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Collector: Web Link 1 (Web Link)
Started: Monday, April 23, 2018 11:32:11 AM
Last Modified: Monday, April 23, 2018 10:03:07 PM
Time Spent: 10:30:55
IP Address: 122.58.53.4

Page 1: Your contact details

Q1 Your details

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Q2 Do you wish to be heard in support of your submission? Submissions will be heard in Fairlie on Thursday 3 May 2018 and in Twizel on Friday 4 May 2018. If you wish to be heard, you will be required to keep your presentation to 10 minutes maximum. Councillors will have read your written submission prior to the hearing.

Yes, I wish to be heard in support of my submission

Q3 Where do you wish your submission to be heard?

Fairlie on 3 May

Page 2: Your submission

Q4 KEY ISSUE: ROADING - from the following options, which are described in more detail on pages 6 and 7 of the Consultation Document, which is your preference?

OPTION 1: Set aside a maximum budget of \$300,000 for each year of the plan for roading improvement projects, and borrow to fund Council's 49% share of this amount.

Why is this your preference?

(optional):

We agree with council to have a prudent approach; BUT we find it difficult to choose a preference, because: 1. We do not have the overview of what roading improvement projects are currently on the MDC's agenda and their priority. 2. Under "Capital expenditure & debt" MDC proposes a capital expenditure for roading projects for the next 10 years a Total of \$ 40,453.000. What projects? 3. Will the rate payers have a say: a. what projects (improvement /e.g. established)? b. the setting of their priority?

Q5 OTHER ISSUES: Do you have feedback on any of the other issues or projects outlined in the Consultation Document or any of the supporting documents?
(note: you can upload your submission as a document if you prefer, or upload supporting documents, by going to the next question)

Respondent skipped this question

Q6 You can upload your submission or supporting documents here.

MDC Submission Long Term Plan 2018_04_23a.pdf (221.7KB)

MDC Submission Long Term Plan 2018 -2028

Additional Comments

RESIDENTS FIRST! - IT IS TIME CENTRAL GOVERNMENT PAYS! – PRESERVE THE NATURAL AMENITIES!

As long-term residents in Lake Tekapo, we have experienced a drastic change over the decades: from being an “undiscovered” gem to a tourist “goldmine” – complete with speculators, gold diggers and gun slingers, with the modern twist of excited tourists swinging oversized zoom lenses, selfie sticks, buzzing drones and leaving trails of cigarette butts, paper tissues and whatever comes out of a human body.....Welcome to our world!

The Mackenzie District offers some of the most attractive places in New Zealand and the world.
+We agree with the Mayor & Council that it is “vitaly important we continue to plan carefully, so the Mackenzie continues to be a place that people love to live and want to visit.”

Among the obvious drawcard: visual beauty of the unspoilt High Country, clear skies, the absence of pollution in the air, water and land, one shall not forget how important the Natural Quiet /Natural Sound and its preservations is. It shall not be exploited for short term financial gains.

+Especially for planning and decisions in and around Lake Tekapo we urge the MDC to apply a mindset of “**Residents first**” .

Lake Tekapo has seen a stellar growth in holiday homes and visitor numbers (day/short term). Resulting in an increasing shortage of affordable housing for workers, families etc. and unfortunately hasn’t grown as a community.

This will be the biggest hinderance for economic and social growth.

This demands for new approaches and the will to make Lake Tekapo not only an attractive place to visit, but also an affordable one to live and work in.

A great place to live, will always be an attractive place to visit!

- Affordable housing / Workers accommodation

+We partially agree with MDC in their approach for workers accommodation.

But when applying div. zoning, it must be very careful not to create “worker ghettos”.

+We suggest an approach, which consist either of incentives of some sort for developers and businesses, who are prepared to make provision for affordable housing/accommodation for employees, or setting a criteria list/conditions to achieve such provisions before giving consent.

-QV and rateable values.

+We don’t agree with MDC stating that they cannot control the impact of increased QV has on rateable values.

We do understand that MDC is restricted by Central Government rules how it can set the rates.

+But we suggest MDC applies an innovative approach towards fairer rating. e.g. levelling rates by applying rebate or capping the QV based General rates.

+We believe the MDC intends to apply tourism rate for houses used for visitor accommodation.

We do hope MDC will reconsider how it is rating official accommodation providers; we are strongly against the current system of a QV based tourism rate.

+MDC to lobby Central government to be permitted to have a more user pay approach.

One argument to bring the message across is the fact that houses, sections in town

are getting valued proportional at a much higher level than rural. The first to be forecasted with 14% + increase in rates the later with reduction of - 6%.

-We don't agree with MDC's reasoning: only 13 % of the residents are over 65, hence we do not budget for seniors.

+We like MDC's to reason: how can we make LTK more attractive for seniors? e.g. medical provision, affordable housing, lower rates etc.

Same applies for the younger generation: how can we make it more attractive for families to settle here.

A driving community needs all generations.

-Co-funded tourism infrastructure projects

+We agree with MDC and share the believe that Central Government should provide far more funding towards tourism industry infrastructure.

The current mechanism of having to apply for funding and the co-funded mechanism is very poor, over bureaucratic, unfair way of spending the taxpayers' money.

We would support a tourism border contribution, but it needs to be combined with a new fairer distribution of funds.

In the meantime:

+We believe MDC should keep applying for co-funded tourism infrastructure and pushing for MDC's portion of the agreement to be as small as possible.

Reason:

a. we do encounter an ever-increasing number of passing through visitors, only using our infrastructures, as toilets, grounds, roads.

Uncontrolled and unmanaged it will not only affect the permanent residents, also affects the quality of stay, accommodation providers can offer their guests. Peace and tranquillity is one of the main drawcards which makes people flocking to the Mackenzie.

b. we are worried if MDC is not applying for funding for Tourism infrastructure, Central Government may leave us out altogether; what is plan B?

c. The Co-funded tourism infrastructure pool would also allow to apply for funds for certain roading projects.

- Marketing

-Alps2Ocean Cycle Trail

+We agree with MDC paying towards improvement and maintenance cost for the tracks on MD land.

We feel MDC should pay nothing towards marketing of Alps2Ocean Cycle Trail.

This project is now up and running and especially the marketing should be done by the businesses, who are using them and/or Waitaki tourism.

Please note:

Tourism Waitaki's states in its *Waitaki Tourism District Planning 2025*

1.priority is "Building a broader infrastructure, particularly in the lower section of the Waitaki Valley;

Question: A. Does MDC has to help this cause?

B. Why are we sending valued guests to the Ocean, when we could have them staying longer in the District? We should concentrate and budget for more connected cycle ways, rather than the current one-way option to the Ocean!

-Christchurch Canterbury Marketing Partnership

+We do agree with MDC that we need some sort of marketing for the District.

But besides our strong belief that most of the Marketing Budget would be better spent in infrastructure, we also believe that time has come that money should be used to concentrate more on marketing our values, our cultures and educate visitors, rather than just to attract people to this region.

+Use the Marketing Budget to educate visitors to this region how to deal with it.

Think of the Mackenzie like a very exclusive Museum. Teach the visitor to enjoy it, but to treat its landscape and its residents with respect. Teach them "our ways".

Aiming for Quality not Quantity tourism....

The secret of sustainable tourism lays in aiming for less people but make them spend more.

Worldwide Authorities are looking for answers how to deal with an ever-increasing load of visitors.

MDC could become a trendsetter by setting its own unique standards.

-Conclusion

We appreciate the MDC's effort to stay in the limits of the budget, its effort to oblige to the increasingly more demanding bureaucratic rules of the Central Government.

We are certainly aware that the diversification of this District brings huge challenges and each ratepayer will have his own demands and hopes.

With Tourism being the major revenue earner, we feel it's high noon that Central Government must change the way it is distributing the funds. We do applaud the MDC for its lobbying. We also feel that NZTA should pay more towards our roading infrastructure, the current 51% contribution is just not good enough.

Central Government collects a lot of tax money in the Mackenzie District, micro manages our lives (e.g. speed limits through LTK/Burkes Pass, certain building codes etc.) and distributes very little back into our region.

Hence, we would like MDC to stand strong and push Central Government for what is rightfully ours.

And MDC please do put RESIDENCE FIRST!

Like a tree, Democracy must grow from the bottom up not from the top down.

We thank you for considering our submission, and we do hope to see some of our ideas implemented.

Kind regards

Walter & Zita Speck

36 years Residence in Lake Tekapo 😊

