

MACKENZIE DISTRICT COUNCIL

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD IN THE COUNCIL CHAMBERS, FAIRLIE, ON TUESDAY 30 JUNE 2009 AT 9.30 AM

PRESENT:

Mayor John O'Neill (Chairman)	
Dave Pullen	Pukaki Ward
Leon O'Sullivan	Pukaki Ward
Evan Williams	Opuha Ward
Graham Smith	Opuha Ward
Graeme Page	Opuha Ward

IN ATTENDANCE:

Glen Innes (Chief Executive Officer)
Nathan Hole (Manager – Planning and Regulations)
Rosemary Moran (Committee Clerk)

I APOLOGY:

Resolved that an apology be received from Cr McDermott.

Leon O'Sullivan /Evan Williams

III MINUTES:

Resolved that the Minutes of the Planning Committee Meeting held on 17 June 2008, be confirmed and adopted as the correct record of the meeting.

Graham Smith Evan Williams

MATTERS ARISING:

1. PLAN CHANGE 13:

The Manager – Planning and Regulations provided an update to the Committee on Plan Change 13. He said the hearing had been concluded. The Commissioners had decided to review all the farm-based areas. The Manager – Planning and Regulations had written to all the affected landholders with details of the proposed farm-based areas and invited comments to be given by 26 June 2009. He said he had received about eight responses which would be forwarded to the commissioners.

The Manager – Planning and Regulations said he had asked David Collins, Chairman of the Hearing Panel, for the decision on Plan Change 13 to be made available in time to present to the Council meeting on 14 July 2009. Mr Collins had expressed doubt that time frame could be met and he was asked to ensure the decision would be available in July 2009.

IV REPORT:1. CLASS 4 - GAMBLING VENUE POLICY

This report from the Manager – Planning and Regulations referred to the requirement to review Council’s Class 4 Gambling Venue policy every three years.

Resolved that the report be received.

Graeme Page/Evan Williams

Cr Page suggested that consideration be given to reducing the allowable numbers of pokie machines from the permitted District-wide level to the level of the present day use, ie from 65 to 56. It was noted that the ratio of machines per head of population was quite high nationally.

Resolved:

1. That the Committee approves the adoption of the current Class 4 Gambling Venue policy for a further three years.
2. That Class 4 Gambling Venue policy be reviewed in 12 months time.

Graeme Page/Leon O'Sullivan

2. BELL NZ LTD – PROPOSAL TO EXCHANGE LAND TO VEST AS LEGAL ROAD TO OFFSET FINANCIAL CONTRIBUTIONS:

This report from the Manager – Planning and Regulations was accompanied by a proposal from Bell New Zealand Ltd to provide land to vest as legal road to offset the financial contributions payable for RM040107, a Regent Street subdivision.

Resolved that the report be received.

Graham Smith/Evan Williams

Resolved that the offer from Bell New Zealand to provide land to vest as legal road to offset the financial contributions payable for RM040107, a Regent Street, Fairlie, subdivision, be declined.

Graham Smith/Evan Williams

V PUBLIC EXCLUDED:

Resolved that the public be excluded from the following part of the proceedings of this meeting namely:

Disqualified Dog Owner

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under Section 48(1) for the passing of this resolution
Disqualified Dog Owner	To Protect the Privacy of Persons	48(1)(a)(i)

This resolution is made in reliance on Section 48(1)(a)(i) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by Section 6 or Section 7 of that Act, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public are as follows: Disqualified Dog Owner- To Protect the Privacy of Persons, section 7(2)(a).

Graham Smith/Evan Williams

VI CONFIRMATION OF RESOLUTION TAKEN WITH THE PUBLIC EXCLUDED:

DISQUALIFIED DOG OWNER:

Resolved that the following resolution taken with the Public Excluded be confirmed:

1. That the Committee disqualifies Samuel Butters from owning a dog for a period of 12 months.
2. That the notice of disqualification be delivered in person to Mr Butters by a Council officer and an elected member.

Dave Pullen /Graeme Page

IV GENERAL:

1. **LONG TERM COUNCIL COMMUNITY PLAN:**

The Chief Executive Officer read out the letter he received that morning from Ian Lothian of Audit NZ which advised that the Council's final Long Term Council Community Plan had been given a clear audit opinion. He noted that some minor work, ie reporting on secondary levels of service, remained to be carried out.

2. **PROPOSED TIMEFRAME FOR TWIZEL PLAN CHANGES:**

The Manager – Planning and Regulations circulated the following proposed timetable for progressing the Twizel Plan Change

Prior to notification:

- *review existing information on files, assess any outstanding information requirements and address gaps*
- *revise wording of draft Plan Change, and update proposed planning map*
- *workshop with council*
- *if no new issues arise, publicly notify for submissions in accordance with First Schedule*
- *if new issues arise, then seek decision from Council as to further public consultation before public notification of changes*

Time to Council workshop: 4 months

If further consultation required before notification: allow 3 months

Public notification, submission period, submission summary and cross submissions: 3 months

Staff report on submissions: 2 months

Preparation for and holding of hearing of submissions: 1.5 months

Release of decisions on submissions following hearings: 2 months

Appeal period: 1 month

If no appeals, adoption of plan change by Council: 1 month

The Council approved the proposed timetable noting the need to ensure that sufficient time was taken to deal appropriately with the plan change process. The Manager – Planning and Regulations said that the process was to be carried out in-house and therefore could take longer than it would if consultants were employed. He said budgetary provision for the project had been made in the Annual Plan for 2009/10.

3. REPRESENTATION REVIEW:

The Chief Executive Officer advised that should the Council choose to review its representation it needed to have a proposal ready to be put out for public submissions by 31 August 2009. He said a proposal would need to include any suggestions for changes to the community boundaries. He noted that the representation review was not related to the proposed Twizel Zoning Plan Change.

It was requested that the Twizel and Tekapo Community Boards be provided with information on the representation review including the existing boundaries of their community board areas and the implications of changing the boundaries.

**THERE BEING NO FURTHER BUSINESS
THE MAYOR DECLARED THE MEETING CLOSED
AT 11.35 AM**

MAYOR: _____

DATE: _____