Today's choices, tomorrow's Mackenzie.



MACKENZIE DISTRICT COUNCIL

LONG TERM PLAN

2018-2028



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Your Council

Graham Smith Mayor

027 228 5588 03 615 7804 mayor@mackenzie.govt.nz My vision and objective is to empower our people so that we can have sustainable prosperous stable and secure communities.

James Leslie

Deputy Mayor, Councillor for Pukaki Ward

021 886 806 03 435 3112 jamesleslie@mackenzie.govt.nz I want the Mackenzie to be the best place to live, work and play for the children of the future.

Anne Munro

Councillor for Opuha Ward

027 228 9627 03 685 5772 annemunro@mackenzie.govt.nz Protecting our community values and improving the efficiency of our services for ratepayers remains of utmost importance to me. It's my vision that Mackenzie District is a place our kids always want to come home to.

Paul Hannagan Councillor for Pukaki Ward

021 142 3163 paulhannagan@mackenzie.govt.nz

We all have a responsibility to future generations in the Mackenzie to leave this place in a better state than when we inherited it. Our success will be judged on this.

Chris Clarke Councillor for Opuha Ward

022 026 8708 03 685 8535 chrisclarke@mackenzie.govt.nz Perhaps our biggest challenge is balancing the need for appropriate development & economic growth with the responsibility we all have to protect our unique environment & preserving the way of life we enjoy in our communities.

Russell Armstrong Councillor for Pukaki Ward

027 431 775 03 435 0421 russellarmstrong@mackenzie.govt.nz

We as councillors, along with Council staff, need to grow our district while also ensuring our unique environment is preserved.

Stuart Barwood Councillor for Opuha Ward

027 687 8920 03 685 8920 V stuartbarwood@mackenzie.govt.nz

My vision is to provide infrastructure for the growth of Mackenzie that is balanced in cost amongst all parties.



An introduction from your Mayor and Chief Executive

We are very proud to present our completed Long Term Plan for 2018-2028.

It has taken much time, effort and considerable thought into creating this document for our District for the next 10 years. We have valued your submissions, listened to what your message has been and these have been carefully considered as part of this process.

We would like to thank all those whom connected with us through this Long Term Plan process. Council was pleased with the very high standard of submissions. Personally I enjoyed the process and opportunity to speak with many of you. We have noted and considered every submission. With some small alterations our document will largely remain with Council's preferred options and be adopted next week.

This Plan recognizes our need to grow. It has an 8% rate rise over the next 5 years, it also includes borrowing for infrastructure water upgrades sewer and roads, thus making the funding of these assets intergenerational. Our total rates in % householder costs compare well with other similar Councils.

The Mackenzie District continues to prosper with record numbers of tourists coming to our District. New developments in Twizel and Tekapo are exciting and prove that these towns are attractive to both people wanting to live here permanently as well people wishing to build a holiday home. These developments are positive for our District and communities. There are also many exciting opportunities happening but we are aware of the need to keep our feet on the ground.

The latest statistics on economic data in our district show tourist spend to the year ending April 2018 increasing to \$303 million, a rise of 16%. This puts us as one of the leading regions in NZ for tourist growth. Investment and

confidence in the Mackenzie remains high which is exciting.

We as a Council are aware of the pressures in managing tourism, with water, sewerage, rubbish and roading and these have all been considered in our plans. We are very conscious of the needs of our communities and they must not fail at the expense of tourism.

The Mackenzie District Council has a willingness to collaborate and communicate with our key stakeholders and community. We have made considerable progress in this respect over the last 12 months and will strive to enhance this even more throughout the duration of this Plan. We have some big challenges ahead with planned organizational change. We are excited and feel positive about this. Our Council needs to look at how we currently serve our Community and how we can further respond to the high growth and demand being experienced throughout the District.

We thank you for taking the time to read this document.



Graham Smith

Suzette van Aswegen

Mayor

Chief Executive

Key Issues and Projects

We have carefully considered all of the feedback we received through the consultation process. Below is a summary of our key projects and plans for the next ten years. Further details, including those activities we undertake as 'business as usual' and details of our financial management, can be found in the following chapters.



Our local roading network is of critical importance to the district's economy and in keeping us connected – to each other and to the rest of the country. Safe, accessible and well-maintained roads benefit everyone.

Council's Decision

Road Maintenance

Council considers it essential to maintain our roads to current standards both now and in the long term. This approach ensures our roads do not require costly rebuilding if allowed to deteriorate, and avoids increased costs in future.

Over the next ten years, the Council's maintenance budget is largely 'business as usual', with minor increases in some areas to address increasing pressure on our roading network. We consider we are able to address the effects of growth on the network within the programmed maintenance budgets. This will be achieved through the continuation of good asset management practice including ensuring roads are not allowed to deteriorate, and reviewing our roading programmes and adjusting budgets as necessary to address the issues brought about by growth and development.

Roading improvements

How much to spend on roading improvement projects such as parking, intersection upgrades and bridge improvements was a key issue for consultation with our community during the preparation of the LTP. Following consultation, Council has decided to 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. NZTA fund the balance of 51%

In making this decision, Council has considered the preferences of submitters and has taken what it considers to be a prudent, responsible approach. While we would like to budget more for roading improvements, we feel there is still too much uncertainty around how much NZTA are prepared to contribute. We are also concerned about managing rates increases over the next ten years.

Although limited, a budget of \$300,000 still represents an increase over previous spending, and is in addition to what we plan to spend on maintenance as outlined above. It will allow us to improve areas of the roading network experiencing the most pressure from growth, making them safer and more usable for the community and visitors.

OTHER KEY PROJECTS

STRATEGIC TOWNSHIP STUDIES Fairlie, Twizel and Tekapo are all experiencing the impacts of growth – both positive and negative. Council sees it as vital that we take an informed, forward-looking and strategic approach to meet these challenges. Council will undertake detailed strategic studies for each town in 2018/19, to ensure we can plan as effectively as possible for the future of these townships. This planning will include assessing growth and development needs, and will feed in to key areas such as infrastructure and community facilities planning, our land sales and lease programme, and District Plan review.

RATES AND FUNDING REVIEW

In addition to continuing to lobby Government over the issue of funding for infrastructure which supports tourism, in the near future we will be undertaking a comprehensive review of our funding and rating approach to identify more ways of ensuring those who benefit most from increasing visitor numbers and growth, and the infrastructure that supports these, are paying their fair share. We will also look at more opportunities for 'user pays' where it is cost-effective to do so.

Any changes will require an amendment to this Long Term Plan, which will include a public consultation process to provide for feedback from our ratepayers and key stakeholders.

WORKER ACCOMMODATION

Council will actively look at ways of facilitating worker accommodation, including engaging more closely with other local authorities, organisations and private sector groups on the issue, and reviewing other models for enabling low-cost housing such as the Queenstown Lakes Community Housing Trust. It will also consider other potential mechanisms such as zoning as it reviews the District Plan, and as part of other processes when it considers the sale, lease or development of land in the district. Council will also look more closely at the issue through its planned strategic studies of future growth and trends, and differing needs of the district's townships.

PENSIONER HOUSING

Council will retain the current pensioner housing stock but remain open to opportunities for potential partnering or other agreements with private or community providers where subsidies become available, or as part of other Council processes or activities.

Council recognises that the district has a growing ageing community, and that it has a role in ensuring the needs and values of this community are considered in the provision of its services. Examples include explicit consideration of the needs of this sector of the community at the time recreational facilities (parks and reserves) or infrastructure such as footpaths are designed.

Council will also look at zoning and availability for facilitating service industries (such as medical facilities and pharmacies) through its planned strategic studies and District Plan review.

TWIZEL MARKET PLACE UPGRADE

Council will proceed with the upgrade of Market Place, and has approved a budget of \$100,000 for this work. We will consult further with the community regarding the scope of this project, and will amend the budget if required to meet the needs of the community identified through the consultation process.

TWIZEL SWIMMING POOL UPGRADE

Council will upgrade the Twizel swimming pool in 2018/19, at a cost of \$500,000. This will contribute to an increased level of service and future-proof the facility. As a result of submissions, Council will look at options for including supplementary heating for the pool as part of the upgrade.

TWIZEL COMMUNITY CENTRE UPGRADE

Council will proceed with the project for improvements to the Twizel Community Centre. Proposals include upgrading the kitchen, recladding the gym, replacing the sprung hall floor, and constructing additional storage areas. There are also plans to upgrade theatre seats in the Community Centre. \$176,000 has been budgeted complete this work over three years, starting in 2018/19.

LAKE TEKAPO DOMAIN LANDSCAPING AND UPGRADE

Work will be undertaken in the first four years of the LTP for the landscaping and upgrade of the Tekapo Domain and lake frontage, from Lakeside Drive through to Pioneer Drive, including improvements around the Church of the Good Shepherd. Work is underway to develop a master plan for the Tekapo water front that incorporates existing walkways, facilities and proposed development to ensure that all developments and facilities work together. This planning work is programmed to be completed in 2018/19. This master plan could include future development of other reserves in the area – for example, Aorangi Crescent, Hamilton Drive Reserve and the possible sports field area on D'Archiac Drive. \$916,000 has been budgeted to complete this work over 4 years, starting in 2018/19. Council will update the community with more accurate budgets once the master plan is complete.

MACKENZIE COMMUNITY CENTRE UPGRADE

The planned programme of improvements to the Mackenzie Community Centre will proceed over the first three years of the LTP, at a cost of \$144,000. Council considers that the planned work, which includes upgrading the toilets and recladding the gym, is essential for maintaining the Centre so it remains an asset to the community.

ALPS2OCEAN CYCLEWAY SAFETY IMPROVEMENTS

The cycleway is a popular facility available for use by local residents and visitors, and attracts a significant amount of Government and other external funding. This asset is part of a wider package of visitor attractions that contribute significantly to the local economy. Council plans to undertake works to take more of the A2O trail off the road and make it safer for users.

The total budget for these works is \$1.1m. Around two-thirds of this is to be funded through grants, donations and Government funding, with the remaining third to be funded through rates (approximately \$391,000). Whilst the project is scheduled over 2 years, the funding is longer term.

PUKAKI AIRPORT WATER SUPPLY UPGRADE

Council will proceed with the connection of Pukaki Airport to the Twizel water Supply, at a cost of \$250,000. This is the most cost-effective way to upgrade the supply to meet the New Zealand Drinking Water Standards. Although there have been some concerns expressed that the Twizel supply does not have capacity for new connections, provided usage is carefully managed at peak times there is more than sufficient capacity within Twizel's water take resource consent limits to cater for supply from the system to Pukaki Airport users.

Council will also seek to retain the consent for the existing bore for Pukaki Water Supply to enable the water to be used for other purposes.

FAIRLIE WATER SUPPLY UPGRADE

Providing clean, safe drinking water to our communities is a priority for Council. Twizel and Tekapo supplies already meet NZ Drinking Water Standards, and work will be undertaken in 2018/19 to upgrade the Fairlie Water Supply so that it also complies with the standards. The budgeted cost of this work is \$900,000. To complete the upgrade, we're planning to relocate the source of the supply to a new spring to the west of the current intake and to build a treatment plant to treat this water to the required standard. Council also plans to install a new reservoir to increase the storage capacity and resilience of Fairlie's water supply. This is planned for 2025/26 at a cost of \$1.5m.

MANAGEMENT OF OUR WATER SUPPLIES

Management of demand for water supplies at peak times can be a challenge for Council. Recognising that growth in visitor numbers is predicted over the period of the LTP, the Council will promote prudent and efficient use of water, and consider means of encouraging the uptake of rainwater collection and harvesting systems throughout the district. The Council will also undertake investigation work over the first three years of the LTP to explore the practicalities, cost and benefits of water metering.



INTRODUCTION

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Overview

The Long Term Plan (LTP) presents Council's plan for the delivery of its activities over the next ten years. It sets out what the Council will do, how it will be paid for and when it will happen.

All councils are required by law to set a 10-year budget. The LTP is reviewed every three years, at which time Council seeks input from residents, ratepayers and other stakeholders within the district.

The LTP includes:

- Issues that will influence Council over the next ten years;
- The array of activities Council is involved with, including roading, community facilities, waste water, water, stormwater assets and delivery of regulatory services;
- Key projects planned for the next ten years.

Council has put in place a plan that balances the investment needed to keep core infrastructure in good shape, whilst maintaining rates at reasonable levels.

Matters of significance and the options that were available to Council are discussed in the 2018-2028 Consultation Document that accompanies this Long Term Plan.

The material contained within this document provides some of the detail around Council's plans for the next decade. Other important documents supporting the LTP are:

- Activity Management Plans (AMPs);
- Infrastructure Strategy;
- Financial and funding policies;
- The Significance and Engagement Policy.

Copies of these documents are available on request or from our website.

Purpose of Local Government

The Local Government Act 2002 (LGA) sets out what is expected of Local Government. Its purpose is:

- (a) To enable democratic local decision-making and action by, and on behalf of, communities; and
- (b) To meet the current and future needs of communities for good-quality local infrastructure, local public services, and performance of regulatory functions in a way that is most cost-effective for households and businesses.

In the LGA "good quality" means infrastructure, services and performance that are efficient, effective and appropriate to present and anticipated future circumstances.

The role of Council is to lead and represent the community and to meet the needs of people now and in the future, by providing efficient, effective and appropriate public and regulatory services. In addition, Council is obliged, under the LGA, to listen to its communities and encourage community engagement in decision-making processes.

This is a broad brief. To define its role further Council has agreed on a set of Community Outcomes. These explain, at a high level, what Council wants to achieve. This, in turn, influences the activities, projects and issues that are addressed by Council. The community has had an opportunity to comment on the Community Outcomes as part of the LTP public consultation process.

The provision of regulatory services is fairly well defined under legislation including the Building Act 2004, Health Act 1956 and Resource Management Act 1991.

The provision of local core infrastructure includes water and wastewater networks, stormwater management and the local roading network.

Other public services include the provision of parks, cemeteries, halls, libraries, swimming pools and pensioner housing.

Mission and Vision

MISSION STATEMENT	"Fostering Our Community"
LEADERSHIP	We will be progressive – seeking out opportunities and leading from the front.
SERVICE	We are a service organisation. Providing efficient and cost-effective services is our prime responsibility.
SUSTAINABILITY	We are committed to the sustainable management of all the resources of the District.
INTEGRITY	We will always act in a caring, honest and fair manner.
TAKATA WHENUA	We recognise the Treaty of Waitangi and respect the values of the Takata Whenua.
COMMUNICATION	We will tell our people what we are doing, listening to their feedback and be responsive to their needs.
REPRESENTATION	We will speak up on behalf of our community. While many issues of vital concern such as health and education are not within our direct control we will strive to protect the interests of our people.
TEAM WORK	We are determined to work together, Council and staff, as an effective team.

OUR VISION FOR THE MACKENZIE DISTRICT

Mackenzie District will be a district in which:

- We foster the unique attributes and strong sense of community that makes the Mackenzie District special.
- Our natural environment is protected and enhanced in balance with achieving social and commercial objectives;
- A dynamic economy provides employment and investment opportunities consistent with the quality of life aspirations of existing and future generations;
- Democracy is respected and equal opportunity and the rights of the individual are upheld;
- A variety of sporting, recreational, cultural, spiritual, welfare and educational resources are available to enrich the lives for our people;
- Safe, effective, sustainable water, waste, communication, energy and transport systems are in place;
- People are encouraged to use their skills and talents for the benefits of the community.

Community Outcomes

Council consulted with the community and endorsed the following six outcomes as representing the aspirations of the community.

AN ATTRACTIVE AND HIGHLY VALUED NATURAL ENVIRONMENT The outstanding natural features of the district need to be preserved, enhanced, accessible and promoted. Anyone who has lived in the Mackenzie District or who has visited, understands that the natural environment is our greatest asset. Council's role in supporting this outcome is as a regulator through its District Plan. This provides a detailed framework for managing the natural and physical resources of the district. Council also provides and funds local reserves, and acts as an advocate for environmental issues. It has also joined other councils in protecting our lakes and streams for generations to come under the Canterbury Water Management Strategy.

A THRIVING ECONOMY

We need to have a well-balanced economy, providing employment and investment opportunities, and sustaining a full range of support services. Our prosperity is based on farming, hydro-electric power generation and tourism. Council's role in economic development is to provide a regulatory environment that facilitates growth. It also funds the support and promotion of businesses in the district.

A DEMOCRACY
THAT UPHOLDS
THE RIGHTS OF
THE INDIVIDUAL

The district needs a council that represents its community while respecting the rights of the individual. The Mackenzie District, with an estimated population of 4,300 is represented by 19 elected representatives who continue a long tradition of championing a vigorous local democracy. The role of elected members is to represent the district and their community, make decisions on its behalf, and advocate when required.

A FIT AND
HEALTHY
COMMUNITY

We need a variety of sporting, recreational, cultural, spiritual, health, welfare and education resources to help sustain and enrich our lives. Council is one of the major providers of recreational and community facilities such as sports grounds and community halls. It works alongside local clubs and volunteers to help promote a fit and healthy community. It also supports the provision of medical and other social services and will act as an advocate where required on behalf of the community.

SAFE, EFFECTIVE AND SUSTAINABLE INFRASTRUCTURE

Council is the prime provider and funder of essential services including roads, drinking water, sewage treatment, storm water disposal, refuse collection and recycling. This is very much the council's "bread and butter".

A SUPPORTIVE AND CONTRIBUTING COMMUNITY Council seeks to foster a supportive and contributing community and encourage people to use their skills for the benefit of the wider community. The supportive nature of the Mackenzie community is one of its unique advantages and is recognised and valued by those who live here. Council plays a supportive role in this area, advocating on behalf of community groups when required and facilitating local initiatives.

Development of Māori capacity to contribute to decision making processes

Section 81 of the Local Government Act 2002 requires all local authorities to establish and maintain processes to provide opportunities for Māori to contribute to Council's decision-making processes.

The Act also requires Councils to consider ways to foster the development of Māori capacity to contribute to these processes and to provide Māori with relevant information about the above.

NGĀ PAPATIPU RŪNANGA

Three papatipu rūnanga have their rōhe within the Mackenzie District: Te Rūnanga o Arowhenua based at Arowhenua, Temuka; Te Rūnanga o Waihao based to the north of the Waitaki River, South Canterbury; and Te Rūnanga o Moeraki based at Moeraki, North Otago. The Council considers it important to further develop relationships with the papatipu rūnanga who have interests in the district, as the fostering of these relationships is key to assisting the contribution of Māori to the decision-making process. The Council will endeavour to extend and promote opportunities for involvement as far as practicable, and as available resources allow.

Council provides copies of all plans, including the long term plans and annual plans, providing opportunities for papatipu rūnanga to make submissions on any issues deemed appropriate. Early consultation on resource management plans and policies will also be undertaken, and opportunities considered for appointments on planning and resource consent hearing committees. To assist in this, Council has signed a Service Level Agreement with Aoraki Environmental Consultancy Limited, a consultant organisation working on behalf of Te Rūnanga o Arowhenua. Council staff will continue to directly consult and liaise with papatipu rūnanga where decisions involve and are relevant to Māori.

To maintain good working relationships, Council will seek to meet with each papatipu rūnanga a minimum of twice a year to discuss matters of common interest. Council's Senior Management Team will also be available to meet with local Māori on an as required basis.

TE RŪNANGA O NGĀI TAHU

Te Rūnanga o Ngāi Tahu is the governing tribal council of Ngāi Tahu, with their offices based in Christchurch. Currently Council engages with Te Rūnanga o Ngāi Tahu on a case by case basis, on individual matters, recognising that local matters should be addressed through fostering relationships and collaboration with papatipu rūnanga. Closer liaison with Te Rūnanga o Ngāi Tahu will be sought as appropriate, to maintain an ongoing and active relationship.

CONTRIBUTION TO DECISION MAKING PROCESSES

The above opportunities will be promoted through Council activities and others will be explored to ensure that Council is meeting the obligations under this section of the Act, and providing for the development of Māori capacity to contribute to decision making processes. Council hopes to build and develop its relationships with local Māori to this end.

KEY PROJECTS IN THE LTP

Council recognises that a number of works proposed to be undertaken within the LTP period will be matters of interest to papatipu rūnanga. The following, although not exhaustive, is a list of key projects to be undertaken within this LTP period where engagement can build on recognised common interest between rūnanga and Council.

Twizel wastewater disposal works	Stormwater treatment facilities in Fairlie, Tekapo and Twizel
Fairlie water supply upgrade	Implementation of Stormwater Management Plans
District Plan Review	Strategic Planning Studies – Fairlie, Tekapo and Twizel
Community Facilities Upgrades	Policy Initiatives to manage Tourism

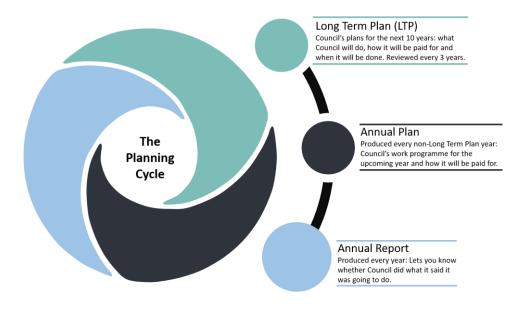
Decision making process

Every three years Council prepares a Long Term Plan which sets out the range of activities which the Council proposes to undertake over the coming ten years. It outlines how these activities will be funded and provides for community input into setting the priorities and direction for the coming decade.

In the intervening years between LTPs, Council prepares an Annual Plan. The Annual Plan updates the work programme and budget for the year covered.

Each year, Council is also required to prepare an Annual Report to demonstrate how Council measured against its budget and work programme for the preceding year and to report any variations.

Council's Long Term Plan, Annual Plan and Annual Reports can be found on Council's website at www.mackenzie.govt.nz.



LONG TERM PLAN 2018-2028 CONSULTATION - TODAY'S CHOICES, TOMORROW'S MACKENZIE



Engaging with the Community

The views of our community are important in the development of the Long Term Plan 2018-28. Council sought feedback from our community during a four week consultation period from 21 March to 23 April 2018.

As part of this, Council produced a consultation document, *Today's Choices, Tomorrow's Mackenzie*, which was available on the Council website and at a number of locations across the district. The document presented the most significant issues and choices facing our community, how Council intended to address them and the consequences of these decisions – both in the rates required and the expected levels of service.



Whilst our consultation document was the key document on which we sought community input into setting priorities and the direction for the next decade, this was supported by additional information which was available at Council's offices and the public libraries in Fairlie and Twizel, in addition to being available on our website.

Councillors held community drop-in sessions in Tekapo, Twizel and Fairlie, and were available to attend community meetings across the district. These provided opportunities to find out about Council's proposals and to discuss the matters of importance to our community.

Submissions

Members of the community were invited to have their say on Council's Consultation Document during the consultation process. Council received 49 written submissions on the proposals contained within Council's *Today's Choices, Tomorrow's Mackenzie* consultation document. Submitters were given the opportunity to speak to their submissions if they wished, with hearings held 3 May in Fairlie and 4 May in Twizel. Twenty people took up this opportunity to speak to their submissions.

Submissions were received on several topics ranging from the key issue of roading through to freedom camping.

25	Roading	6	Pukaki Airport Water Supply
16	Rates, funding and user pays	5	Strategic study
15	Community facilities and upgrades	4	Drinking water
12	Tourism infrastructure	4	Community Outcomes
11	Borrowing and the LGFA	4	Solid waste
10	Tourism promotion & economic development funding	3	Freedom camping
10	Pensioner housing & worker accommodation	2	Wastewater
8	District planning	1	Stormwater
8	Alps2Ocean Cycleway	23	Other

Decision Making Process

The feedback from the community on the proposals and related budgets presented in the consultation document and supporting information led to a number of changes to our proposals.

In making the decisions, the Council sought to balance the needs of our communities, businesses and tourists, and the requirement to keep rates affordable. Council's key decisions are outlined in the 'Key Issues' section of this LTP.