



TEKAPO COMMUNITY BOARD

Membership:

Peter Munro (Chairman)
Stella Sweney
Alan Hayman
Lynette Martin
Cr Murray Cox

*Notice is given of a meeting of the Tekapo Community Board on
Monday, October 6, 2014, at 7:30pm.*

VENUE: Lake Tekapo Community Hall, Tekapo

BUSINESS: As per agenda attached

WAYNE BARNETT
CHIEF EXECUTIVE OFFICER



TEKAPO COMMUNITY BOARD

Agenda for Monday October 6, 2014

APOLOGIES:

Chairman Peter Munro has given his apologies for this meeting. He has asked Stella Sweney to chair the meeting on his behalf.

DECLARATIONS OF INTEREST

VISITOR:

Stephanie Hagen from the Lake Tekapo Promotion Association will attend the meeting to speak about the work of the association. (A copy of the latest invoice from the association is attached for information)

MINUTES:

Confirm and adopt as the correct record the minutes of the meeting held on Monday, August 25, 2014.

MATTERS UNDER ACTION

REPORTS:

1. Financial report (to be circulated before the meeting).
2. Prioritising and allocating funds to town projects (attached).
3. Ward member's report (verbal).
4. Reports from members who represent the board on other committees (verbal).

GENERAL BUSINESS:

1. Walk ways/Paths (Lyn Martin):
 - Consideration of a safe walk way between Lochinvar and the Village
 - Map of all walk ways/cycle ways.
2. Community Drop-in Session and public consultation on the Tekapo Traffic and Landscape Study (submission form is attached for information)

MACKENZIE DISTRICT COUNCIL

MINUTES OF A MEETING OF THE TEKAPO COMMUNITY BOARD HELD IN THE LAKE TEKAPO COMMUNITY HALL, TEKAPO, ON MONDAY, AUGUST 25, 2014, AT 7.30PM

PRESENT:

Peter Munro (Chairman)
Stella Sweney
Cr Murray Cox
Lyn Martin

IN ATTENDANCE:

Wayne Barnett (Chief Executive)
Garth Nixon (Community Facilities Manager)
Geoff Horler (Utilities Manager)
Arlene Goss (Committee Clerk)
Cathy Hemsworth (Tekapo Springs)
2 members of the public

OPENING:

The chairman welcomed everyone to the meeting.

APOLOGIES:

Resolved that an apology be received from Mayor Claire Barlow and community board member Alan Hayman.

Lyn Martin/Stella Sweney

DECLARATIONS OF INTEREST:

Stella Sweney declared an interest in the item named "Purchase of screen from Alpine Recreation". She will not vote on this matter.

MINUTES:

Stella Sweney asked for a correction on page 7 under Nathan Hole's comments. She felt that his comment regarding noise gave an incorrect impression, as neighbours have complained about the noise. The chief executive said the minutes reflected Nathan Hole's views.

Stella Sweney said she was happy that the minutes were correct but would like to raise this as a comment because of complaints from neighbours regarding noise from the arc welding that occurs on the site. The owners have been asked to provide a noise decibel reading and she wondered why the council was not initiating this. The chief executive said it was normal practice for people applying for consent to be asked to provide their own readings. Council does not have an official complaint on the records.

The chairman asked if the council employed a noise control officer. The chief executive said there were warranted officers but no noise meter, and there was not a lot of call for this service.

Resolved that the minutes of the meeting of the Tekapo Community Board held on June 3, 2014, be confirmed and adopted as the correct record of the meeting.

Murray Cox/Stella Sweney

TEKAPO COMMUNITY BOARD MATTERS UNDER ACTION:

1. Civil Defence:

Murray Cox has met with Ray Gardner to go over updates to the draft Tekapo Community Response Emergency Plan. The chairman suggested that Ray Gardner be invited to a community board meeting.

Stella Sweney said civil defence would also like a locked box or cupboard in the community centre to hold items for setting up a welfare centre. There was discussion on this and also on the best site to install the new defibrillator.

The chairman asked what size cupboard would be needed by Civil Defence to hold the equipment for the welfare centre. Garth Nixon said there is a space available that might suit.

The defibrillator needs to be available in a public place like the deck near the courts or at the front of the building. Its main use would be for people in the hall or using the courts. It's in a dust proof packet, inside a locked box that is weather proof. It needs to be put up. Garth Nixon said to maximise use, the more people who know where it is the better, and the front porch is the best place for this.

2. Review of Freedom Camping Bylaw and its Alignment with the Freedom Camping Act:

Cr Cox said the draft bylaws, including the Freedom Camping Bylaw, were going to the planning meeting on September 2 and would be signed off there before going to the community boards. Discussion was held on a bylaws workshop, Monday September 8, at 7.30pm, was agreed as the best date for this.

Discussion was held on the need for signage and an education strategy for people to tell them where to freedom camp. This would be better than enforcement.

3. Community Hall:

Garth Nixon said some problems with the new screens are being addressed with the manufacturer.

4. Lighting Ordinances:

Cr Cox attended a meeting of the Aoraki Mackenzie International Dark Sky Reserve. This is one of the items on their agenda. They said that generally the lighting in Tekapo is meeting the requirements but they were concerned about 2-3 signs in Tekapo. One was the Monteith's sign, the second was window lights in New Zealand Naturally, and the third was the Challenge forecourt reflection. These lights are increasing the reflection upwards. More light is also coming from council bollards. They asked why this has changed. Garth Nixon suspects there has been a change in the bulb or fittings. It would be a good idea when we look at the landscaping for the town to also look at lighting. Cr Cox would also like to ask council to include this in the long-term plan process.

5. Lochinvar Subdivision:

No update. Remove from list.

6. Council Owned Units for Worker Accommodation:

The chief executive said there was no update in relation to council-owned units. He was aware of businesses looking to create worker accommodation. He had been negotiating to try and free up the land owned by DoC behind the fire station for worker accommodation, but had been unsuccessful to date.

7. Walkways and Cycle ways:

The chairman has looked into possible routes to connect the township to the Alps2Ocean canal road alongside the river. The track beside the river is not suitable. He produced a map of Tekapo and suggested another route using the land behind the fire station, which connects to a fire break. Discussion was held on the suitability of this option and various alternatives. Getting approval from DoC to use this land was the next step. The chief executive asked about timing for this, could we start with the road route and transition to this one later? Yes the road route was currently advertised on the Alps2Ocean website.

8. Tekapo Plantation: Murray Place/Section A:

Plants are available but first need to get rabbit fencing done. Lyn Martin asked for a list of plants to inform people. Garth Nixon offered to forward this to her.

9. Future of Moturiki Island:

Garth Nixon has talked to Sally Jones from the Department of Conservation. This was currently with Ngai Tahu and nothing would happen until spring when they will go and look. Sally has offered to talk to the community board about this at the next meeting. Cr Cox said they were also waiting for the nor'westers to go through in spring and bring the burnt trees down before they assessed it further. Garth Nixon to organise Sally Jones for the next meeting.

10. Request to YHA:

Currently under action. Stella Sweney said she had done some discrete community consultation and the community were adamant that the YHA should be moved away from that waterfront area. The chief executive said there was an alternative site but they haven't been able to make that viable at this stage, but were still investigating options. Stella Sweney asked if this would come back to the community for consultation. It would go the Tekapo Property Group first. A member of the public said there was a lack of understanding as to why the YHA could not stay where they were and re-build on that site. She asked for that to be explained to the public, as it might help the process.

11. Town Planter Boxes:

Planter boxes have been removed and will be replaced in spring. Garth said planting is underway. He expects them to be ready in October.

12. Litter at the Church of the Good Shepherd:

The chief executive will contact representatives from the church and invite them to a future meeting. Garth Nixon said he has recently spoken to Phil Brownie regarding sweeping the road in front of the church.

FINANCIAL REPORT TO JUNE, 2014:

Stella Sweney noted that the Tekapo Hall finances look very good. Utilities manager Geoff Horler said there were no issues in sewerage except at the main pumping station where it was costing a bit to clear out the wet wipes from the pumping system, but he was hoping this problem had been solved.

Storm water costs are up. The issues have been around connecting the sewer into the storm water line and other issues around water mains breaking. Discussion was held on problems in different parts of the township. A member of the public notified Geoff Horler of another place in town with water flowing from it.

Resolved:

1. That the report be received.

Murray Cox/Stella Sweney

TEKAPO COMMUNITY CENTRE IMPROVEMENTS:

Community facilities manager Garth Nixon said the issues in this report had been raised by Tekapo weddings. They were all valid requests for work. He explained the projects and the total cost of \$1,760. The community board agreed that this work should be carried out.

Resolved:

1. That the report be received.

Stella Sweney/Lyn Martin

2. That the Tekapo Community Board approve this work and fund it from the township projects account.

Stella Sweney/Murray Cox

PRIORITISING AND ALLOCATING FUNDS TO TOWN PROJECTS:

The chairman asked the community board to decide where they believe the priorities lie in town projects. The list of projects is attached to the agenda.

Landscaping and car parking at the community centre - Garth Nixon said the estimated cost of this was about \$80,000. The chairman asked if this could be done in two stages.

Lakefront walkway - This might be a year or two away because the community board wanted to see what was happening with the footbridge. The same applied to the the domain playground and landscaping.

Playground – The community board needs to get involved in this and needs more information from the playground group. They have bought some equipment already.

Link to Alps2Ocean track – this is something the community board can make progress on. Discussion was held on this.

Tekapo plantation – This was almost finished.

Hamilton Drive lookout upgrade – This is included in the landscape plan currently underway.

A member of the public asked if it was possible to block the Hamilton Drive car park from large trucks. The chief executive said this was not possible but council could put a parking time restriction on it. He was not aware of any open road spaces with weight limits.

Total spend for projects this year will \$250,000.

Stone wall at Aorangi Crescent corner – The would cost about \$30,000.

The chairman said there had been two requests for money, one for regional park water tanks and the other for information providers. Cr Cox said the capital cost of the tanks was about \$6000.

Support for information providers was raised due to a request from Tekapo Springs for financial support, but the community board felt if they supported one information provider they would also need to support others. They talked about splitting money between the two information providers in Tekapo and Alps2Ocean.

Stella Sweney asked if it would be better for there to be only one information centre. Cr Cox said the council does not have an appetite for establishing an I-site. One model is for local businesses to provide information services. But there was still a question as to whether this was financially viable.

Cathy Hemsworth from Tekapo Springs was at the meeting. She said accommodation providers do pay to have their brochures in the information centre, but businesses are generally not supporting it. Tekapo Springs decided to provide this as a service to the town, funded out of Tekapo Springs operating expenses, and they make a loss on this.

Stella Sweney asked if they had a different location would it make a difference. Cathy Hemsworth said yes - on state highway 8. Tekapo Springs referred 105,000 people to local businesses in the last financial period. "We are funding the service and are asking for help from the council to do this."

The chairman said he would like to write a report on town projects and recommendations to go to the next community board meeting.

There were other items on the agenda that might require funds.

Cr Cox offered to expand on these items. The Lakeside Drive one was about progressing the Lakeside Drive walkway and tidy up the trees. He has had requests on removing the trees. Garth Nixon has already instructed staff to remove the small wilding pines.

The squash court idea was to see if there was a possibility to shift the squash courts, so if someone wants to buy the land down there it is available. The courts are owned by the squash club and are on leased land in perpetuity. The club are willing to talk about how the transition might happen. This would ultimately end up as shared funding. It would cost less than a thousand dollars to get a package of information together to guide the community board on the next step. Cr Cox suggested doing the work now to move the courts, so when the land is needed it is available.

Cr Cox asked if the community board were happy with him continuing to talk to the squash club. Yes. A member of the public said the squash club had a meeting yesterday and were happy to move forward.

WARD MEMBER'S REPORT:

Cr Cox reported a busy month with workshops on the district plan review. The bylaw review is underway. He has also attended a few property group meetings. He has also met with the International Dark Sky group; they are looking to have another starlight festival next year in Twizel.

He is also working with farmers on biodiversity in the basin and attended the public workshops for the water zone committee, one at Tekapo and one at Omarama. These were well supported. Another public meeting is due in mid-October to look at the scenario where the maximum consents in the basin would be given.

REPORTS FROM MEMBERS WHO REPRESENT THE COMMUNITY BOARD ON OTHER COMMITTEES:

Cr Cox is on the regional park committee. Work lately has been around cutting trees down. In a couple of weeks they will get a tractor in to gravel tracks. There is a new track that links with Cowan's Hill walkway.

The chairman reported from the Tekapo Footbridge committee. Steel work has begun and there was a meeting with the council. There is a possibility of receiving funding from Transit. The chairman said this is an exciting time and there is talk of a grand opening. He will keep the community board posted.

He also reported from the white water trust. The first recreational water release will be held on South Canterbury Anniversary weekend. There are groups who will be using the course that weekend.

PURCHASE OF SCREEN FROM ALPINE RECREATION:

Stella Sweney requested that this item be included on the agenda. Alpine Recreation has a large screen that has been used in the hall previously. It cost them a thousand euros when bought new and hasn't been used a lot. It's a folding one. Freestanding. It's about 3m by 3m or possibly 4m by 4m. The chairman suggested a fixed screen might be simpler. He asked if there was room at the top of the stage for a drop down screen. Yes. Would the hall want a portable screen? Cr Cox said it can be moved around the hall. It's good for conferences and has already been used by the photographic society and for promotions. The chairman will find out more about it and report back to the community board.

Resolved that the Tekapo Community Board delegates the chairman to negotiate a deal with Alpine Recreation.

Lyn Martin/Murray Cox

STREET NAMES COMMERCIAL LANE:

Murray Cox requested that this item be included on the agenda. He said this was discussed some time ago. He wants a process to find a street name. Might also need names for other streets in the lakefront development. The chief executive said one of the discussions with Arowhenua in relation to the storm water discharge consent was the need for some Maori influence on street names. This would be a good show of faith in terms of that relationship. The community board agreed that the chief executive initiate a discussion with iwi regarding street names.

**THERE BEING NO FURTHER BUSINESS
THE CHAIRMAN DECLARED THE MEETING CLOSED AT 9.44pm**

CHAIRMAN: _____

DATE: _____

TEKAPO COMMUNITY BOARD MATTERS UNDER ACTION:

1. **Civil Defence:**
Murray Cox has met with Ray Gardner to go over updates to the draft Tekapo Community Response Emergency Plan. The chairman suggested that Ray Gardner be invited to a community board meeting. Civil Defence want a locked box or cupboard in the community centre. Also need a location for the defibrillator.
2. **Review of Freedom Camping Bylaw and its Alignment with the Freedom Camping Act:**
Bylaw workshop has been held with the community board.
3. **Community Hall:**
Problems with the new screens are being addressed with the manufacturer. Minor improvements have been approved to be funded from the township projects account.
4. **Lighting Ordinances:**
It would be a good idea when we look at the landscaping for the town to also look at lighting. Cr Cox would also like to ask council to include this in the long-term plan process.
5. **Council Owned Units for Worker Accommodation:**
The chief executive is aware of businesses looking to create worker accommodation.
6. **Walkways and Cycle ways:**
A route using land behind the fire station has been suggested to connect Tekapo with the canal road. Getting approval from DoC to use this land is the next step.
7. **Tekapo Plantation: Murray Place/Section A:**
Plants are available but first need to get rabbit fencing done. Lyn Martin asked for a list of plants to inform people. Garth Nixon offered to forward this to her.
8. **Future of Moturiki Island:**
This is currently with Ngai Tahu and nothing will happen until spring when they will go and look at the island. Garth Nixon has spoken to Sally Jones at DOC regarding this.
9. **Request to YHA:**
To be discussed by the Tekapo Property Group on October 7.
10. **Town Planter Boxes:**
Garth Nixon said planting is underway. He expects them to be ready in October.
11. **Litter at the Church of the Good Shepherd:**

Garth Nixon has been in discussions with representatives from the church and will report to the community board on this.

12. Tekapo Squash Club:

Cr Cox and staff are in discussion with the squash club regarding a move.

13. Purchase of Screen from Alpine Recreation:

The community board has delegated the chairman to negotiate with Alpine Recreation on the purchase of the screen.

14. Street Names Commercial Lane:

The community board agreed that the chief executive initiate a discussion with iwi regarding street names.

TAX INVOICE

Lake Tekapo Promotions Association
c/- P O Box 123
Tekapo

hang on to invoice
until the Tekapo CB
has had a chance to
discuss.

31-Jul-14

CERTIFIED CORRECT

Mackenzie District Council
P O Box 52
Fairlie

Authorisation

GL Code

Reimbursement of promotional expenditure to eoy 31/07/14 from Genesis
account as held by MDC

17/01/2013	Stephen Hunter	Website	172.43
14/08/2013	Fairlie Accesible	Meeting	26.00
31/08/2013	MDC	Meeting	30.00
30/09/2013	Tekapo Services	Meeting	157.14
30/11/2013	Tekapo Services	Meeting	265.09
23/12/2013	Corporate Print	Maps	931.50
31/12/2013	MDC	Meeting	125.00
	Stewart and Brown	Meeting	15.00
18/01/2014	Stephen Hunter	Website	214.41
27/01/2014	Designsight	Website	1218.08
30/01/2014	Corporate Print	Maps	5848.90
31/01/2014	MDC	Meeting	125.00
	Corporate print	Maps	362.25
14/02/2014	Vetta	WIFI	1809.03
14/04/2014	Tekapo Springs	WIFI	147.35
21/04/2014	Designsight	Website	64.40
14/05/2014	Tekapo Springs	WIFI	34.35
31/05/2014	Tekapo Springs	WIFI	226.55
1/06/2014	Tekapo Springs	WIFI	34.35
14/06/2014	Tekapo Springs	WIFI	34.35
30/06/2014	Tekapo Services	Meetings	441.33
	Vetta	WIFI	161.00
	MDC	Meeting	105.00
14/07/2014	Tekapo Springs	WIFI	27.31
20/07/2014	Openhost	Website	172.43

Total due**12748.25**

Please pay directly to
Lake Tekapo Promotion Association
Westpac Fairlie
03 1718 0007222 00

lake tekapo lodge

24 aorangi cres
p o box 123
tekapo 7945
new zealand

w lakekapolodge.co.nz
e stay@lakekapolodge.co.nz
p +64 3 680 6566

stephanie hagen 027 607 9338
alistair craig 027 435 8283

REPORT FROM THE CHAIRMAN: PRIORITISING AND ALLOCATING FUNDS TO TOWN PROJECTS

This is the chairman's suggested priority / allocation list:

1. Landscaping the Community Centre Carpark (\$80,000)
perhaps stage 1 of the new Squash Courts development
2. Walkways
 - Top priority would be starting a link into A2O to canal road (\$20,000)
 - Wait for footbridge and lake front development for continuation of concrete walkway from Alpine Springs to the Regional Park and development of Domain
 - Feasibility / needs study for further development of walkways in the town
3. Rockwall extension along Main Road to Aorangi Crescent (\$30,000)
4. Upgrade of Hamilton Drive lookout (\$20,000)
5. Tidy up walkway (level and spread topsoil) and pruning /thinning trees on Lakeside Drive, plus the extension of footpath lighting (\$20,000)
6. Planting at Tekapo Plantation (\$10,000)
7. Other projects – as well as assisting with completion of playground and solar system challenge

Funding Requests

1. Regional park – consider either paying for the tanks or the installation of the tanks (\$6,000)
2. Tekapo Springs information center – I would like to hold discussions with the promotions association regarding a possible funding stream.
Recommend the community pay some set up funding towards the development of Start Point of A2O in Lake Tekapo. Signage and set up for Alpine Springs information center targetted at A2O (possibly up to \$10,000)

Recommendations:

That the Tekapo Community Board prioritise the town projects as per the list above.

That the Tekapo Community Board pay the funding requests as suggested above.

Mackenzie District Council

Tekapo Traffic and Landscape Study

FEEDBACK FORM

We welcome your feedback.

You can post, fax, email or hand deliver it by 3pm on Friday, October 10, 2014.

Full name of submitter: _____

Postal address: _____

Phone: _____ Email: _____

Signature: _____ Date: _____

Feedback on the Tekapo Car Parking and Landscape Concept Plan will be forwarded to the experts working on these plans (at Mackenzie District Council, Aurecon and Boffa Miskell).

Send your feedback to the Mackenzie District Council
53 Main Street or P O Box 52, Fairlie 7949, or by email to
submissions@mackenzie.govt.nz or Fax: (03) 685-8533
Enquiries: (03) 685-9010 or 0800 685-8514

1. What are the best aspects of the draft concept plan?

2. The new internal road could be developed as a one-way or two-way service road. Do you have a preference and if yes, why?

3. Do you have any feedback on the access and car parking arrangements?

5. Any other comments?

5. Any other comments?