

Western Bay of Plenty District Council

Minutes of Meeting No. OM4 of the Omokoroa Community Board held on 9 May 2017 at the Omokoroa Library and Service Centre commencing at 7.00pm

Present

Members M Grainger (Chairperson), T Sage (Deputy Chairperson), P Presland and Councillors M Murray-Benge and J Palmer

In Attendance

R Davie (Group Manager Policy, Planning and Regulatory Services), J Paterson (Transportation Infrastructure Manager), P Clark (Development Engineering and Project Manager), and A Alty (Democracy Advisor)

Others

His Worship the Mayor and 18 members of the public.

Apologies

An apology for absence was received from Member D Sage.

Resolved: Councillor Murray-Benge / Member Grainger

THAT the apology for absence from Member D Sage be accepted.

Public Forum

Resolved: Member Grainger / Councillor Palmer

THAT the meeting adjourn for the purpose of holding a public forum.

Omokoroa Sport and Recreation Society Update

Andrea Willoughby, the secretary of the Omokoroa Sport and Recreation Society, gave an update on the proposed new clubrooms to be sited on the Western Avenue sports ground for the purpose of servicing various sport and recreational groups in Omokoroa.

After receiving the initial concept plan and pricing the Omokoroa Sport and Recreation Society had request the designers to re-look at the concept to try and cut costs back that initially shown costings of \$1.6m. Several options for the design of the building were to be considered. Information and suggestions from local residents involved in the building industry had also been received for consideration. While initial costings were signalled as being high, it was not thought that they would not be insurmountable as there were various funding options that could be considered to achieve the build for a future shared community facility. Options raised in regard to a specific targeted rate for the project would also be considered.

Omokoroa Community Coordinator / Town Centre Manager

On behalf of Liz Farrell, the Chairperson read a public submission requesting that consideration be given to the future health of the Omokoroa community, its growth and advocacy for a consistent and considered approach to develop commerce, industry and recreation to complement the rapid growth on the peninsula. The submission stated that a Community Coordinator (or Town Centre Manager) would offer a central point of contact within the community, proactively work with the community as a whole to ensure the spirit and sense of community of Omokoroa can continue to grow with the increasing resident numbers. A Community Coordinator would liaise with business owners, community groups, residents, Council and elected members, external partners and visitors and operate on a part-time basis from the current Omokoroa Library and Service Centre or an other suitable location. It was stated that the current mind-set amongst residents was that the community spirit would be lost with so much growth and a healthy community required a balance of services, work education and recreation and taking a proactive approach to this would help ensure the community maintained stability and direction. In conclusion it was noted that "for a small investment now, a Community Coordinator can be in place to help connect Council and the community as this growth was still in a relatively early stage."

Resolved: Member Grainger / Councillor Murray- Benge

THAT the meeting reconvene in formal session at 7.22pm.

Suspension of Standing Orders

The Chairperson advised that Standing Orders would be suspended for the purpose of hearing the presentation from the Development Engineering and Projects Manager to allow for the rules of debate to be set aside and general discussion to occur.

Resolved: Members Grainger / T Sage

THAT in accordance with Standing Orders 3.5, Standing Orders be suspended to discuss the presentation from the Development Engineering and Projects Manager on Omokoroa Slips.

OM4.1 Presentation - Omokoroa Slips 18 April 2017

The Development Engineering and Projects Manager gave an information update on the slips that occurred in the first two weeks of April 2017 following heavy rainfall events highlighting the following:

- Acknowledgement of those involved
- Short history of slips at Omokoroa
- Events in April 2017
- Cause of slips
- Council response 2007 – 2017

The Development Engineering and Projects Manager explained the soil type and contributors to slips at Omokoroa and outlined the horizontal bore drainage that had been installed at points throughout Omokoroa. He also provided a verbal overview of the impact of trees in reply to questions that large pohutukawa trees had contributed to some of the slips.

There was a view expressed that larger pohutukawa trees in vulnerable slip areas should be cut down or at least trimmed back to reduce the weight and sway of the trees further damaging surrounding earth/bank areas.

In conclusion, he advised that it may be several months before the research and monitoring report responses were able to be collated and reported back to the public, ground water monitoring would continue and there would be a review of the appropriate vegetation in the immediate area.

In answer to a question about the accessibility of the public walkways in the slip areas, (Ruamoana Place and Bramley Drive), the Development Engineering and Projects Manager advised that the walkways were closed to the public and there was signage advising this - the areas were dangerous and potential slip zones and that was why the public were warned not to walk on the prohibited tracks area.

Resolved: Councillors Murray-Benge / Palmer

THAT the presentation from the Development Engineering and Projects Manager on the Omokoroa Peninsula Land Slips 2017 be received.

On behalf of the Board the Chairperson extended thanks to the Development Engineering and Projects Manager Peter Clark for his informative and in-depth report which was acknowledged with acclamation by members of the public.

Information Report Omokoroa Slips - 18 April 2017

The Board received the information report titled Omokoroa Slips 18 April 2017 as circulated with the agenda.

Resolved: Members Grainger / T Sage

THAT the information report by the Development Engineering and Projects Manager titled Omokoroa Slips 18 April 2017 as circulated with the agenda, be received.

OM4.2 **Minutes of Meeting No. OM3 of the Omokoroa Community Board Held on 14 March 2017**

The Board considered the minutes of OM3 of the Omokoroa Community Board held on 14 March 2017 as circulated with the agenda.

Resolved: Councillor Palmer / Member T Sage

THAT the minutes of meeting No. OM3 of the Omokoroa Community Board held on 14 March 2017 as circulated with the agenda, be confirmed as a true and accurate record.

OM4.3 **Chairperson's Report**

The Board considered a report from the Chairperson dated 26 April 2017 as circulated with the agenda.

OM4.3.1 **Omokoroa Country Estate - Installation of Footpath from Omokoroa Road Intersection on the Eastern Side of Anderley Avenue**

The Board received a letter from the Village Manager of the Omokoroa Country Estate requesting that a footpath be installed along the eastern side of Anderley Avenue from Omokoroa Road (to the first road into the County Estate) for an approximate distance of 30 metres. It was clarified that Anderley Avenue was a Council owned road while the internal roads in Omokoroa Country Estate were privately owned.

The Transportation Infrastructure Manager advised that the Board would meet with the Transportation Operations Manager to review and finalise roading priorities works for which there was allocated funding of \$121,956 for the current financial year.

The Board requested that the Transportation Operations Manager include the installation of a footpath along the eastern side of Anderley Avenue from Anderley Avenue to the first road into the Omokoroa Country Estate) being a distance of approximately 30 metres to the Omokoroa Community Board Priority Works list that is to be presented to the Board in the near future.

OM4.3.2 **Omokoroa Country Estate - Request to Lower the Current Speed Limit at the Omokoroa Road and Anderley Avenue Intersection**

The Board received a request from the Village Manager of the Omokoroa Country Estate to lower the current speed limit along Omokoroa Road taking into account the average age of drivers in the immediate area, drive sight lines and driver reaction times when exiting Anderley Avenue.

The Transportation Infrastructure Manager advised that the Anderley Avenue intersection sight lines complied with the required standards for

both vehicle approaches for the intersection on Omokoroa Road and Anderley Avenue. He also advised that a specific safety audit for this section of roadway had been commissioned.

OM4.3.3 **New Zealand Transport Agency - Information Day at Omokoroa**

The New Zealand Transport Agency had held an open information on Saturday 1 April 2017 at the Settlers Hall, which had been well attended. It was noted that it was good to see the New Zealand Transport Agency communicating with the local community in regard to proposed roadworks in the region.

OM4.3.4 **Community Organisation Reports**

Omokoroa Community Policing

The Chairperson noted that at the Annual General meeting held recently it was advised that the Omokoroa Community Policing Group had the highest number of patrolled hours per population than anywhere else in New Zealand.

Omokoroa Settlers Hall Committee

As reported at the previous Community Board meeting, the proposed upgrade work at the Settlers Hall, including roof repairs and the installation of an air conditioning unit was about to be started.

Omokoroa District Sports and Recreation Society

The Secretary of the Omokoroa Sports and Recreation Society had provided an update to the Board in the public forum section of the meeting.

OM4.3.5 **Change in Bus Pickup Route**

The Transportation Infrastructure Manager advised the Board that from now on the Bay of Plenty Regional Council bus drivers would be modifying their route to collect passengers from the existing formal park and ride facility on the outward morning journey from Omokoroa.

OM4.3.6 **Long Term Plan - Community Conversations**

The Board acknowledged and complimented staff and participants who attended the first Community Conversation – Have Your Say event held at the Omokoroa Boat Club on Saturday 6 May 2017, which had been attended by over 300 members of the public.

The next drop-in session at Omokoroa would be held on Tuesday 6 June 2017 at 4.30pm to 6.30pm at the Omokoroa Community Church Hall immediately before the next Community Board Meeting.

Resolved: Members Grainger / T Sage

THAT the Omokoroa Community Board Chairperson's Report dated 26 April 2017 is received.

OM4.4 **Councillor's Report**

The Board considered a report from Councillor Murray-Benge dated 27 April 2017 as circulated with the agenda.

OM4.4.1 **Pohutukawa Trees Throughout the Peninsula**

Councillor Murray-Benge noted that concerns relating to large pohutukawa trees in vulnerable slip areas on the peninsula had been addressed in the discussion with the Development Engineering and Projects Manager during the presentation on the Omokoroa Peninsula Land Slips 2017 in public forum.

OM4.4.2 **Future Landscaping of New Subdivision Developments**

The Board was aware of concerns regarding the landscaping and proposed tree scape planting options for current and future subdivision development at Omokoroa.

The Reserves and Facilities Officer had earlier advised that landscaping had been identified in the Omokoroa Structure Plan – indicating that avenue tree planting and landscaping would be undertaken when the rehabilitation of Omokoroa Road was completed.

The Board would look at the species of trees best suited to the area and further consider options for street scape planting at a future workshop. The Western Bay of Plenty District Council Tree Species Planting List would be forwarded to the Chairperson for reference in the first instance.

Resolved: Members T Sage / Grainger

THAT the report from Councillor Murray-Benge dated 27 April 2017 be received.

OM4.5 **Community Board Grant Applications - May 2017**

The Board considered a report from the Democracy Advisor dated 24 April 2017.

The Board received grant applications for consideration from:

The Omokoroa Toy Library for funding of \$10,659.38 towards the upgrade of the physical premises of the Omokoroa Toy Library. The Board was advised that the Democracy Advisor had spoken to the applicant and

asked that they make application to the Western Bay of Plenty District Council Community Matching Funding in the first instance.

Omokoroa Coastal Challenge for funding of \$500.00 for the purchase of prizes for the Omokoroa Coastal Challenge

It was suggested that the Omokoroa Community Board should not be in the business of giving grant funding out for the purchase of prizes for an event. The commercial status of the Omokoroa Coastal Challenge – run by Run Omokoroa Events Management Limited also needed to be clarified before the application was further considered at this point.

The Board understood the Omokoroa Coastal Challenge was an event that raised monies for the community, and the event to be held at Omokoroa later in the year was raising funds for the Omokoroa Sports pavilion project.

The applicant would be requested to submit a re-worded application that clearly defined the request for Community Board grant funding, and outlined exactly what that grant funding would be used for and the commercial status of the applicant.

Resolved: Members T Sage / Preston

1. *THAT the report from the Democracy Advisor dated 24 April 2017 titled Community Grant Applications May 2017 be received.*
2. *THAT the Omokoroa Toy Library be advised to make application for funding to the Western Bay of Plenty District Council Matching Fund in the first instance.*
3. *THAT the Omokoroa Coastal Challenge applicant be requested to re-submit a further application that clearly defined the required use of grant funding and the commercial status of the organisation.*

OM4.6

New Road Names - Omokoroa

The Board considered a report from the Acting Group Manager, Policy, Planning and Regulatory Services dated 20 April 2017 as circulated with the agenda and a tabled report highlighting minor amendments.

Resolved: Members Grainger / T Sage

1. *THAT the Environmental Consent Manager's report dated 20 April 2017 and titled "New Road Names – Omokoroa" be received.*

Resolved: Councillors Palmer / Murray-Benge

2. *THAT it be recommended to the Regulatory Hearings Committee that pursuant to Section 319 and 319a of the Local Government Act 1974, the Regulatory Hearings Committee adopt the following road names*

for the new roads to vest in Council and private-way names arising from the staged subdivision consent S/B/11048 for Omokoroa Developments Limited:

- Proposed road name 1: **"Bert Wall Dr"**
- Proposed road name 2: **"Josephine Pl"**
- Proposed road name 3: **"Winspear Pl"**
- Proposed right-of-way name 4: **"Edmondson Ln"**
- Proposed right-of-way name 5: **"Selina Way"**

3. THAT it be recommended to the Regulatory Hearings Committee that pursuant to Section 319 and 319a of the Local Government Act 1974, the Regulatory Hearings Committee adopt the following road name for the new road to vest in Council arising out of subdivision consent S/B/11911 for Abron Group at 262 Omokoroa Road, Omokoroa:

- Proposed road name: **"Richardson Road"**

4. THAT it be recommended to the Regulatory Hearings Committee that pursuant to Section 319 and 319a of the Local Government Act 1974, the Regulatory Hearings Committee adopt the following road names for the new roads to vest in Council arising out of subdivision consent S/B/11810 at Kayelene Place, Omokoroa:

- Proposed road name 1: **"Charlotte Dr"**
- Proposed road name 2: **"Madeleine Cl"**

5. THAT it be recommended to the Regulatory Hearings Committee that pursuant to Section 319 and 319a of the Local Government Act 1974, the Regulatory Hearings Committee adopt the following road names for the new roads to vest in Council and private-ways arising out of the subdivision consent S/B/11976 for Neil Construction Limited on Omokoroa Road, Omokoroa:

- Proposed road name 1 & 2: **"Flounder Dr"**
- Proposed road name 3: **"Kahawai Place"**
- Proposed road name 4: **"Stingray Drive"**
- Proposed road name 5: **"Parore Drive"**
- Proposed road name 6: **"Herring Place"**
- Proposed road name 7: **"Koheru Place"**
- Proposed road name 8: **"Oyster Place"**
- Proposed road name 9: **"Triplefin Ave"**
- Proposed road name 10: **"Snapper Cres"**
- Proposed private-way 11: **"Terakihi Lane"**

6. *THAT it be recommended to the Regulatory Hearings Committee that pursuant to Section 319 and 319a of the Local Government Act 1974, the Regulatory Hearings Committee adopt the following road names for the new roads to vest in Council and private-ways arising out of the subdivision consent S/B/11984 for the Special Housing Area, "Kaimai Views" on Omokoroa Road, Omokoroa:*

- *Proposed road name 1: "Settler Ave"*
- *Proposed road name 2: "Pioneer Cres"*
- *Proposed road name 3: "Wai Huri Pl"*
- *Proposed road name 4: "Wairere Cres"*
- *Proposed road name 5: "Eliza Place"*
- *Proposed road name 6: "Sentinel Ave"*
- *Proposed road name 7: "Ash Lane"*
- *Proposed road name 8: "Kauri Lane"*
- *Proposed road name 9: "Carriage Close"*
- *Proposed private-way 10: "Cascade Way"*
- *Proposed private-way 11: "Moss Lane"*
- *Proposed private-way 12: "Bridle Way"*
- *Proposed private-way 13: "Heartwood Ave"*
- *Proposed private-way 14: "Westbrook Cres"*
- *Proposed private-way 15: "Tramway Pl"*

7. *THAT it be recommended to the Regulatory Hearings Committee that pursuant to Section 319 and 319a of the Local Government Act 1974, the Regulatory Hearings Committee adopt the following road name for the vested road out of the Mason subdivision consent S/B/11724 on Kayelene Place, Omokoroa:*

- *Proposed road name: "Tui Glen"*

OM4.7 **Infrastructure Services Report Omokoroa - May 2017**

The Board considered a report from Deputy Chief Executive dated 24 April 2017 as circulated with the agenda.

OM4.7.1 **State Highway Two - Te Puna Construction Delays**

It was noted that the New Zealand Transport Agency construction work on the State Highway Two - Te Puna intersection was continuing and while delays had been caused by the recent detrimental weather the constant traffic delays and impact on businesses in the immediate vicinity was of great concern. It was imperative that the work was completed as soon as possible, and to that aim it was suggested that contractors should be working day and night to 'get the job done'. It was particularly worrying that it had been signalled that the construction would 'shut down' over winter which would further delay the completion and continue extreme traffic disruption. While realising that a two edge sword was presented by suggesting that the construction work be done through the night, the motive to get the work completed as soon as possible should prevail.

The Board was advised that within the consent conditions required for the construction work there would have been conditions that limited night-time work and this would have been in consideration of the nearby businesses, particularly for the local motel at the Te Puna Road and State Highway intersection. The Transportation Infrastructure Manager advised the Board that New Zealand Transport Agency was very aware of the concerns raised.

Resolved: Member Grainger / Councillor Murray-Benge

THAT the Deputy Chief Executive report dated 24 April 2017 and titled Infrastructure Services Report Omokoroa May 2017 be received.

OM4.8 **Financial Report Omokoroa - February 2017**

The Board considered a report from the Management Accountant dated 5 April 2017 as circulated with the agenda.

Resolved: Members Grainger / T Sage

THAT the Management Accountant's report dated 5 April 2017 and titled Financial Report Omokoroa February 2017 be received.

OM4.9 **Council, Standing Committee and Community Board Meetings**

The Board considered a schedule of meetings for the months of May and June 2017 as circulated with the agenda.

Resolved: Member Grainger / Councillor Murray-Benge

THAT the schedule of meetings for May and June 2017 be received.

The meeting concluded at 9.16pm.

Confirmed as a true and correct record.

M Grainger
Chairperson
Omokoroa Community Board

Date

OM4