement policy.
- M. Meehan to prepare a report to Council to include the 225 metres of Raymond's bank into the rating district scheme.
- W. Moen to arrange a meeting with A. Campbell to discuss options for the area at the bottom of the scheme.
- W. Moen to arrange for the clearing of the drain behind the Harihari Restrooms.

THE WEST COAST REGIONAL COUNCIL/ WESTLAND DISTRICT COUNCIL

**MINUTES OF THE MEETING OF  
THE HOKITIKA JOINT SEA WALL COMMITTEE  
HELD ON 22 OCTOBER 2015,  
AT WESTLAND DISTRICT COUNCIL CHAMBERS,  
WELD STREET, HOKITIKA, COMMENCING AT 4.06 P.M.**

**PRESENT:**

S. Challenger (Chairman), P. McDonnell, K. van Beek, M. Dawson, J. Butzbach (arrived 4.40 pm).

**PRESENTERS:**

L. Mason, R. Roberts, B. Wilson

**IN ATTENDANCE:**

C. Ingle (WCRC Chief Executive), M. Meehan (WCRC Planning and Environmental Manager), P. Anderson (WDC Engineer), V. Goel (WDC Engineer), D. Inwood, T. Jellyman (Minutes Clerk).

**APOLOGIES:**

T. Winter, A. Robb

**WELCOME**

S. Challenger welcomed all present to the meeting and introductions were made.

**Moved:**

***"That the minutes of the previous Annual Meeting held on 16 February 2015 and 17 November 2014, be adopted as a true and correct record of that meetings."***

*M. Dawson / K. van Beek – Carried*

**MATTERS ARISING**

P. McDonnell asked what is happening with the groynes. C. Ingle responded that currently the groynes are covered by sand and this is a good thing as nothing is required until they are under threat from the sea. It was noted that operationally the groynes are now looked after by WCRC. Cr Dawson raised the matter of the E Class classification. C. Ingle responded that the proposal to include an E classification to extend the rating district went through WCRC's Long Term Plan process. C. Ingle advised this proposal was rejected by WCRC. He stated that submitters attended the hearing and voiced their concerns. C. Ingle stated that the main concern was with people up the valley, who are paying into their own rating districts, but townsfolk are not being asked to contribute to the valley rating districts and the submitters felt that this was unfair. It was noted that it was not the dollar value that the submitters were worried about.

**PRESENTATION**

Rachel Roberts addressed the meeting. R. Roberts advised that she is presenting on behalf of Enterprise Hokitika and she is the current Chair of this organisation. R. Roberts stated that she believes everybody benefits from the seawall and the protection it affords the town and main street. She stated that it is shortsighted for those who live in the country to say that they don't benefit from the seawall. R. Roberts spoke of various community events that are held on and near

the beach that the whole community benefits from. She feels because everyone benefits from the seawall then everyone should pay into the rating district. R. Roberts stated that Enterprise Hokitika feels disappointed and let down that the proposed E Class was rejected as 95% of people weren't opposed to this or didn't bother to submit. R. Roberts stated that the \$30,000 for maintenance is spread over the A – D class's means there have had over a \$100 increase as the rating classifications are based on capital value. R. Roberts stated that Enterprise Hokitika has spoken to some members of the farming community and some of these people stated that the E classification should have gone further out into the valley. R. Roberts stated that she feels that the B classification is paying a disproportionate share of the maintenance rate. R. Roberts stated that Enterprise Hokitika is asking that the rate increase is suspended until Classes A, B, C and D are afforded the same consultation process as the proposed E Class. Discussion took place on the consultation process. Cr Dawson stated that this committee does not disagree with R. Roberts, as it was this committee that suggested that E class as they saw the need for the rating district to be extended. Cr Dawson stated that it is the regional council that sets the rates for this rating district. C. Ingle advised that this committee can only take a recommendation to the regional council. C. Ingle advised R. Roberts and her supporters from Enterprise Hokitika that they are welcome to make a presentation to the regional council. Cr Challenger stated that it would have been helpful if Enterprise Hokitika had of submitted on this matter at the Long Term Plan hearing. R. Roberts stated that if everyone benefits from the seawall then everybody should pay. C. Ingle advised that he would write to Enterprise Hokitika informing them of where to from here.

R. Roberts, B. Wilson and L. Mason left the meeting at 4.35 pm.

## **FINANCIAL REPORT**

C. Ingle spoke to this report and advised that the revenue from rates is the same every year, for loan repayment. The opening balance in the rating district account is \$7,780.31 in deficit and the closing balance is \$40,222.50 in deficit. C. Ingle explained the rating system and rating classes to the meeting. He also explained the increase in capital value due to revaluations and stated that most of the town held its capital value quite well except C class.

C. Ingle advised that the \$126,500 from rates is spread across the four classes and the maintenance rate is \$30,000. The total for rates therefore went from \$126,500 to \$156,500 this year. Cr McDonnell stated state that with only \$126,500 going into the account each year, the rating district is going to be behind the 8 ball for a long time as the interest only comes down by \$4,000 a year. C. Ingle explained how the loan system works, that it will even out over time.

## **WORKS REPORT**

C. Ingle spoke to this report. He stated that \$225 worth of survey work was completed during the reporting period. W. Moen inspected the seawall on 7 August and \$25,000 worth of works were identified. This includes some slumping at the southern end of the old tie in area. C. Ingle advised that he and Cr Challenger viewed this area today. C. Ingle stated that this is the old area the new seawall was tied into when the seawall work was started. It is not part of the seawall that was built as it was pre-existing rock. Cr Challenger advised that there is no fabric under this rock and it is only one layer of rock but it is very big rock. C. Ingle stated that this area is not under serious attack from the sea. It was agreed that this work would be deferred unless the sea starts to attack this area.

**Moved:**        *"That the Works Report is adopted."*

*S. Challenger / M. Dawson – Carried*

## **RATE STRIKE**

Discussion took place on the rate strike. It was noted that Council recommends a maintenance rate strike of \$30,000. C. Ingle explained the prudent reserve system to the meeting; a prudent reserve is for emergency work situations that come about as the result of a storm or rain event. He advised that most of council's rating districts have a prudent reserve. A prudent reserve is yet to be set for this rating district. A speaker asked how much each groyne would cost to top up. C. Ingle advised this would cost around \$50,000 to \$60,000. C. Ingle stated that hopefully in two years' time there will be enough money in this account to top up one of the groynes. It was noted that currently the groynes are covered in sand. It was agreed that the rate strike would be \$30,000 for the 2016/ 2017 financial year.

## **GENERAL BUSINESS**

V. Goel circulated a letter from Rob Daniel from Hokitika Reserves and Environs Group. Mr Daniel is requesting that consideration be given to extending the seawall to Sunset Point. V. Goel advised that rock protection work was done in August at a cost of \$40,000; this was done to try to protect the road in this area. V. Goel advised the he trying to get a contribution from NZTA as the road needs to be protected in this area. He stated that this area is a very popular tourist area, with a lot of traffic including campervans over the tourist season. Mr Daniel's group is now requesting that a rock wall is built from Sunset Point to join up with the regional council's Seawall. V. Goel stated that if a report from WDC is required then he is happy to provide one. V. Goel stated that there is an old land fill site around this area but it is mainly construction hard fill. Cr Butzbach stated that work was done in this area a long time ago. V. Goel stated that the work that has been done in this area could link up with the seawall. Cr Butzbach stated that it doesn't matter what is done in this area the sea will get it. Cr Butzbach asked if this work would be cost effective. V. Goel stated it would cost around \$300,000. Cr Challenger stated that this new wall would be about 300 metres long and it would need to be maintained as well. V. Goel acknowledged that there is a requirement for quite a lot of capital funds. Cr Butzbach suggested that a similar approach be taken with this work as was taken with the seawall and that the community is surveyed to see what they are agreeable to. C. Ingle explained the five options sent out to the community for the Hokitika seawall. Extensive discussion took place. C. Ingle advised that WCRC have Murray Hicks from NIWA visiting this area tomorrow to inspect the gravel spit area near the mouth of the Hokitika River. C. Ingle advised that it might be a good idea to wait until Mr Hicks reports back on his findings with this visit before a decision is made on any new capital works. C. Ingle asked the committee whether a further attempt at an E class classification should be made. It was agreed that the E class idea would not be revisited.

There being no further business, the meeting closed at 5.28 pm.

### **Action Points:**

- C. Ingle to write to Enterprise Hokitika regarding council recommendation.
- C. Ingle to email Murray Hicks report to all present at today's meeting.

.....  
Chairman

.....  
Date



**THE WEST COAST REGIONAL COUNCIL**

**MINUTES OF THE ANNUAL MEETING OF THE  
TARAMAKAU RATING DISTRICT  
HELD AT THE STEVENSON'S RESIDENCE  
ON TUESDAY 27 OCTOBER 2015, COMMENCING AT 12.05 PM.**

**PRESENT**

M. Stewart, A. Stewart (arrived 12.07), D. Groot, S. Langridge, R. Langridge, P & A. Stevenson

**IN ATTENDANCE**

West Coast Regional Council

A. Birchfield (arrived 12.17 pm), A. Robb (Councillors)

M. Meehan, W. Moen, T Jellyman (Staff),

**APOLOGIES**

J. Stewart, M. Dyke

**Moved:**        *"That the apologies be accepted."*

*P. Stevenson / S. Langridge – Carried*

**BUSINESS**

Cr Robb opened the meeting and welcomed those present.

He introduced himself and Council staff.

**Moved:**        *"That the minutes of the previous Annual Meeting held on 25 November 2014, be adopted as a true and correct record of that meeting."*

*D. Groot / S. Langridge – Carried*

**MATTERS ARISING**

Action Points were updated. W. Moen confirmed he had completed the action points from last year's meeting.

A. Stevenson stated it is hard to remember if the minutes are accurate in view that it is a year since the last meeting. M. Meehan advised that the minutes are put up on council's website once they have been adopted by council. It was agreed that the minutes of today's meeting would be emailed to the spokesperson once they have been adopted by Council.

**FINANCIAL REPORT**

M. Meehan spoke to the financial report. He advised that recent works have caused the rating district account to go into a slight deficit. The opening balance was just under \$53,000 and the closing balance is \$86,968.78, for the financial year.

**WORKS REPORT**

W. Moen presented the detailed works report, which covered the 12-month period from 1 July 2014 to 30 June 2015. W. Moen advised that there was \$32,785 worth of works done during the reporting period. W. Moen advised that he carried out an inspection on 22 June 2015 and \$106,490 worth of works were identified for the 2015 / 2016 year. W. Moen stated that this figure includes \$20,000 for unforeseen maintenance.

A. Stewart stated that staff costs seem to add a further cost to work. M. Meehan advised that staff costs are usually around 5 – 10% of the cost of contracts but this is not usually factored into the contract price. He offered to ensure this cost is included from now on.

### **RATES 2016 / 2017**

M. Meehan stated that at the previous meeting the rate strike was decreased to \$60,000. This decision was due to the financial situation at the time. He stated that the idea was to increase the rate strike back up to \$80,000 this year. It was noted that the dairy payout is expected to be low this year as well. Cr Robb stated that this rating district is well used to paying for works as they occur and Council is happy with this. Cr Robb asked the meeting if they would rather keep the rate strike at \$60,000 again for the coming year. P. Stevenson stated that there does not appear to be a lot of work required at the moment. It was agreed that the proposed rate strike is \$60,000.

### **ELECTION OF OFFICERS**

T. Jellyman stated that traditionally all ratepayers in the rating district are members of the committee. P. Stevenson is the current spokesperson and D. Groot is the current deputy spokesperson. S. Langridge suggested that D. Groot become spokesperson. D. Groot stated he would agree to this in the interests of rotation. P. Stevenson agreed with this. M. Meehan stated that communication with P. Stevenson via email has been great and this has saved the rating district money. D. Groot stated that email would be his preferred method of contact. It was suggested that A. Stewart becomes the deputy spokesperson. P. Stevenson agreed that with this as he feels that by rotating the roles there is an opportunity to learn more.

**Moved:** ***"That the committee will comprise of all current ratepayers."***

*M. Stewart / P. Stevenson – Carried*

**Moved:** ***"That D. Groot is elected as Spokesperson for the 2015 / 2016 financial year"***.

*S. Langridge / P. Stevenson – Carried*

**Moved:** ***"That A. Stewart is appointed as Deputy Spokesman for the 2015 / 2016 financial year."***

*P. Stevenson / D. Groot – Carried*

### **GENERAL BUSINESS**

#### **Tendering of Works**

M. Meehan advised that there is an option to tender out works for 1 – 2 years. He advised this was also discussed with the Wanganui rating district at their meeting last week. M. Meehan advised that the Wanganui rating district decided not to go ahead with this. M. Meehan advised that works would be tendered out and contractors would be given a rough idea of what has been spent over the last ten years. The contractor would put in a tender price for supplying and placing rock and the contractor would be held to that price for the tender period. As part of the tender the contractor would be required to do emergency work within 24 hours. M. Meehan advised that Council's Procurement Policy requires Council to go through a full tender outside of emergency works for any work over \$5,000. He stated that this figure is quite low. The Wanganui rating district felt that this should be raised to \$15,000 to \$20,000 and this request may be taken back to Council for consideration. M. Meehan advised that the driver for this system is to be able to get emergency works done as soon as possible and not having to go through the tender process. M.

Meehan advised that when emergency works are required the three quotes that are required to be got can still be obtained and this gives the local contractors an opportunity to tender. M. Meehan advised that this system could work well in this rating district. He stated that the main issue with this would be having a good rock source. It was agreed that this matter would be parked for the time being and rock sources would be discussed,

### **Rock Sources**

M. Meehan advised that the assessment of the rock on the permit area was not done and he is now seeking direction on this. W. Moen stated that the gold claim is not a good rock source as it is not a reliable source. W. Moen thinks that the royalty is \$4.50 or \$5.00 but he is not certain of this. M. Stewart stated that McGrath's rock is \$5.00 per tonne and it is stacked in a pile ready to pick up. M. Meehan stated that \$1500 is paid per annum for the rock permit. He asked the meeting if it is worthwhile continuing with the permit. It was noted that the permit is able to be renewed. M. Stewart stated there is no point paying for this if there is no access to this area. Cr Robb stated an assessment of the rock needs to be done and then to work out if access to the rock is going to be a problem. Cr Robb advised that a formal access agreement from S. Langridge would need to be obtained if this rock source is to be used. M. Meehan stated he would like to get an assessment done of this area and then come back to the rating district with costs so a decision can be made on whether or not to keep the permit. S. Langridge stated that he did not know that Council's Quarry Manager was arriving with a digger and he had this area in silage and he did not want a road in this area. It was agreed that this matter would be revisited and access, such as an easement, would be discussed. M. Meehan explained how the access agreement for the Whataroa quarry works. He stated he could model the access agreement on the Langridge's property on the same basis as the Whataroa quarry access agreement. M. Meehan stated he will start this process off over the next month or so and he will work on a report for this meeting. He suggested that a meeting of the rating district committee is held early next year to discuss this report. P. Stevenson stated it is important to get a rock source as there is risk involved with some other rock source areas. S. Langridge confirmed that the current rock source is fine to be used in the meantime. S. Langridge stated he is keen on the two year contract idea as the contractor can then stockpile rock.

It was agreed that the two year contract tender process would not be started until the rock source is confirmed as access needs to be assured. Further discussion took place on how the two year contract process would be managed. M. Meehan discussed various options available. It was agreed cost options would be worked through and discussed at the meeting scheduled for the early next year.

M. Stewart asked M. Meehan if he has had discussions with contractors on how the two yearly contracts would work. M. Meehan stated that some of the contractors that this rating district uses operate on a similar system in Canterbury. He stated it provides surety of work for the contractors in the long term but contractors need to be able to get their gear to the site quickly. M. Meehan feels that a better price would be obtained by tendering two yearly than by job by job. Extensive discussion took place on stockpiling of rock. A. Stevenson asked if there would be cost saving benefits with administration if two yearly contract tendering was in place. W. Moen agreed this would save time. M. Meehan stated that the biggest benefit is getting contractors on the job quickly. Cr Robb asked how many tenders a year would be put out in this rating district. W. Moen stated that there could be ten contracts in a high year. He stated that the pricing might be lower as it gives the contractor guaranteed work for two years. M. Meehan advised that Ecan use this method and he has a good relationship with them and they are happy to share information. S. Langridge asked if the work on the stopbank will be done in one price or will it be split. M. Meehan advised that this will depend on the rock source.

M. Stewart spoke about the cross section history between 1977 and 2011. There was discussion on the history of the cross sections.

P. Stevenson asked about the last time the river breached and there was a payout from insurance. M. Meehan clarified that this payment was from the Ministry of Civil Defence following the 2010 flood event. M. Meehan explained that a claim was made for funding by Council and the Ministry paid out. He stated that the payout relates to the percentage of the rate take and how much of damage is done by a flood event as there is a threshold that needs to be met. Cr Birchfield stated that staff did a good job on this.

P. Stevenson spoke about an area of the stopbank on Dymac's farm where work has been done but this is not part of the scheme. M. Dyke asked earlier if the rating district would consider putting this into scheme. Cr Robb stated that this is the rating district's call as it is their scheme. W. Moen confirmed that the area being discussed is about 130 metres long. Cr Robb stated if this area was brought into the scheme then everyone would need to agree on it and there may need to be a reclassification of the rating district. D. Groot stated that the owners of this land are absentee owners. A. Stewart stated that now this extra work is in, it should not require any work for a long time.

There being no further rating district business to be discussed, the meeting closed at 1.10 p.m.

**Action Points:**

T. Jellyman to email the minutes to the spokesperson.

W. Moen to ensure staff time is factored into contract costs.

M. Meehan to work on access agreement for the rock source with S. Langridge.

**THE WEST COAST REGIONAL COUNCIL**

**MINUTES OF THE ANNUAL MEETING OF THE  
RED JACKS CREEK RATING DISTRICT  
HELD AT NGAHERE FIRE STATION  
ON 27 OCTOBER 2015, COMMENCING AT 4.30PM.**

**PRESENT**

S. Norris, C Levy, P. Donaldson, J. Matthews, P. Rennie, S. Partridge

**IN ATTENDANCE**

West Coast Regional Council

A. Birchfield, P. Ewen, A. Robb (Councillors)

M. Meehan, P. Birchfield, T. Jellyman (Staff)

**APOLOGIES**

R. Norris, C. Norris, W. Delany, R. McLaughlin

*P. Donaldson / C. Levy - Carried*

**BUSINESS**

Cr Robb opened the meeting and welcomed those present. He introduced himself and the Council staff.

**Moved:**

***"That the minutes of the previous Annual Meeting held on 25 November 2014, be adopted as a true and correct record of that meeting."***

*P. Donaldson / P. Rennie - Carried*

**MATTERS ARISING**

M. Meehan addressed the action points from the previous meeting.

A speaker asked why the January meeting didn't eventuate. M. Meehan advised that this relates to the issues with Grey District Council (GDC) and he stated that the only progress he has been able to make is a commitment from GDC to pay \$2000 per year into the rating district. M. Meehan advised he has been unable to get the capital contribution from GDC even though the conditions requested have been met. M. Meehan advised that GDC was invited to today's meeting but they are not here and they have not agreed to pay the \$14,000. C. Levy stated that nobody has actioned this. Cr Ewen stated that this matter has been brought up at every Council meeting. M. Meehan advised that he has had monthly meetings with GDC trying to get this over the line and WCRC has done everything it can to get the capital contribution from GDC. P. Birchfield confirmed that the capital contribution came from The Mayor as R. Norris had suggested that the Mayor be approached. M. Meehan confirmed that in good faith this council signed off on the resource consent as this was one of the conditions. M. Meehan advised that WCRC has been unable to get an MOU in place with GDC and this is why there was no meeting in February. P. Donaldson expressed his dissatisfaction with this situation. Cr Robb advised that meeting that M. Meehan and P. Birchfield have made every effort to get the money from GDC. Cr Robb suggested that the Mayor is approached to progress this matter. M. Meehan advised that P. Birchfield worked through the conditions on the resource consent; WCRC signed off on the resource consent, and has been trying to work through the MOU. M.

Meehan advised that if the resource consent wasn't signed off then that was a condition that wasn't being met in order to get the \$14,000 from GDC. Cr Birchfield confirmed that this is correct. M. Meehan suggested that he gives all the information he has on this to R. Norris and R. Norris meets with the Mayor directly. M. Meehan reminded C. Levy that he did not have a MOU to present to the rating district in January as he was still trying to get the resource consent signed off. It was noted that GDC passed and carried the resolution to pay the \$14,000 to the rating district at their meeting.

Cr Robb reminded the meeting that they received \$15,000 from the Ministry of Civil Defence following the 2010 flood event. He stated that WCRC staff put a claim into the Ministry on behalf of several rating districts who all received funding following this flood event. GDC now pay \$2000 into the rating district every year, which wasn't happening prior to 2010. Cr Robb stated that hopefully the rating district will also get the \$14,000 back from GDC. He advised the meeting to move forward and make this happen. Extensive discussion took place on the history of the creek and what has happened in this area over the years. S. Norris expressed her thanks to P. Birchfield for her work in getting contractors engaged to do the work that was required and for getting this done at a good price for the rating district. C. Levy stated that currently the creek is looking good. M. Meehan encouraged the meeting to work with GDC and NZTA to progress this matter and to get a good end result. Cr Robb stated it is important that the rating district to moves on and works at a political level to get a result.

### **FINANCIAL REPORT**

M. Meehan presented the financial statements for the period ending 30 June 2015. He advised that the rate take was reduced to \$5,000 following last year's meeting. M. Meehan stated that the main cost was staff time at \$905. M. Meehan advised that the closing balance in the rating district account at the year ending 30 June 2015 is \$9,528.99.

### **WORKS REPORT**

P. Birchfield presented the detailed works report, which covered the 12-month period; 1 July 2014 to 30 June 2015. She advised that work carried out by Fosters Contracting Ltd overlapped into the new financial year, some of the staff time was associated with this work. P. Birchfield advised the R. Norris contacted her to inform her of another couple of sites that require topping up with 80 tonne of rock at number # 9 which is not urgent. P. Birchfield spoke of an area behind R. McLaughlin's property that proved troublesome for trucks to get to. It was agreed if necessary some gravel would be placed in this area.

P. Birchfield reported that \$5,000 has been allowed for unforeseen works. She advised that the balance in the rating district account at the beginning of the 2016/2017 financial year is likely to be \$300 in deficit. This figure includes the cost of the works to be done this year and the \$2,000 contribution from GDC.

### **RATES 2016 / 2017**

M. Meehan advised that the recommended that the rate strike is \$5,000. Cr Birchfield commented that the rating district needs to pay a little bit more in rates. S. Norris suggested that the rate strike is increased to \$8,000. Cr Robb asked everyone for their opinion. Cr Robb asked for a show of hands and \$8,000 was agreed to.

**ELECTION OF OFFICERS**

It was agreed that the status quo would remain for this coming financial year.

**Moved:** *"That R. Norris be re-elected as the spokesperson for the 2015/ 2016 financial year and all present make up the committee of the Rating District for this year".*

*C. Levy / P. Rennie – Carried*

**GENERAL BUSINESS**

Cr Robb asked the meeting if they wished to continue having a meeting every year. He stated that quite a few rating districts don't now have an annual meeting. Cr Robb advised that council staff check with the rating district's spokesperson to ascertain whether or not a meeting is required. M. Meehan advised that about half of council's rating districts don't have an annual meeting. He stated that a letter is sent out with the minutes, financial reports and works reports, and if a meeting is required then this would be arranged.

There being no further business, the meeting closed at 5.25 pm.

## THE WEST COAST REGIONAL COUNCIL

### MINUTES OF THE ANNUAL MEETING OF THE COAL CREEK RATING DISTRICT HELD AT THE WEST COAST REGIONAL COUNCIL OFFICES ON 27 OCTOBER 2015, COMMENCING AT 7.02 PM.

#### PRESENT

B. Jones, F Riordan, S. McGeady, W. Brennan, A. Inman,

#### IN ATTENDANCE

West Coast Regional Council

A. Robb, A. Birchfield, P. Ewen (Councillors).

M. Meehan, P. Birchfield, T. Jellyman (Staff)

#### APOLOGIES

O. Norton, M. Riordan, G. Noble

*W. Brennan / F. Riordan - Carried*

#### BUSINESS

Cr Robb opened the meeting and welcomed those present.

He introduced himself and the Council staff.

**Moved:** *"That the minutes of the previous Annual Meeting held on 25 November 2014, be adopted as a true and correct record of that meeting, with amendment noted below removed."*

*A. Inman / S. McGeady - Carried*

#### MATTERS ARISING

There were no matters arising.

Action points were updated.

Cr Ewen stated that he was on holiday when the meeting was arranged to inspect the erosion line so he was unable to attend. M. Meehan advised that the erosion line was viewed with Cr Robb, Cr Birchfield, S. McGeady, B. Jones and W. Brennan. M. Meehan advised that the minutes will be sent to the spokesperson once they have been adopted by Council. M. Meehan provided copies of the Flood Protection Bylaw at the meeting and Fulton Hogan made a submission on the bylaw. M. Meehan advised that he followed up on the West Coast Rugby League Club rates rebate.

#### FINANCIAL REPORT

M. Meehan presented the financial statements for the period ending 30 June 2015. He advised that the opening balance was \$97,602.18. He advised that more was spent than was taken in with rates. The closing balance is \$93,575.52.

#### WORKS REPORT

P. Birchfield spoke to this report and advised that \$14,435.00 worth of works were carried out during the reporting period. She stated that this work was carried out by Westland Contractors Ltd. P. Birchfield carried out an inspection in September 2015 and \$35,000 worth of works were identified. She advised that \$20,000 was spent in September to extend the toe rock at #19. This was due to the erosion scour undermining the rock wall in this area. A diversion cut was done through the gravel beach as part of this contract. P. Birchfield reported that she has allowed \$10,000 for unforeseen maintenance. The balance in the rating district account at the beginning of the 2016 / 2017 financial



year is likely to be just over \$72,000. The prudent reserve for the rating district is \$150,000 which could be used should there be a major event requiring significant works.

M. Meehan drew attention to the photograph included in the works report and stated that the photograph is of the diversion cut and was taken by a drone. M. Meehan advised that since the diversion cut was undertaken gravel contractors have taken gravel from this area which is helping the situation in this area. W. Brennan advised that he walked around this area today. He suggested that the mouth of the cut at the top end needs to go down a little deeper but he is pleased with how well it is working.

Cr Birchfield agreed with W. Brennan. Cr Birchfield feels that if gravel is taken from this area then that will help. P. Birchfield advised that when the toe rock was extended MBD Ltd also put in some additional rock and they removed some willows that needed to be gone.

### **RATES 2016/ 2017**

M. Meehan recommends a maintenance rate strike of \$10,000 for the coming financial year. It was agreed that the rate strike would be \$10,000 for the 2016 / 2017 financial year. M. Meehan advised that even though the prudent reserve is \$150,000 there is still \$72,000 in the account which is a reasonable amount should further works be required. It was agreed that the rate strike would stay at \$10,000.

### **ELECTION OF OFFICERS**

T. Jellyman read out the names of the current committee and the current Spokesperson. It was agreed that the committee would remain the same. F. Riordan stated that nobody was aware that the recent works were about to be done as S. McGeady hadn't told the committee about the imminent works. S. McGeady stated that this was an emergency situation and the work happened quite quickly. Cr Robb stated that Council's contact is the spokesperson and it is up to the spokesperson to communicate with the committee. P. Birchfield advised that the works were done at short notice. It was agreed that a group email address for this rating district would be set up. Cr Robb suggested that the rating district might want to appoint a deputy spokesperson or have a rotation policy in place for this position.

**Moved:** *"That F. Riordan be elected as the deputy spokesperson for the 2015 / 2016 financial year."*

*F. Riordan / S. McGeady – Carried*

**Moved:** *"That S. McGeady be re - elected as the spokesperson for the 2015 / 2016 financial year."*

*F. Riordan / W. Brennan – Carried*

**Moved:** *"That the present committee remains the same for the 2015 / 2016 financial year:*

*O. Norton  
F. Riordan  
A. Beck  
B. Jones  
A. Inman*

*be the committee for the 2015 / 2016 financial year."*

*Riordan / W. Brennan– Carried*

### **GENERAL BUSINESS**

A. Inman stated that he is happy with the work that has been done on the river this year. He feels that the rating district is now steering in the right direction.

S. McGeady stated he has been speaking to the person who has been taking gravel out of the cut; this person would like to stockpile gravel to use at a later date. Cr Robb asked P. Birchfield what her advice would be on this matter. P. Birchfield suggested that Council's Quarry Manager inspect this area ensure that it is okay to continue to extract gravel from this area.

Cr Robb asked the meeting if they wanted to continue to have an annual meeting each year. He advised that around half of council's rating districts are electing not to have an annual meeting unless there is major work required. M. Meehan advised that those rating districts that don't have a meeting are still supplied with the financial report and works report. A covering letter outlines what has been done during the year, if anything, and should they want to have a meeting then they contact their spokesperson who then contacts Council and a meeting is arranged. A. Inman stated that if the group email system is put in place then communication will be better all round.

**Action Points:**

- T. Jellyman to set up group email for the rating district.

There being no further business, the meeting closed at 7.25 pm.

## THE WEST COAST REGIONAL COUNCIL

### MINUTES OF THE ANNUAL MEETING OF THE KONGAHU RATING DISTRICT HELD AT THE LITTLE WANGANUI HOTEL ON 18 OCTOBER 2014, COMMENCING AT 11.03 AM

#### PRESENT

B. Jones, K. Kees, L. Kees, F. Bjerring, R. Anderson, G & F. Volckman

#### IN ATTENDANCE

West Coast Regional Council  
N. Clementson (Councillor)  
C. Ingle, (CEO), P. Birchfield, C. Doake, T. Jellyman (Staff)

#### APOLOGIES

Cr Archer, C. Hellyar, B. Meek

*B. Jones / R. Anderson - Carried*

#### BUSINESS

Cr Clementson opened the meeting and welcomed those present. He introduced himself and the Council staff.

#### MINUTES OF PREVIOUS ANNUAL GENERAL MEETING

**Moved:** *"That the minutes of the previous Annual Meeting held on 20 November 2014, be adopted as a true and correct record of that meeting."*

*B. Jones / G. Volckman - Carried*

#### MATTERS ARISING

G. Volckman noted that the resource consent for the top section of the scheme runs out in 2016. He asked if this would be renewed. P. Birchfield stated that this area is the Blackwater Channel area which runs into the estuary, which Council is putting into the Coastal Plan. The Coastal Plan is yet to be notified for submissions but is going to the Council meeting on 9 November. P. Birchfield stated that if this goes to plan then a resource consent won't be required. C. Ingle stated that provision in the Coastal Plan for Granite Creek to go out into the estuary is also required. B. Jones stated that for the cleanout done in the estuary last time there was a 2 km mark. He stated that this is where the Karamea River mouth is now.

#### FINANCIAL REPORT 2014 / 2015

C. Ingle spoke to this report. C. Ingle advised that the opening balance as of 30 June 2014 was \$26,993.93 and the closing balance as of 30 June 2015 was \$21,348.77. G. Volckman asked what the costs to the resource consent relate to. P. Birchfield advised that the costs relate to a compliance officer doing an inspection of resource consent for the spoil alongside the contour channel and relates to Mr Meek's property. C. Ingle advised that Mr Meek has accused Council of being non-compliant with its resource consent to clean out the whole of the drainage scheme. He has said that council allowed Mr MacGregor to clean out the bottom end and now Mr Meek is saying that the drain cleanout has created a stopbank. Compliance staff visited this area to confirm that there was not a stopbank and now Mr Meek is taking council and Mr MacGregor to court. C. Ingle confirmed that a consent holder normally has to pay for a compliance visit. B. Jones questioned why the rating district is being charge for this visit if they are not in the wrong.

C. Ingle stated that the court proceedings are yet to decide who is wrong. Extensive discussion took place.

## **WORKS REPORT**

P. Birchfield spoke to this report advising that \$7,617 worth of works were done during the reporting period. This included spraying for Parrots Feather.

Discussion took place on the NIWA report on the flooding alleviation at Granite Creek. A speaker asked if BDC or NZTA are going to pay anything towards the clean out of Granite Creek. It was felt that it is BDC role to seek funding from NZTA for this work. G. Volckman asked how long down from the bridge would be cleaned out. P. Birchfield stated this would be about 1 km. Extensive discussion took place. L. Kees stated that he is reluctant for any of his rates to be spent on Granite Creek while there are still problems with Parrots Feather. He feels Granite Creek is irrelevant as BDC and NZTA will do something about Granite Creek once their bridges or roads are affected. L. Kees feels that it is a waste of money to keep clearing Granite Creek with the amount of gravel that his continually coming down from the slip. Extensive discussion ensued on this matter. It was noted that not everyone's property is affected by Granite Creek and the Karamea rating district are reluctant to contribute to this ongoing problem. C. Ingle stated that there is now an acceptance from the whole community that Granite Creek is a problem area, and that something can be done about it and the question now is what would be a fair way of paying for it? B. Jones stated that BDC will not do anything except accept the subsidies to fix the road. Discussion took place on how to fund the clean out of Granite Creek. C. Ingle suggested a five way funding split with B. Jones, S. McGregor, both contributing out of their own pockets, the two rating districts each contributing and BDC. C. Ingle suggested that the bottom end of Granite Creek is the first section to be cleaned out then it might only be around \$1500 for this rating district to fund. C. Ingle stated that some of the members of this rating district are the most affected. Extensive discussion took place on the proposed works and the costs the rating district has incurred over the years. R. Anderson asked where the spoil from Granite Creek would go. B. Jones stated that he is happy for the spoil to go onto his paddocks. G. Volckman stated that farmers may be happy to buy some of the gravel spoil for their farm races. C. Ingle stated that by having the funding split the rating district can be the leader of the project but only contribute a modest amount of money. He stated that this would not cut into money that could be used for the eradication of Parrots Feather which is the first priority for this rating district. Discussion took place on the future works and options for the Contour Channel. It was agreed that this matter would be parked and discussed again in general business.

## **Parrots Feather Work**

Cr Clementson introduced Cameron Doake, WCRC's Biosecurity Officer, to the meeting. C. Ingle stated that C. Doake would answer questions about Parrots Feather. C. Doake asked the meeting how they felt the area looks following last season's control work and how they feel the best way to approach it this season is. C. Doake stated that he is reasonably happy with this work but said there are a couple of patches on B. Jones's land still to be treated. G. Volckman stated that the spraying went very well and he reckons the drains are clearer now than they ever were. He stated that Garlon seems to have done a better job than Round up. C. Doake advised that Garlon is recommended by scientists and is the spray that they have had the most luck with. He stated that the contractors have done trials with Garlon and a couple of other herbicides which have been approved for use in water. C. Doake explained the history of other herbicides but he feels that Garlon is the best option for Parrots Feather. C. Doake stated that the contractors are only on site for two days and a lot of time is needed to inspect humps and hollows on farms. C. Doake printed off and handed out aerial photographs of each landowner's property and asked them to mark the areas that have Parrots Feather growing. He stated that this is the most cost effective way to identify areas of infestation. C. Doake stated that he will collect the photographs back when it is time to do the next lot of spraying. C. Doake advised that last year the spraying was done by helicopter but he feels where there is long grass on the banks it is a struggle to get penetration through the grass and therefore ground control is better as more chemical can be applied. C. Doake confirmed that all of the main drain was sprayed. C. Doake stated that Garlon does not kill

grass. He stated that vegetation spraying that is usually done with Round Up was missed last year but it can be done this year if that is the wish of the rating district. C. Doake advised that the best way forward is an early spray with Garlon once a good growth rate is happening then a follow up spray at the back end of the season. The vegetation spray with Round Up can be done on the back of the first Garlon treatment, if desired. L. Kees spoke of an area that needs further attention. C. Doake advised that the contractors used kayaks to spray in some areas and this area would be a good area to use a kayak in if access is difficult. C. Doake advised that the biggest patches will stand out and they are the biggest threat. He stated that once the aerial photographs are marked by the landowners he will be looking to get everything that is marked sprayed. C. Ingle advised that further aerial photography will be done in late summer. He stated that WCRC want to get the Parrots Feather eliminated which may take several years. C. Ingle stated that the costs is \$2,250 per ground control which is about \$4,500 per year but if the aerial spraying is also required then the cost is an additional \$4,500 for the Round up. This amount could be saved if the Round Up isn't required. It was agreed that this work wouldn't be done unless the rating district contacts C. Doake. C. Ingle advised that if the willows are removed for \$1,800, Parrots Feather work is \$4,500, and Granite Creek clean out contribution is only \$2,000 to \$3,000, then these costs will fit within the \$10,000 rate take for this year. It was agreed that this work would be done as long as the other funders agree.

**Moved:** *"That \$4,500 be spent on spraying, the willows are removed from along the bank of Granite Creek, and that \$2,000 is spent on cleaning out Granite Creek and the Otumahana Estuary."*

*L. Kees / F. Bjerring – Carried*

#### **2016 / 2017 RATE STRIKE**

The recommended rate strike is \$10,000 for the coming financial year.

**Moved:** *"That the rate strike for the Kongahu Rating District is \$10,000 for the 2016 / 2017 financial year."*

*B. Jones / G. Volckman – Carried*

#### **ELECTION OF COMMITTEE AND SPOKESPERSON**

It was noted that all ratepayers in the rating district are members of the committee.

**Moved:** *"That the entire rating district are on the rating district committee for the 2015 / 2016 financial year."*

*R. Anderson / L. Kees - Carried*

**Moved:** *"That B. Jones re- elected as the spokesperson for the 2015 / 2016 financial year."*

*R. Anderson / L. Kees – Carried*

#### **GENERAL BUSINESS**

L. Kees raised the matter of existing resource consent being transferred to him for the installation of a culvert on his property. He stated that he is happy to pay the \$50 transfer fee for the consent transfer.

C. Doake asked those present if they were happy for him to have access to their properties today to check on Parrots Feather infestations.

B. Jones advised the meeting of the people need to be aware of potential problems with wetlands on this land. He stated there is a wetland at the front of R. Hedgman's property and another area which includes the channel and the creek. B. Jones state that this could cause by an issue with

spraying and clean outs of the channel and Granite Creek. B. Jones has spoken to WCRC's Regional Planner about this. C. Ingle advised that some areas previously identified as wetlands are not wetlands as some areas were miss-drawn. Council staff are currently trying to get DoC to agree to the corrections. C. Ingle advised that it is possible to get resource consents to do works in wetlands. It was noted that the clean out of willows in Granite Creek is affected by the wetlands issue as this area is in a Schedule 2 wetland even though Granite Creek is clearly not a wetland but a creek.

N. Clementson thanked the meeting for their attendance.

There being no further business, the meeting closed at 12.28 pm.

**Action Points for follow up:**

- C. Ingle to seek agreement from BDC and Karamea rating district to contribute to the Granite Creek clean out.

**THE WEST COAST REGIONAL COUNCIL**  
**MINUTES OF THE ANNUAL MEETING OF THE**  
**KARAMEA RATING DISTRICT**  
**HELD AT THE KARAMEA FIRE STATION**  
**ON 28 OCTOBER 2015, COMMENCING AT 1.00 PM.**

**PRESENT**

B. Langford, D. Rhind, S. Field, H & M. Macbeth, W. Alber, B. Jones, G. Lodge, D. Simkin, P. Moynihan, T. Hawley, J. Lowe, R. Horrell, G. Johnson, A. Bruning, P. Langford, R. Adcock, F. Bjerring, N & L. Pope, K. Neil, G. Richardson, M. Watt, S. Gibson,

**IN ATTENDANCE**

West Coast Regional Council  
 N. Clementson (Councillor)  
 C. Ingle (CEO), P. Birchfield, T. Jellyman (Staff)

**APOLOGIES**

Cr Archer, B. Lodge, H. Glover, W. Schmidt, M. Godfrey

*D. Simkin / B. Langford - Carried*

**BUSINESS**

N. Clementson opened the meeting and welcomed those present. He introduced himself and the Council staff.

**Moved:** *"That the minutes of the previous Annual Meeting held on 20 November 2014, be adopted as a true and correct record of that meeting, with the correction of W. Lowe's name in place of W. Burt".*

*H. Macbeth / D. Simkin - Carried*

**MATTERS ARISING**

H. Macbeth advised that the W. Burt referred to in the minutes is actually W. Lowe.  
 P. Birchfield stated that once the committee is elected she would get their contact details so that additional works can be discussed.  
 Action points were updated with P. Birchfield and C. Ingle explaining these further.

**FINANCIAL REPORT**

C. Ingle spoke to this report. He reported that the closing balance in the rating district account is \$171,209.07 which is a healthy balance. C. Ingle advised that the contractor costs of \$24,145 are set out in the works report under item 1.

**WORKS REPORT**

P. Birchfield spoke to this report. She advised that a total of \$24,145 worth of work was carried out during the reporting period.  
 An inspection was carried out in August 2015 and \$34,320 worth of works were identified. P. Birchfield advised that the stopbank repair by Karamea School (item 2A) has been done as this area was identified as emergency works. Item 2B – top up of spurs at two sites on the Little Wanganui River has also been done. P. Birchfield advised that she has

allowed for \$10,000 for vegetation removal, \$10,000 for unforeseen maintenance and \$5,000 contribution to the Granite Creek works.

P. Birchfield drew attention to the proposed works for the 2016 / 2017 year includes the draft 5 year Indicative Action Plan (IAP). This was developed from the 2011 NIWA Karamea floodplain investigation by G. Smart. The highest priority is an upgrade of the Last Resort stopbank which was partially completed in 2012. Council recommended that the remaining 290m (approximately) length of stopbank behind the school and domain should now be upgraded. P. Birchfield advised that this work is scheduled for two years after the removal of the trees, which is coming up in July 2016. She stated that the cost of this upgrade would be around \$100,000. P. Birchfield answered questions and advised that root balls from trees need to be dug out and this may cost more. C. Ingle advised that this work is just a proposal at this stage and he is aware that the river mouth is also causing concern at the moment. A speaker asked if the stopbank classed as a public asset. C. Ingle advised it is a public asset on private land. It was agreed that something needs to be done about the trees on the stopbank near the motels.

A speaker asked how by how much is the stopbank allowed to drop before it gets repaired. (Reference to stock grazing stopbanks). P. Birchfield offered to inspect this area and if it needs topping up then this would be done. There is concern that the grazing of cattle on stopbanks could be causing damage. G. Richardson stated that in Canterbury grazing is not allowed on stopbanks as all stopbanks are fenced. He stated that years ago the stopbank in Karamea was fenced. B. Langford stated that most of the stopbank is fenced. C. Ingle advised that there have been problems with stock on stopbanks in other parts of the region and this has been dealt with on a case by case basis. C. Ingle stated that if people see something that they are concerned about then they should contact B. Langford and he can let Council know so that something can be done about it.

**Moved: "That the proposed works and the Draft 5 year Indicative Action Plan be approved, in principle."**

*B. Jones / P. McClintock - Carried*

H. Macbeth stated that he would like to hold off on setting the rate as this might need to go up if extra works are agreed to.

### **ELECTION OF OFFICERS**

T. Jellyman read out the names of the current committee. It was agreed that the status quo would remain for the coming financial year. P. Birchfield asked the committee to record their email addresses on the attendance register.

**Moved: "That the present committee:  
Paul McClintock, Peter Langford, Darryl Simkin, Brian Jones,  
Margaret Macbeth and Bevan Langford  
be the committee for the 2015 / 2016 financial year."**

*D. Rhind / R. Horrell - Carried*

**Moved: "That the incoming committee appoints a spokesperson for the 2015 / 2016 financial year."**

*D. Rhind / R. Horrell - Carried*

### **GENERAL BUSINESS**

C. Ingle drew attention to the footnote in the proposed works report relating to a contribution of \$5,000 towards the cleaning out of Granite Creek. C. Ingle advised of a proposed funding split between the landowners who are most affected, (B. Jones and S. McGregor), Kongahu and Karamea rating districts and Buller District Council. A speaker



stated that he thinks the problem is the Karamea River water is backing up and causing a lake. B. Jones stated that until recently the Karamea River has had very little influence on Granite Creek but now the mouth has been blocked almost completely with water levels in the estuary rising by about a metre. G. Richardson offered to give C. Ingle an old map of this area. G. Richardson spoke of an old rock wall near the Maori Pont campground. He asked if the wall is part of the scheme, it was agreed that this wall is not part of the scheme. It was noted that there are quite a few old works that aren't included in the scheme.

B. Langford addressed the meeting. He had drawn an illustration of the current situation with the Karamea River mouth and explained the areas of concern. B. Langford stated that there is a section of wall that sticks out into the river but the end of the wall has fallen off. B. Langford suggested that the other end of the wall is taken off and put on the end that is causing concern. B. Langford stated that the river is very deep in this area. He stated he is unsure how much this would cost. H. Macbeth stated that he is in favour of this and feels that it is the right thing to do. Extensive discussion took place. C. Ingle suggested that engineering advice is sought from someone like Gary Williams to ascertain whether or not this method would work. C. Ingle noted that this would be new capital works and a design and costings would be required. It was agreed that once the engineers report it to hand then a further meeting of the rating district would be held.

**Moved: *"That an Engineer's report is sought to investigate the extension of the rock wall in the Karamea River, near Maori Point, and then a meeting is held to discuss the findings of the report."***

*M. Watt / S. Gibson - Carried*

A speaker asked if something should be done now as the seasonal floods are due in the next two months. He stated that the dune at the north end is already quite low and the sea does come over this area and he suggests a channel is dug out to see if this helps. Discussion took place and it was noted that the Graeme Smart Report advised to keep this area clear of Marram grass. It was noted that if there was an emergency situation then work can be done in this area.

A speaker asked what will happen to Granite Creek once the Karamea River mouth opens. It was stated that Granite Creek is trying to run in a reasonable line and all it needs is a helping hand as the Karamea River is now impacting on Granite Creek. C. Ingle stated that at this morning's Kongahu rating district meeting there was many different points of view but they are prepared to put some money into cleaning out Granite Creek. B. Jones stated that one suggestion is to make a channel out to the estuary and to have a deeper area a bit further up which can fill up and let nature bring the rest down. Discussion ensued. C. Ingle stated that if the Granite Creek clean out is done now then the Karamea River will take out the spoil.

C. Ingle stated that the Kongahu rating district agreed to set aside \$2,000 to clear willows in Granite Creek and they said that if the other parties agree then they would also put in some money to making a start on the Granite Creek clean out. C. Ingle asked the meeting if they were prepared to also contribute. This was agreed to. It was agreed that should there be a heavy rainfall forecast then the northern dune area at Karamea River mouth can be dug out. C. Ingle stated that there is money set aside for unforeseen maintenance and this could be used to open the river mouth in an emergency situation. G. Richardson asked how often Council does a walkover and inspection of riverbanks. P. Birchfield responded and advised that an annual inspection is done each year but the community and rating district spokesperson is relied upon to alert council to any concerns. It was agreed that should further funding be required then this would be discussed at the special meeting in about six months' time.

## **RATES 2016 / 2017**

Cr Clementson advised that the proposed rate strike is \$50,000. It was noted that the balance in the rating district account at the beginning of the 2016 / 2017 financial year is likely to be \$196,483.

**Moved: "That the rate strike for the Karamea Rating District remains at \$50,000 for the 2016/ 2017 financial year."**

*D. Simkin / B. Langford - Carried*

Raramai Adcock addressed the meeting. She expressed concern about erosion on the Oparara River which is in danger of taking out a forest area by the river. R. Adcock displayed a 30 second video to the meeting. She stated there is land being lost and trees are being knocked down in this area. A speaker stated that festivals have been held in this area and the community has been planting along the edges to try to prevent erosion but it is still occurring. A speaker stated that there may also be middens in this area. It was agreed that P. Birchfield would inspect this area and if it is an easy fix then this can be discussed at the next special meeting. Funding was discussed and it was noted that the community may be able to apply to BDC for funding for this community asset.

Discussion took place on how the rating system works. C. Ingle explained that the \$50,000 agreed to at today's meeting gets rated across the rateable properties (approximately 400 properties) and is then distributed according to the capital value of each property and the differentials that are in place.

N. Clementson thanked the meeting for their attendance.

There being no further business, the meeting closed at 2.32 p.m.

### **Action Points**

- Arrange a special meeting in around six months' time to discuss engineering advice on Karamea River rock wall extension.
- P. Birchfield to get prices for the stopbank work for next year.
- P. Birchfield to inspect erosion area at Oparara River.

## THE WEST COAST REGIONAL COUNCIL

### MINUTES OF THE ANNUAL MEETING OF THE PUNAKAIKI RATING DISTRICT HELD AT THE KEATING RESIDENCE ON 29 OCTOBER 2015, COMMENCING AT 7.03 PM.

#### PRESENT

M & F. Keating, J. Lightfoot, C. King, G & A. Beynon, T. Sullivan, A. Palmer, T. Wilkins,  
C. Findlay, N. Wilkins

#### IN ATTENDANCE

West Coast Regional Council  
T. Archer (Councillor), N. Clementson (Councillor)  
M. Meehan, P. Birchfield, T Jellyman (Staff)

#### APOLOGIES

J. Costello

**Moved:** *"That the apologies be accepted."*

*J. Lightfoot / T. Sullivan - Carried*

#### BUSINESS

T. Archer opened the meeting and welcomed those present to the meeting.  
He introduced himself and the Council staff.

**Moved:** *"That the minutes of the previous Annual Meeting held on 19 November 2014, be adopted as a true and correct record of that meeting."*

*J. Lightfoot / G. Beynon - Carried*

#### MATTERS ARISING

Cr Archer advised that the matter of gravel being thrown up onto the road on Dickinson Parade has now been resolved. He stated that Buller District Council (BDC) has now agreed to clear the gravel when they have machinery in the area. M. Meehan advised that he and S. Griffin from BDC both wondered if there is any need for traffic to be on the seawall. M. Meehan stated that they were going to discuss putting up bollards, similar to the Greymouth floodwall to stop traffic going along this area. He asked the meeting for their thoughts on this. It was agreed that the rating district does not want bollards in this area and they do not want the road closed.

The following action points were updated:

M. Keating asked if the \$13,195 in the financial report section of last year's minutes was a mistake. M. Meehan advised that there was work associated with supervising the previous year which went over into the following year. He stated this was staff time associated with a couple of jobs and was put into one year instead of being linked in with the job from the previous year.

NIWA Report: Cr Archer asked if everyone has had an opportunity to read the NIWA report which was sent out with the agenda. J. Lightfoot stated that he has an issue with two of the recommendations, with one being that the rating district does BDC's job at the northern

end of the seawall and that the rating district does NZTA's job at the southern end. J. Lightfoot feels that the rating district should not be paying for work that BDC and NZTA should be doing. M. Meehan advised that the writer of the report is making suggestions on what he thinks should be done to improve the issues that he has outlined. Cr Archer agreed and stated that the writer is making factual observations on areas that he feels are inadequate. The writer is not asking or suggesting that any of the suggested work or costs identified in the report should be met by the rating district.

### **FINANCIAL REPORT**

M. Meehan presented the financial statements for the financial period ending 30 June 2015. M. Meehan advised that the opening balance in the maintenance account is \$28,833 in deficit. He stated that costs including maintenance work and expenditure were just under \$80,000. The balance as at 30 June 2015 is \$63,708.34 in deficit. M. Meehan reported that the loan account will be paid off next month. He stated that this is very good to see.

### **WORKS REPORT**

P. Birchfield presented the 2014 / 2015 works report and advised that \$68,494.60 worth of works were completed during the reporting period.

P. Birchfield carried out an inspection in September 2015 and identified a total of \$5,720 worth of maintenance works. She reported that there are a couple of sections of slumping on the seawall at the north end and several places along the seawall frontage. P. Birchfield has allowed \$12,000 for unforeseen maintenance over the 2015 / 2016 period. P. Birchfield advised that with the recent works and the projected works the balance in the rating district account at the beginning of the 2016 / 2017 financial year is likely to be \$39,706 in deficit.

### **RATES 2016 / 2017**

M. Meehan advised that there will not be a rate strike for the loan in the next rates that go out as the loan will be paid off next month. M. Meehan stated that this matter should have been discussed at last year's meeting, that way the maintenance rate could have been increased so that the \$95,000 rate take could have come into the account this year. M. Meehan is recommending that the maintenance rate is set at \$95,000 for the coming financial year in an effort to reduce the debt and to get back into the black. He advised that this financial year the second payment on the loan account will not be made.

M. Meehan explained that the prudent reserve system to the meeting. He advised that a prudent reserve is a nominated amount that the rating district aims to have in its account in order to be able respond to works that could occur. M. Meehan advised that the prudent reserve for the rating district is yet to be set but P. Birchfield will work on this in order to come up with a reasonable figure to aim for. Once there is a good amount in the rating district account the rates can be scaled back.

**Moved:** *"That the rate strike for the Punakaiki rating district is \$95,000 for the 2016 / 2017 financial year."*

*J. Lightfoot / G. Beynon - Carried*

P. Birchfield explained the cross section data analysis. She stated that the annual cross section survey was done in March but she noted that the beach has changed since then. There is a general build up at the south end and drop and a build up around the Pororari River. P. Birchfield stated that she is looking at presenting the cross section report in a different way so that long term trend analysis from 2006, and year by year can be seen and is more like a graph.

P. Birchfield explained the erosion scarp which is on the map which was sent out to ratepayers with the agenda. She advised that GPS points of the toe of the erosion scarp along the beach were taken over the past few months.

### **ELECTION OF OFFICERS**

Cr Archer read out the names of those on the committee. Cr Archer asked if anyone wishes to either come off or stand down from the committee or if anyone present would like to be elected onto the committee. It was noted that there a few committee members who are not present at tonight's meeting. It was agreed that the existing members of the status quo would remain.

**Moved:** *"That the existing members, G. Beynon, T. Wilkins, S. Casey, M. Keating, A. Beynon, I. Ryder, L. Totzauer, T. Sullivan, C. Findlay and J. Lightfoot remain on the committee for 2015 / 2016 financial year".*

*J. Lightfoot / G. Beynon – Carried*

J. Lightfoot moved that anyone else present that would like to come on to the committee. N. Wilkins stated that his property has been swapped over and he would like T. Wilkins to replace him on the committee. It was agreed that T. Wilkins would replace N. Wilkins.

Mr Lightfoot stated that he has been the spokesperson for a few years now and he would like someone else to have a turn. J. Lightfoot nominated C. Findlay.

**Moved:** *"That the C. Findlay be elected as the Spokesperson for the 2015 / 2016 financial year and G. Beynon be the deputy Spokesperson".*

*J. Lightfoot / T. Wilkins – Carried*

### **GENERAL BUSINESS**

J. Lightfoot passed on his thanks to M. Meehan and P. Birchfield for the work that they do for the rating district. P. Birchfield thanked J. Lightfoot for the help and assistance he has given her over the past year.

C. Findlay asked if NZTA are still going to do a report similar to the NIWA report. P. Birchfield advised that NZTA have talked about getting a coastal expert involved but they are yet to get back in touch with Council staff. C. Findlay stated that the camping ground is experiencing erosion and the stream needs to be culverted. P. Birchfield stated that if the rating district seawall is extended then this could have effects on the NZTA seawall. M. Meehan advised that NZTA has just gone through a major change with their roading contract and the person he normally deals with is short staffed and he is now very busy. The area around the camping ground is also affected. Cr Archer stated that BDC may need to consider protecting the camping ground and if the seawall is to be extended then the costs would be on the benefiting parties which are BDC. A. Beynon stated that the properties behind the motor camp have been contributing to the rating district seawall and this may mean a double whammy for these property owners. Extensive discussion took place. Cr Archer offered to speak to councillors from BDC on behalf of the rating district. M. Meehan suggested that a rough order of costs is prepared prior to Cr Archer meeting with BDC.

Discussion took place on the quality of rock that has been used on the seawall over the years. A. Palmer stated that some of this rock has been of dubious quality and good money has been paid to have repairs done and it is not been that effective. A. Palmer stated it is good that a rock source (Kowhitirangi rock) has been found and is more durable. He stated he would prefer to pay more to get a repair that lasts rather than pay the minimum to get a

repair that doesn't last. Cr Archer stated that the government is doing a lot of work on coastal hazards. He stated that sea levels are rising and it is likely that the government will produce a document that will require individual councils to put greater controls on development work in coastal areas. M. Meehan advised that discussions at meetings have been held on the pros and cons of lesser qualities of rock and prices. He stated that rock has been sourced from Kiwi Quarry in the past which is more durable. M. Meehan stated that usually when a tender is put out a price for two types of rock is included one is usually from a closer source and one from Kiwi. M. Meehan agreed with A. Palmer and the options for rock are put to the community but it depends on what the community wants and how financial the rating district is at the time. It was noted a local source of rock has been found and some has been used. M. Meehan stated that it really appreciated when a local rock source is found as this saves money on cartage.

J. Lightfoot passed on his thanks to M & F. Keating for hosting the meeting at their home. Cr Archer thanked those present for their attendance and their contributions to tonight's meeting.

There being no further business the meeting closed at 8.06 p.m.

**Action Points:**

- M. Meehan to supply costs of extending the seawall to Cr Archer prior to Cr Archer meeting with Councillors from BDC.
- T. Jellyman to email minutes to Spokesperson.

**MINUTES OF THE MEETING OF  
THE GREYMOOUTH JOINT FLOODWALL COMMITTEE  
HELD ON 9 NOVEMBER 2015,  
AT THE OFFICES OF THE WEST COAST REGIONAL COUNCIL,  
388 MAIN SOUTH ROAD, GREYMOOUTH, COMMENCING AT 3.04 P.M.**

**PRESENT:**

A. Robb (Chairman), T. Kokshoorn, P. Ewen, M. Hay, A. Birchfield

**IN ATTENDANCE:**

C. Ingle (WCRC Chief Executive), M. Meehan (WCRC Planning and Environmental Manager),  
M. Sutherland (GDC Assets Manager), T. Jellyman (Minutes Clerk), The Media.

**APOLOGIES:**

D. Truman

*T. Kokshoorn / P. Ewen - Carried*

**BUSINESS**

A. Robb welcomed all present to the meeting and introductions were made.

**CONFIRMATION OF MINUTES**

**Moved:** *That the minutes of the Joint Floodwall Committee meeting held 10 November 2014, as circulated, be confirmed as correct*

*T. Kokshoorn / A. Robb - Carried*

**MATTERS ARISING:**

There were no matters arising.

**PUBLIC FORUM**

Rob Harrison, Convener of the Cobden Aromahana Sanctuary and Recreation Area Inc (CASRA) addressed the meeting. Mr Harrison stated that he has been asked to present the favoured flood mitigation options of the affected residents who attended a meeting of CASRA earlier this year. Mr Harrison stated that the affected residents at this meeting favoured a pump system. He explained in detail how this option would work and the area where the pump station could be placed. Mr Harrison stated that CASRA believe that a combination of a lowered cut, no culvert, between the Cobden lagoon and the sea, the natural buffering effect of the lagoon itself, and the incorporation of a pump station will provide flood mitigation support to Nelson Quay residents.

Cr Robb asked the meeting if they wished to ask any questions of Mr Harrison. T. Kokshoorn asked Mr Harrison if he felt disadvantaged with regard to flood mitigation in the lower end of Cobden when compared to the whole floodwall system that was put in several years ago. Mr Harrison stated that it is 25 years since the floodwall was established and there has still be nothing done to mitigate flooding in lower Cobden. Cr Birchfield stated that the costs of a pump station have come in at an estimated \$1.2M. Cr Robb asked Mr Harrison how many residents came to the CASRA meeting. Mr Harrison advised that six residents came to the meeting with about two dozen residents adversely affected. Cr Robb asked if these residents have had flooding in their houses. Mr Harrison said some had. M. Meehan advised that when M. Gardner from Land River Sea Consulting Ltd was doing the investigative work for his report

he talked to residents in this area and they commented that they are now better off following the floodwall being put in place. M. Gardner did not encounter anybody who had flooding through their house. T. Kokshoorn stated that houses have come close to be flooded a number of times.

Cr Robb thanked Mr Harrison for his presentation.

### **FINANCIAL REPORT GREYMOUTH RATING DISTRICT**

M. Meehan presented the financial statement for the financial period 1 July 2014 to 30 June 2015. He reported that the closing balance in the loan account is \$50,752.92. The maturity date for the loan is 30 June 2030. M. Meehan provided details on the loan account and stated that interest rates over the years have been less than what was originally estimated and the loan didn't kick in until after the first lot of rates had been collected. He stated that if interest rates go up the loan account could be adversely affected.

M. Meehan advised that the costs in the maintenance account over the last two to three years are associated with the ongoing court case. The closing balance is negative \$363,188.98

### **FINANCIAL REPORT NEW RIVER / SALTWATER CREEK**

M. Meehan reported that \$715 was spent in staff time during the reporting period and the closing balance is \$4,459.34.

### **WORKS REPORT – GREYMOUTH RATING DISTRICT**

M. Meehan spoke to this report and stated that just under \$7,000 was spent on works this year. M. Meehan advised that \$50,000 has been allowed for proposed maintenance works for the 2015 / 2016 year, this includes \$10,000 for the spraying of vegetation on the floodwall, \$20,000 for rock placing on the main wall and \$20,000 for unforeseen maintenance.

### **WORKS REPORT – NEW RIVER / SALTWATER CREEK**

M. Meehan spoke to this report and advised that no works were carried out during the past financial year. He reported that \$1,500 has been allowed for the opening of the outlet and \$1,000 for unforeseen maintenance.

### **RATE STRIKE – GREYMOUTH FLOODWALL**

It was agreed that the rate strike would remain the same at \$50,000 for the 2016 / 2017 financial year.

### **RATE STRIKE – NEW RIVER / SALTWATER CREEK**

It was agreed that the rate strike would remain the same at \$2,500 for the 2016 / 2017 financial year.

## **GENERAL BUSINESS**

### **Matt Gardner Report:**

M. Meehan advised that M. Gardner from Land River Sea Consulting Ltd put together a report on flood mitigation options for Cobden. M. Meehan reminded everyone of the meeting held a couple years ago when M. Gardner attended and spoke of various options. M. Meehan advised that at this time M. Gardner did the initial work and looked at the various options and the most cost effective option was to excavate the area around the dog park. M. Meehan advised that since this report was done more work has been done on this option with an engineer from Canterbury looking into this as well. M. Meehan advised that the dog park idea has been put aside as it was felt that there is not enough to be gained. M. Meehan advised that the preferred option now is to build the bund but not to do the excavation work within the dog



park. M. Meehan stated he would like to progress with the building of the bund to a higher height but currently there is a negative balance in the rating district account. He stated that once the court case relating to the floodwall is resolved then this may resolve the rating district account. T. Kokshoorn stated that there are two options; one option is the pump station at a cost of \$1.2M. M. Meehan advised that the costs don't include the discharge follow up, ongoing maintenance, or service fees and this is for one pump station. M. Meehan advised the M. Gardner met with K. Perrin-Smith from GDC to see if there was an option to retrofit the infrastructure that is already in Cobden but the costs would still be \$1.2M. M. Meehan stated that M. Gardner's model with the raised bund and designed to a 10 - 20 year event has been investigated to see to what would be gained from a 5000 litre per second pump station. M. Meehan stated that the bund and the pump station seem to achieve about the same thing but the bund is well under one tenth of the price. T. Kokshoorn stated that something needs to be done now before the rate strike for next year can be set. M. Meehan advised that at last year's meeting it was agreed to progress with stage one, part of stage one was to lower the actual outlet, the Cobden Cut and this was done straight away. M. Meehan stated the issue is the account balance and whether or not to go into further deficit. M. Meehan explained the bund option in detail. Cr Robb stated that he has read the report and the bund is as effective as a pump station. Cr Robb stated if the bund is done then the pump station option should be put to bed. T. Kokshoorn stated that the bund is not a huge job. M. Meehan suggested that the bund job could be put out for tender. M. Sutherland asked what the service level for the bund would be. M. Meehan stated a 50 year level was being proposed. C. Ingle advised that the financial situation could be quite different in a few months' time once the legal matter with the floodwall is resolved. C. Ingle stated that at the moment committing to doing more capital works when a huge deficit is being carried is not a comfortable place to be. T. Kokshoorn stated that the Cobden flood issue has been going on for too long and it needs to be resolved. T. Kokshoorn stated that the people of Cobden have felt hard done by since the floodwall was built in 1990 and they are still threatened with flooding. Cr Robb stated that since the floodwall has been in place houses have not been flooded. Cr Robb stated that a decision about the bund should not be made until the cost estimates are to hand. It was agreed that costs would be sought for the costs of the bund.

**Moved: "That estimate costs for the bund at a 20 and 50 year flood return level sought".**

*T. Kokshoorn / R. Ewen - Carried*

C. Ingle stated that this work may be able to be done within existing budgets once the legal matter with the floodwall is resolved. He stated that this has taken a lot longer to get settled than was expected.

There being no further business, the meeting closed at 4.30 p.m.

.....  
Chairman

.....  
Date

Prepared for: Council Meeting 8 December 2015  
 Prepared by: Robert Mallinson – Corporate Services Manager  
 Date: 27 November 2015

### 1. Financial Report

I attach the financial report for the three months to 30 September 2015.

FOR THE FOUR MONTHS ENDED 31 OCTOBER 2015				
	ACTUAL	YEAR TO DATE BUDGET	ACTUAL % ANNUAL BUDGET	ANNUAL BUDGET
<b>REVENUES</b>				
General Rates and Penalties	758,726	734,000	34%	2,202,000
Investment Income	151,487	347,573	15%	1,042,718
Resource Management	489,304	472,850	34%	1,418,550
Regional Land Transport	23,519	30,167	26%	90,500
Emergency Management	82,168	80,667	34%	242,000
Economic Development	50,000	0		0
River, Drainage, Coastal Protection	569,085	467,259	41%	1,401,778
Regional % Share Controls	132,378	133,333	33%	400,000
Other	0	0	0%	0
Warm West Coast	53,342	36,333	0%	109,000
VCS Business Unit	1,070,691	949,325	38%	2,847,975
Revaluation of Investment Property	0	11,271	0%	33,814
	<b>3,380,700</b>	<b>3,262,778</b>		<b>9,788,335</b>
<b>EXPENDITURE</b>				
Governance	142,954	141,043	34%	423,128
Economic Development	20,092	50,000		150,000
Resource Management	1,148,332	1,019,090	38%	3,057,270
Regional land Transport	49,650	55,703	30%	167,110
Hydrology & Floodwarning Services	205,223	168,565	41%	505,695
Emergency Management	64,267	84,171	25%	252,512
River, Drainage, Coastal Protection	835,201	508,378	55%	1,525,135
Regional % Share Controls	249,849	241,914	34%	725,741
VCS Business Unit	893,503	782,658	38%	2,347,975
Other	43,718	30,719	47%	92,156
Warm West Coast	7,990	36,333	7%	109,000
	<b>3,660,779</b>	<b>3,118,574</b>		<b>9,355,722</b>
<b>OPERATING SURPLUS / (DEFICIT)</b>	<b>-280,078</b>	<b>144,204</b>		<b>432,613</b>

BREAKDOWN OF SURPLUS (-DEFICIT)	Variance Actual V Budgeted YTD	ACTUAL	BUDGET Year to date	ANNUAL BUDGET
Rating Districts	-115,834	-18,922	96,912	290,736
Economic Development	79,908	29,908	-50,000	-150,000
Quarries	-101,352	-99,537	1,815	5,444
Regional % Share of AHB Programmes	-8,891	-117,471	-108,580	-325,741
Investment Income	-196,086	151,487	347,573	1,042,718
VCS Business Unit	10,521	177,188	166,667	500,000
General Rates Funded Activities	-113,632	-404,366	-290,734	-872,202
Warm West Coast	45,352	45,352	0	0
Revaluation Investment Property	0	0	11,271	33,814
Other	-12,999	-43,718	-30,719	-92,156
<b>TOTAL</b>	<b>-413,012</b>	<b>-280,078</b>	<b>144,205</b>	<b>432,613</b>

Net Contributors to General Rates Funded Surplus (-Deficit)	Net Variance Actual V YTD	Actual	Budet ytd	Annual Plan
Rates	24,726	758,726	734,000	2,202,000
Representation	-1,911	-142,954	-141,043	-423,128
Resource Management	-112,788	-659,028	-546,240	-1,638,720
Transport Activities	-594	-26,131	-25,537	-76,610
River, Drainage, Coastal Protection	-7,811	-147,657	-139,846	-419,537
Hydrology & Floodwarning	-36,658	-205,223	-168,565	-505,695
Emergency Management	21,405	17,901	-3,504	-10,512
	<b>-113,632</b>	<b>-404,366</b>	<b>-290,734</b>	<b>-872,202</b>

STATEMENT OF FINANCIAL POSITION @ 31 OCTOBER 2015

	@ 31/10/15
<u>CURRENT ASSETS</u>	
Cash	964,930
Deposit - Westpac	0
Accounts Receivable - General	69,138
Accounts Receivable - Rates	-123,432
Prepayments	216,599
Sundry Receivables	459,927
GST Refund due	0
Stock - VCS	55,016
Stock - Rock	484,704
Stock - Office Supplies	19,164
Accrued Rates Revenue	0
	<u>2,146,046</u>
<u>NON CURRENT ASSETS</u>	
Investments	11,356,068
Strategic Investments	913,432
Term Deposit - PRCC bond	50,000
MBIE & DOC Bonds	14,636
Investments-Catastrophe Fund	905,586
Warm West Coast Loans	686,501
Commercial Property Investment	1,340,000
Fixed Assets	4,869,312
Infrastructural Assets	54,061,958
	<u>74,197,492</u>
<u>TOTAL ASSETS</u>	<u>76,343,537</u>
<u>CURRENT LIABILITIES</u>	
Bank Short Term Loan	1,150,000
Accounts Payable	562,640
GST	232,931
Deposits and Bonds	864,011
Sundry Payables	32,592
Accrued Annual Leave, Payroll	376,046
Other Revenue in Advance	59,505
Rates Revenue in Advance	646,238
	<u>3,923,963</u>
<u>NON CURRENT LIABILITIES</u>	
Future Quarry restoration	70,000
Interest Rate Hedge Position	180,435
Lower Waiho	226,100
Greymouth Floodwall	1,780,623
Hokitika Seawall	1,362,500
Punakaiki Loan	4,516
Strategic Investments	1,235,076
Warm West Coast	685,000
Office Equipment Leases	20,011
	<u>5,564,261</u>
<u>TOTAL LIABILITIES</u>	<u>9,488,224</u>
<u>EQUITY</u>	
Ratepayers Equity	19,363,947
Surplus transferred	-280,078
Lake Brunner Project Funds	22,502
Rating Districts Equity	1,870,295
To Special Rate Balance	317,206
Revaluation	34,624,357
Quarry Account	-267,076
Catastrophe Fund	897,160
Investment Growth Reserve	10,307,000
<u>TOTAL EQUITY</u>	<u>66,855,312</u>
<u>LIABILITIES &amp; EQUITY</u>	<u>76,343,537</u>

## 2. Investment Income

### Westpac Portfolios

October 2015	Catastrophe Fund	Major Portfolio	TOTAL
Opening balance 1 October 2015	\$ 889,728	\$ 11,176,146	\$ 12,065,874
Income October 2015	\$ 15,852	\$ 179,922	\$ 195,774
Deposit			
Withdrawal		\$ -	\$ -
Closing balance 31 October 2015	\$ 905,580	\$ 11,356,068	\$ 12,261,648
Total income year to date to 31 October	\$ 8,421	\$ 106,414	\$ 114,835

## 3. Comment

The deficit for the four month period amounts to -\$280,000.

Contributing factors to the deficit include the following factors;

- Investment income is almost \$200,000 less than budgeted for the period, although there was a pleasing rebound in the portfolio during October of \$196,000.
- Rating District and Quarries expenditure exceeded budget by \$215,000.

Council experienced quite challenging financial years during 2013/14 and 2014/15. This has resulted in Council carrying more short term bank debt than is comfortable (amounting to \$1.150 million @ 31 October). I would like to convert part of this short term bank debt to a 10 year term with Westpac. If we arrange a floating interest rate then Council can always repay early if unexpected surpluses or recoveries occur.

### RECOMMENDATIONS

1. *That this report be received.*
2. *That up to \$750,000 of the existing short term bank debt be placed on a 10 year repayment term (interest rate to floating).*

Robert Mallinson  
Corporate Services Manager

**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Council Meeting- 8 December 2015  
Prepared by: Andrew Robb – Chairman  
Date: 1 December 2015  
Subject: **CHAIRMAN'S REPORT**

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**Meetings Attended**

- I attended the Joint Floodwall committee meeting on 9 November.
- I attended the Mayors and Chairs forum on 16 November.
- I met with personnel from the Ministry of Building, Innovation and Employment on 18 November.
- I attended and spoke at the launch of the Regional Growth Study held at Monteith's on Thursday 26 November.
- I attended the 2015 Rivers Awards in Wellington on 26 November with the Chief Executive.
- I attended the Regional Sector Group meeting and Strategy Session in Wellington on 27 November.

**RECOMMENDATION**

*That this report be received.*

Andrew Robb  
Chairman

**THE WEST COAST REGIONAL COUNCIL**

Prepared for: Council Meeting 8 December 2015  
Prepared by: Chris Ingle – Chief Executive  
Date: 25 November 2015  
Subject: **CHIEF EXECUTIVE'S REPORT**

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**Meetings Attended**

- I attended the Greymouth Joint Floodwall committee meeting on 9 November.
- I attended the SOLGM Summit on 10 and 11 November in Palmerston North.
- I attended a week-long Civil Defence controller's course in Christchurch on 15-20 November.
- I met with Mark Davies, from DoC on 24 November to discuss Economic Development and various other matters.
- I am meeting with Rod Quin, Chief Executive of Westland Milk Products on 26 November.
- I will be attending the 2015 Rivers Awards in Wellington on 26 November with the Chairman.
- I will be attending the Regional Sector Group meeting and Strategy Session in Wellington on 27 November, with the Chairman.
- I will be chairing the Civil Defence Group's CEG meeting on 1 December.

**Civil Defence West Coast**

I attended a week-long residential training session in Christchurch from 15 – 20 November inclusive. The training was quite intensive with some excellent speakers and some robust exercises. There were 30 controllers, mostly senior managers from local government, some emergency management staff, some from central government agencies and some council 'volunteer controllers'. Three controllers from the West Coast attended.

**SOLGM Annual Summit**

The Society of Local Government Manager's annual summit was held in Palmerston North on 9-11 November. I attended the two days on the 10<sup>th</sup> and 11<sup>th</sup>. Some good speakers but more importantly many opportunities for discussions with fellow CEOs and senior managers from NZ and overseas councils.

**RECOMMENDATION**

*That this report be received.*

Chris Ingle  
Chief Executive

**THE WEST COAST REGIONAL COUNCIL**

To: Chairperson  
West Coast Regional Council

I move that the public be excluded from the following parts of the proceedings of this meeting, namely, -

Agenda Item No. 8.

- |         |     |   |
|---------|-----|---|
| 50 – 52 | 8.1 | Confirmation of Confidential Minutes 20 October 2015    |
|         | 8.2 | Overdue Debtors Report (to be tabled)                   |
| 53 – 63 | 8.3 | Audit Management Report for the year ended 30 June 2015 |
|         | 8.4 | Response to Presentation (if any)                       |
|         | 8.5 | In Committee Items to be Released to Media              |

<b>Item No.</b>	<b>General Subject of each matter to be considered</b>	<b>Reason for passing this resolution in relation to each matter</b>	<b>Ground(s) under section 48(1) for the passing of this resolution.</b>
8.			
8.1	Confirmation of Confidential Minutes 20 October 2015		Section 48(1)(a) and in particular Section 9 of 2nd Schedule Local Government Official Information and Meetings Act 1987.
8.2	Overdue Debtors Report		
8.3	Audit Management Report for the year ended 30 June 2015		
8.4	Response to Presentation (if any)		
8.5	In Committee Items to be Released to Media		

I also move that:

- Chris Ingle
- Robert Mallinson
- Michael Meehan

be permitted to remain at this meeting after the public has been excluded, because of their knowledge on the subject. This knowledge, which will be of assistance in relation to the matter to be discussed.

The Minutes Clerk also be permitted to remain at the meeting.