



# MEETING — AGENDA —

*Ngā Take*

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Western Bay of Plenty  
District Council

# OMOKOROA

## COMMUNITY BOARD

*Poari Hapori*

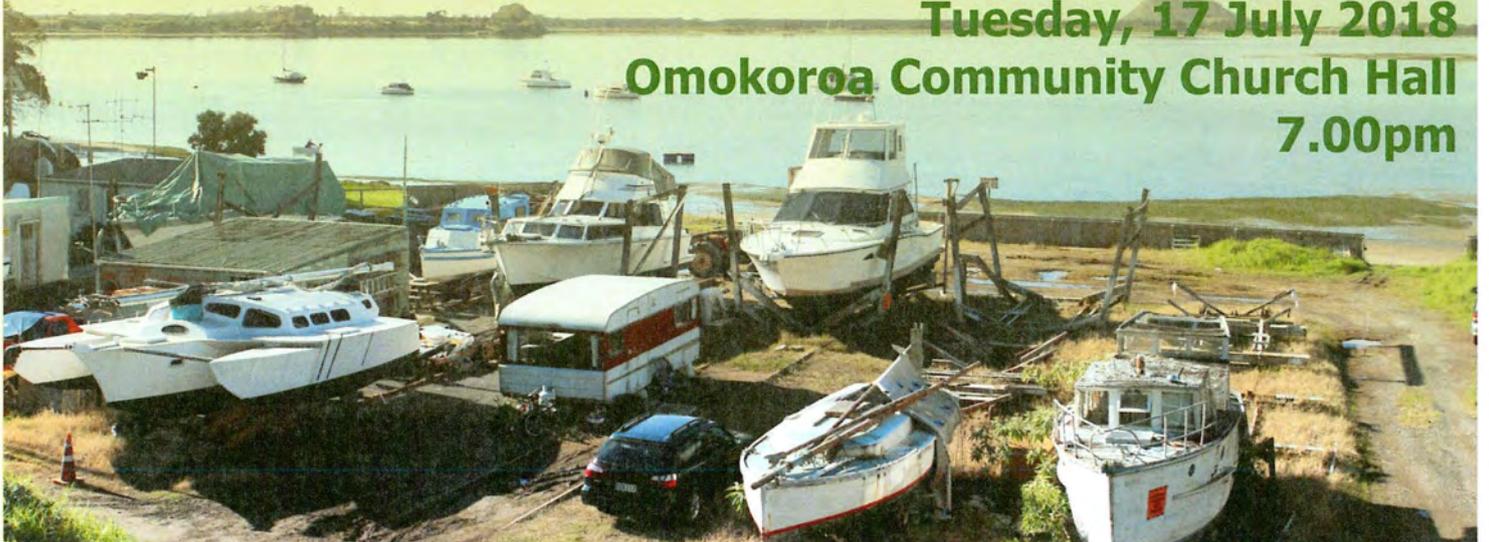
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**OM14**

**Tuesday, 17 July 2018**

**Omokoroa Community Church Hall**

**7.00pm**



*Te Kaunihera a rohe mai i nga Kuri-a-Whare ki Otamarakau ki te Uru*

# Notice of Meeting No OM14 Te Karere

## Omokoroa Community Board Paori Hapori

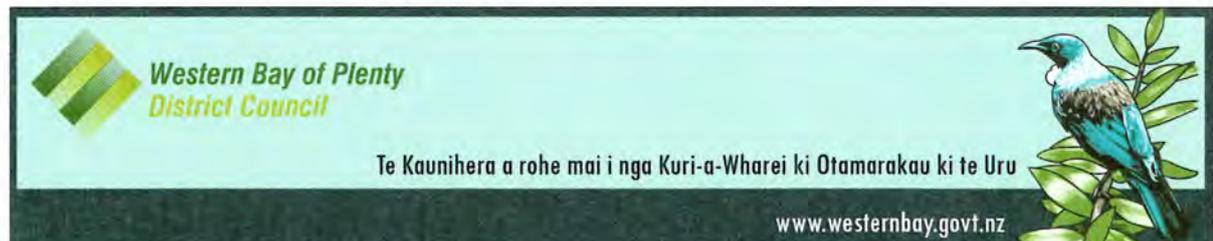
**Tuesday, 17 July 2018**  
**Omokoroa Community Church Hall**  
**7.00pm**

Members:

M Grainger (Chairperson)  
T Sage (Deputy Chairperson)  
P Presland  
D Sage  
Councillor M Murray-Benge  
Councillor J Palmer

Media  
Staff

Miriam Taris  
**Chief Executive Officer**  
**Western Bay of Plenty District Council**



# Omokoroa Community Board

## Mangai o Te Kaunihera

### Role and Purpose of Community Boards

- To represent, and act as an advocate for, the interests of their communities
- To consider and report on all matters referred by Council and its Committees, or any matter of interest or concern to the community board
- To maintain an overview of services provided by Council within the community
- To prepare an annual submission to the Council for expenditure within the community
- To communicate with community organisations and special interest groups within the community
- To undertake responsibilities as delegated by Council or its Committees

### Delegated Functions

Subject to compliance with Council strategies, policies, plans and legislation:

- To maintain an overview of road works, water supply, sewage, stormwater, parks, recreational facilities, community activities and traffic management within the community and make recommendations to Council and its Committees in accordance with their delegated functions
- To report and make recommendations to Council and its Committees in accordance with their delegated functions on issues facing respective communities to promote public participation and communication within respective communities
- To undertake tasks, powers and functions as may be delegated by Council or its Committees in accordance with their delegated functions from time to time
- To control, expend and monitor funds as allocated by Council
- To allocate Community Board reserve funds to specific capital non-recurring projects for council assets on council land

Or

In accordance with allocations which have been approved through the annual plan process:

- To have input into Council and its Committees on issues and plans affecting the respective communities
- To provide an effective mechanism for community feedback to Council
- To receive reports from Council appointees on Council matters relevant to the Community Boards

# Agenda for Meeting No. OM14

Pages

**Present  
In Attendance  
Apologies**

## **Public Forum**

A period of up to 30 minutes is set aside for a public forum. Members of the public may attend to address the Board for up to three minutes on items that fall within the delegations of the Board provided the matters are not subject to legal proceedings, or to a process providing for the hearing of submissions. Speakers may be questioned through the Chairperson by members, but questions must be confined to obtaining information or clarification on matters raised by the speaker. The Chairperson has discretion in regard to time extensions.

Such presentations do not form part of the formal business of the meeting, a brief record will be kept of matters raised during any public forum section of the meeting with matters for action to be referred through the customer contact centre request system, while those requiring further investigation will be referred to the Chief Executive

## **Recommendation**

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

OM14.1

## **Presentation: Omokoroa Sports and Recreation Society Incorporated**

Representative from the Omokoroa Sports and Recreation Society Incorporated will be in attendance to give an update presentation to the Board in regard to their proposal for the new sports pavilion building on the Western Avenue sportsground at Omokoroa.

## **Recommendation**

*THAT the update presentation from representatives of the Omokoroa Sports and Recreation Society regard progress relating to the new sport pavilion be received.*

OM14.2	<p><b>Minutes of Meeting No. OM13 of the Omokoroa Community Board Held on 5 June 2018</b></p> <p>A copy of the minutes are attached.</p> <p><b>Recommendation</b></p> <p><i>THAT the minutes of meeting no. OM13 of the Omokoroa Community Board held on 5 June 2018 as circulated with the agenda, be confirmed as a true and accurate record.</i></p>	7-15
OM14.3	<p><b>Representation Review Update</b></p> <p>Attached is a report from the Customer Relationships Manager dated 4 July 2018.</p> <p>The Group Manager Technology, Customer and Community Services will be in attendance to speak to the report.</p>	16-18
OM14.4	<p><b>Chairperson's Report</b></p> <p>Attached is a report from the Chairperson dated 2 July 2018.</p>	19-21
OM14.5	<p><b>Councillor's Report</b></p> <p>Attached is a report from Councillor Palmer dated 4 July 2018.</p>	22-23
OM14.6	<p><b>Infrastructure Services Report Omokoroa - July 2018</b></p> <p>Attached is a report from the Deputy Chief Executive dated 26 June 2018.</p>	24-35
OM14.7	<p><b>Draft Financial Report Omokoroa - June 2018</b></p> <p>Attached is a report from the Management Accountant dated 2 July 2018.</p>	36-38

**Council, Standing Committee and Community Board Meetings**

Attached is a schedule of meetings for the months of August and September 2018.

**Recommendation**

*THAT the schedule of meetings for August and September 2018 be received.*

## Western Bay of Plenty District Council

**Minutes of Meeting No. OM13 of the  
Omokoroa Community Board held on 5 June 2018  
at the Omokoroa Community Church Hall  
commencing at 7.00pm**

### **Present**

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

### **In Attendance**

G Allis (Deputy Chief Executive), J Paterson (Transportation Manager) and A Alty (Democracy Advisor)

### **Others**

18 members of the public and two representatives from the Bay of Plenty Regional Council.

### **Public Forum**

**Resolved:** Members Grainger / T Sage

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

### **Abbeyfield House Project**

David Riley introduced himself and his wife and spoke about the Abbeyfield House organisation, which had been operating in New Zealand for fourteen years. He noted the following:

- The Abbeyfield House Organisation began in London after the second World War where the need for elderly housing had been recognised.
- There are numerous Abbeyfield Housing facilities throughout New Zealand.
- The concept of a housing development providing individual units with shared living facilities similar to a flatting situation for people who are 65 years and older.
- The concept offers warm supportive family-style independent lifestyle for elder residents with communal lounge, dining room, kitchen and laundry facilities, staffed by a housekeeper/cook who prepares two main meals a day.

- Volunteers commit time to the resident members assisting in daily independent self-management and involvement with fellow residents and the wider community.

The concept was run as a not for profit trust organisation involving volunteers in setting up and managing houses where the residents pay their share of costs. Each resident had their own room and each complex had its own housekeeper to look after the house and residents. The houses become focal points of goodwill and friendly contact within the local community. Abbeyfield rents were kept below the amount available from National Superannuation plus the accommodation supplement (which may be available to some applicants). There was no capital contribution required and residents paid a fortnightly rent.

Abbeyfield House was keen to expand and a group of people based in Katikati were currently looking at securing the development of the concept in Katikati. There was a recognised need across the district and Katikati township was seen as an ideal location, with a developing town centre and vibrant community. Securing land and supporters were the first steps that needed to be taken and interested persons were welcome to join the volunteer group at this time.

### **Mangawhai Bridge on the Cycleway Route**

Mr Riley asked when the Mangawhai Bridge link for the Omokoroa Cycleway would be ready. He could see that the Omokoroa cycleway bridge over Mangawhai estuary was almost completed but would not be opened up until later links were developed. He was disappointed that the linkages would take time - he wanted to be able to use the cycleway as soon as possible.

### **Omokoroa Domain - Esplanade Parking Concept**

Janet Barratt spoke to the Board on behalf of residents from The Esplanade voicing concerns relating to proposed future car parking development on the Omokoroa Domain.

The Chairperson advised that no decisions relating to parking and the future vision for the Omokoroa Domain/ Esplanade vicinity had been made at this time. Initial stakeholders had met on 30 May 2018 to gain community input for the future development proposals. From this input, a concept plan would be put together and there would be public consultation open days to get wider feedback on the concept(s) put forward before final sign-off of a plan later in the year.

Ms Barret noted:

- The grass area of the Domain was a dual use area and must be preserved as such.
- Peak parking was at a premium for only about six days of the year during the summer.
- Generally during peak summer cars can park on the grass area without causing any damage to the green space.
- The grassed area should be seen as a temporary car park when required.
- To remove some of green space to develop a car park would destroy the ambiance and character of the whole area.
- Preserving and protecting the greenspace area needed to have the highest priority.
- The barge operation should be moved closer to the slipway and this would free-up car parks.

The Chairperson thanked Ms Barratt for her address and reiterated that at this time no decisions had been made on any future concept plans put forward relating to the Omokoroa Domain and The Esplanade area and there would be the opportunity for members of the community to take part in the public consultation relating to this topic.

A resident also advised concern noting that in the 30 years he had been coming to Omokoroa, the Domain was the heart and essence of Omokoroa. Residents did not take up parking spaces, generally they walked to the Domain and many people used the Omokoroa Domain and surrounding walking tracks on a daily basis. At times the haphazard nature of parking during the peak summer period contributed to the overall feel of the Domain as a family friendly area.

Consideration should be given to moving the barge operation and it was unacceptable that the heavy vehicles using the roadway to the ferry facility would continue through the residential and reserve area. Large trucks and tankers caused damage to the Omokoroa peninsula roadway and these heavy vehicles should be using the Sulphur Point ferry terminal with the Omokoroa barge operating as a car ferry to and from Matakana Island.

### **Underground Power Lines**

A member of the public asked if any of the existing overhead power lines would be put underground.

The Deputy Chief Executive advised that the power companies undertook this work, and it was very expensive to make the change from overhead to underground lines and the cost of maintenance for underground power was prohibitive in many areas. The Deputy Chief Executive advised that he was not aware of any planned underground power cable work to be undertaken in the area at this time.

**Resolved:** Member Grainger / Councillor Murray-Benge

*THAT the meeting be re-convened in formal session at 7.30pm.*

### **OM13.1 Presentation: Bay of Plenty Regional Council - Planned Bus Routes**

Joe Metcalf, Senior Planner and Melissa Winters Transport Operations Officer from the Bay of Plenty Regional Council Toi Moana will give a presentation to the Board on developments associated with a proposed new bus service for Omokoroa. The Transport Operations Officer outlined the following:

Features of the new bus service proposal:

- Monday to Friday Direct Services to Tauranga CBD
- Monday to Friday Direct Services from Tauranga CBD
- Services to State Highway Two that will connect with buses to Tauranga and to Katikati
- Bus stops at the Omokoroa ferry terminal, Hamurana Road shops, and Fresh Choice supermarket.
- Probable start date for changes projected for 10 December 2018

- New Bus smartcards coming in December.

The Board noted that the timing of the bus services would have to be flexible as buses were also subject to traffic congestion delays particularly when travelling at peak road user times.

A question was asked if/when a Saturday services would be provided to Omokoroa. The ability for teenagers to use public transport to get to and from the city was a priority. Teenagers would readily use a regular and timely service for sport commitments and social interactions. The Transport Operations Officer advised that at this stage a Saturday Service was not planned until 2021.

The bus service pick up and drop off time would need to be co-ordinated with the Matakana ferry service.

The planned bus services would provide an improved service for an aging population in Omokoroa and throughout the district, and provide safe travel on the busy highway. Any service that was provided must be affordable, frequent, convenient and reliable.

Members of the Board and public were asked to contact the Transport Operations Officer at the Bay of Plenty Regional Council if they had any concerns or ideas relating to the new bus services proposals.

**Resolved:** Members Grainger / D Sage

*That the presentation from Joe Metcalf, Senior Planner from Bay of Plenty Regional Council Toi Moana be received.*

OM13.2

**Minutes of Meeting No. OM12 of the Omokoroa Community Board Held on 24 April 2018**

The Board considered the minutes of OM12 of the Omokoroa Community Board held on 24 April 2018 as circulated with the agenda.

**Resolved:** Member D Sage / Councillor Murray-Benge

*THAT the minutes of meeting no. OM12 of the Omokoroa Community Board held on 24 April 2018 as circulated with the agenda, be confirmed as a true and accurate record.*

OM13.3

**Chairperson's Report**

The Board considered a report from the Chairperson dated 14 May 2018 as circulated with the agenda.

**OM13.3.1 Domain and Esplanade Area Future Concept**

The Chairperson advised that he had attended the initial stakeholder meeting held on 30 May 2018 with other stakeholders to source input into the development of a concept plan for the Omokoroa and Esplanade area. He reiterated that there would be public consultation open days to get wider feedback on the concept(s) put forward before final sign-off of a plan later in the year.

**OM13.3.2 Omokoroa Road Upgrade**

The Chairperson advised that adverse weather, shortage of construction crews and materials had delayed the completion of the Omokoroa upgrade but completion was now in sight.

**OM13.3.3 Community Installed Access**

The Chairperson advised that there was a privately constructed access way adjacent 34 Harbourview Road crossing road reserve and private land. The access way had steep steps and a rope handhold, was not safe and was not maintained by Council.

The Reserves and Facilities Manager had advised that Council should not consider upgrading the steps and if the Board wished see a safe access to the Domain from the Harbour View Road vicinity, a site-specific design would need to be prepared.

The Board requested that the Reserves and Facilities Manager prepare an options report outlining costs for the construction of new access way steps for the next Board meeting in July 2018.

**OM13.3.4 Community Group Reports****OM13.3.4.1 Omokoroa Community Policy Group**

The Board received the Minutes of the Annual General Meeting of the Omokoroa Community Policing Group held on 6 May 2018, and the Policing Group Chairpersons Report.

**OM13.3.4.2 Omokoroa Sport and Recreation Society**

Board Member Presland advised that fund raising promotions for the Omokoroa Sport and Recreation Society pavilion was continuing. Design work for the pavilion was progressing.

The Board was advised that the following accounts had been received with a request that payment be made under prior approval; to draw on the

allocated funding of \$100,000 (Reference OM9.4.2 25 November 2014) committed towards the cost of architectural plans for the new sports pavilion on the Western Sports Ground.

- Vulcan Fire Engineering (Invoice 0458).....1,380.00
- S C Architects Limited (Invoice 00001920) ..... 11,592.00
- S C Architects Limited (Invoice 00001947) ..... 14,030.00
- Total..... \$27,002.00

In March 2017, the Board authorised payment of \$7,000 for preliminary architectural designs for the proposed pavilion project.

Councillor Palmer inquired if an application for the lease or variation to the current lease for the proposed building had been initiated.

The Board asked that representatives from the Omokoroa Sports and Recreation Society be invited to attend the next Community Board Meeting on 17 July 2018 to give an update presentation on the progress of the new pavilion project.

#### OM13.3.4.3 **Omokoroa Environmental Manager**

The Board received a copy of the minutes of the Omokoroa Environmental Managers meeting held on 22 May 2018.

#### OM13.3.4.4 **Omokoroa Settlers Hall Committee**

Board member Teresa Sage advised that the Settlers Hall continued to be an extremely busy venue in the community. There were a number of new committee members who were working through a transitional phase relating to bookings and financial management for the hall. The hall was very well used and options for the best use of space for activities and storage of equipment was currently being considered.

#### OM13.3.4.5 **Western Bay of Plenty Safer Communities Forum**

The Chairperson advised that he had attended the meeting of the Western Bay of Plenty Safer Communities Forum on 30 May 2018.

**Resolved:** Members Grainger / T Sage

*THAT the Omokoroa Community Board Chairperson's report dated 14 May 2018 is received.*

**OM13.4 Councillor's Report**

The Board considered a report from the Councillor Murray-Benge dated 23 May 2018 as circulated with the agenda.

**Long Term Plan Update**

Councillor Murray-Benge advised that the overall Long Term Plan consultation had gone well and Council were now in the final phase of formal deliberations before adopting the plan on 28 June 2018.

Councillor Palmer noted that 413 submissions to the Long Term Plan had been received and of the 'Have Your Say' events over 50 people had attended specific events at Omokoroa.

**Poll to Establish Maori Wards in the Western Bay of Plenty District**

Councillor Murray-Benge noted that there had been a voter turnout of 40% of eligible electors in the recent poll to Establish Maori Wards in the Western Bay of Plenty District.

**Representation Review - Community Engagement**

Councillor Murray-Benge advised that Council would be seeking feedback on initial proposals for future representation arrangements in the second half of 2018. She stated that it was very important that people realised the impact that local government had on daily lives and our local communities needed to be aware of and have an understanding of the forthcoming representation review.

**State Highway Two**

Councillor Palmer advised that at this time Council could only advise what was being publicly reported about the Draft Regional Land Transport Plan that would be adopted on 15 June 2018.

The Transport Manager advised that the Government Policy Strategy that would give direction to the New Zealand Transport Agency relating to the national plan for all national state highway works would be announced by the end of August 2018.

**Precious Reserve Management Plan Review**

Councillor Palmer advised that the Precious Reserve Management Plan Review would be presented for adoption to the Policy Committee meeting to be held on 14 June 2018.

**Resolved:** Councillor Murray-Benge / Member T Sage

*THAT the report from Councillor Murray-Benge dated 23 May 2018 be received.*

OM13.5 **Infrastructure Services Report Omokoroa - June 2018**

The Board considered a report from Deputy Chief Executive dated 10 May 2018 as circulated with the agenda.

OM13.5.1 **Omokoroa Road**

The Transport Manager advised that the Omokoroa Road upgrade had been an extremely complicated project that had been hampered by weather delays, shortage of construction crews, roundabout and intersection builds, adjoining developer requests and the construction of multiple underground services with various authority ownerships. The new road pavement was expected to be completed by the end of June 2018.

Work would continue on installing the storm water main connection into the Kaimai Views Special Housing Area, the development of the park and ride facility near Prole Road intersection, construction of a cycleway from State Highway Two to the fire station and installation of an additional sewer main to the wastewater transfer station.

Board members were very much aware of the inconvenience many Omokoroa residents had been subjected to and appreciated the work of staff and contractors in progressing the construction in extremely difficult and trying circumstances.

Bus Stops would be installed along Omokoroa Road, with bus shelters installed after use of the new bus routes and services had been measured.

OM13.5.2 **Omokoroa Sportsground Playground**

Following up concerns noted at the last meeting in regard to the topography of the land for the new playground to be constructed at the Omokoroa Sport Ground the Board would like an assurance that the land slope did not pose a danger to playground users.

It was also noted that the playground concept plan showed amenity planting on the northern boundary of the sports ground and the Aaron development land. The Board would like advice as to what type of plants/trees/shrub were to be undertaken and when the planting would be done.

**Resolved:** Councillors Murray-Benge / Palmer

*THAT the Deputy Chief Executive report dated 10 May 2018 and titled Infrastructure Services Report Omokoroa - June 2018 be received.*

OM13.6 **Financial Report Omokoroa - April 2018**

The Board considered a report from the Management Accountant dated 15 May 2018 as circulated with the agenda.

**Resolved:** Members Grainger / D Sage

*THAT the Management Accountant's report dated 15 May 2018 and titled Financial Report Omokoroa - April 2018 be received.*

OM13.7 **Council, Standing Committee and Community Board Meetings**

The Board considered a schedule of meetings for the months of June and July 2018 as circulated with the agenda.

**Resolved:** Members T Sage / Grainger

*THAT the schedule of meetings for June and July 2018 be received.*

The meeting concluded at 8.51pm.

Confirmed as a true and correct record.

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M Grainger  
Chairperson  
Omokoroa Community Board

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Date

OM13

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## Western Bay of Plenty District Council

### Omokoroa Community Board

### Representation Review Update

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#### Purpose and Summary

This report has been prepared in order to ensure all Community Board members are fully aware of the results of the Council's representation review that have formed Council's Initial Proposal that will be publically notified and go out for public consultation from 24 July to 24 August 2018.

#### Recommendation

- 1. THAT the report from Barbara Whitton, Customer Relationships Manager dated 4 July 2018 and titled Representation Review Update be received.***



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Barbara Whitton  
**Customer Relationships  
Manager**

## 1. Background

Council began the Representation Review process in May 2017 working through the three decision-making phases; Electoral system, Māori representation and Representation arrangements, of the review over ten workshops. Staff presented an overview of the review process to a combined Community Boards workshop held on 10 August 2017. The aim of the overview provided to board members was to ensure a shared understanding of the process itself and to clarify council's legal obligations.

## 2. Progress – key milestones to date

<b>August 2017</b>	Council passed a resolution to remain with First Past The Post (FPP) electoral system
<b>November 2017</b>	Council passed a resolution to establish Māori wards
<b>February 2018</b>	More than five percent of electors (voters) demanded a poll to decide the final outcome on Māori wards
<b>March – April 2018</b>	Informal public engagement asking people to identify their 'communities of interest' and comment on our current representation arrangements
<b>May 2018</b>	The result of the poll is that Māori wards would not be established for the Western Bay for at least the 2019 and 2022 elections
<b>July 2018</b>	Council passed a resolution to adopt the initial proposal for the 2019 and 2022 local elections: <ul style="list-style-type: none"> <li>– Retaining 11 councillors elected from three wards, plus the Mayor elected District-wide.</li> <li>– Replacing our five community boards with three community committees, aligned to the three ward boundaries.</li> <li>– Making a slight boundary adjustment that involves the boundary between the Katikati-Waihi Beach and Kaimai wards.</li> </ul>

## 3. The future for local community representation

Council believes that a change to local representation is necessary in order to be more relevant to all of our local communities, to be more flexible in representation to support changing community needs and to enable a broader membership from community leaders and their networks across the whole District.

Our District's communities have changed since 1989 when the district's Community Boards were first formed. The District has grown, particularly in recent times, and the rural/urban mix has altered, with better transport corridors driving an increase in 'lifestyle' properties. Our community boards currently represent just 58 percent of our District's resident electors.

Western Bay citizens are more mobile and they move between communities while they 'live, work and play'. Many people now choose to live in one community and commute to work in another.

The way Council works has also changed over this time, with councillors and staff spending more time engaging and working directly in our communities. Relationships between communities and their local representatives are more direct than they were 30 years ago and are no longer restricted to formal local structures and processes.

Technology allows our citizens to engage directly with Council on issues that affect them, whether it is to report a concern, to submit through a consultation process or to just 'have your say' informally. Community feedback told us that many wish to use technology to have a more direct relationship with elected members.

Our Council has strong relationships with local communities, their leaders and networks and these relationships inform Council discussion and decision making both formally and informally. Community feedback on local representation told us that for many their sense of community and local representation does not fit the current Community Board operating model.

Council is proposing to replace Community Boards with three community committees aligned to the three ward boundaries to ensure local representation across the entire district.

### **What are community committees?**

A community committee is a committee of Council, but members are not elected under the Electoral Act. Committee membership will include the elected ward councillors and representatives from the community appointed by a Council process from candidates nominated by the community.

Three ward-based community committees would allow residents and ratepayers to have a greater voice in determining the needs of their community and assist Council in its responsibilities to the community and the district. The committees would have a key role to partner with community groups and citizens to act as a liaison point with Council.

Each community committee would have terms of reference that covers their:

- Membership – membership would include the ward councillors and appointed representatives from the community
- Tenure – generally three years to match election cycle
- Delegations
- Meeting schedules
- Voting arrangements
- Work programme.

Each community committee's annual work programme would identify projects and priorities, and be collaboratively developed by the committee and Council through Council's annual plan and long term plan processes. The work programme will be aligned to a community plan where this exists.

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## Western Bay of Plenty District Council

### Omokoroa Community Board

### Chairperson's Report – July 2018

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#### 1. Amenity Seating

There have been a number of requests for some (park bench) seats to be installed on various reserve view points throughout Omokoroa.

I have included an attachment that shows an example of recycled plastic seating. The back of the seats will reflect the skyline contour of the Kaimai Ranges view from Omokoroa and this could be the theme of future seats for the peninsula. The installation of the seats would be undertaken in liaison with the Council Parks and Reserves Manager and staff.

**Attachment A**

#### Recommendation:

***THAT the Omokoroa Community Board allocate funding up to \$10,000 from the Omokoroa Community Board Reserves Account for the future construction and placement of recycled plastic seating at various sites throughout the peninsula.***

#### 2. Omokoroa Domain and Esplanade Area Future Concept Project

There will be an open day for the public relating to the Omokoroa Domain / Esplanade Area future concept project on Saturday 21 July 2018.

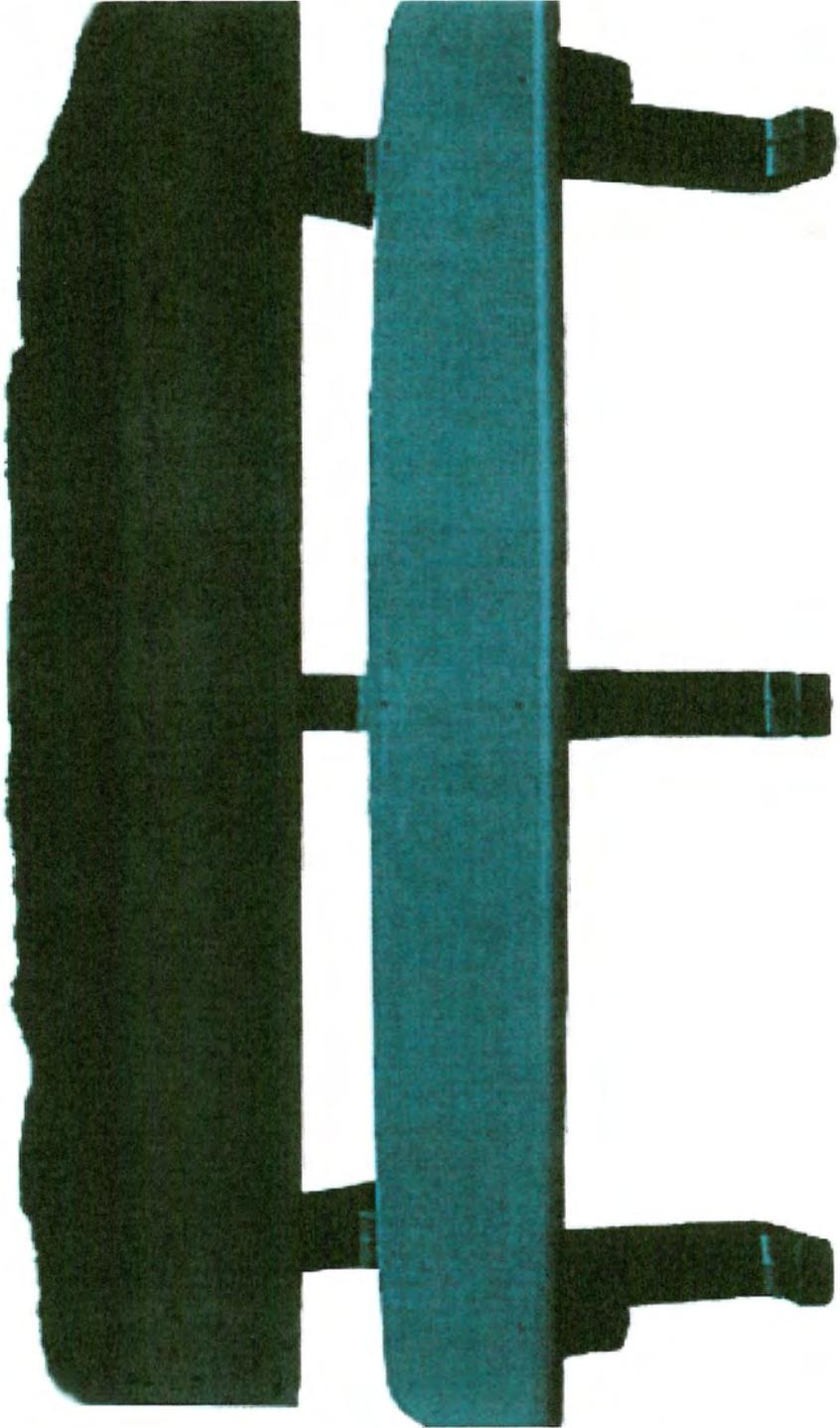
#### 3. 2018 – 2028 Long Term Plan

The Long Term Plan was adopted by Council on 28 June 2018 and the Board extends thanks to all those who took part in the process.

## Recommendation

*THAT the Chairperson's Report to the Omokoroa Community Board for July 2018 be received.*

Murray Grainger  
**Chairperson**  
**Omokoroa Community Board**



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## Western Bay of Plenty District Council

### Omokoroa Community Board

### Councillors Report – July 2018

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Councillor Palmer will give a verbal update on the following items:

1. **Precious Family Reserve**
2. **Lynley Park Subdivision**
3. **Omokoroa Domain & Esplanade Project Public Open Day**

The open day for the ideas and options relating to the Omokoroa Domain and Esplanade Project will be held on Saturday 21 July 2018 10.30 am at the Omokoroa Boat Club.

4. **2018 – 2028 Long Term Plan**

The Long Term Plan was adopted by Council on 28 June 2018 and thanks are extended to all those who took part in the process. Below is a copy of the 28 June 2018 media statement relating to the adoption of the Long Term Plan for information.

#### **Council adopts Long Term Plan 2018 - 2028 "Steady as we grow"**

"Western Bay of Plenty District Council has today adopted its Long Term Plan (LTP) 2018 – 2028.

The plan sets an average rates increase of 2.7 percent for existing ratepayers across the ten years of the LTP (of which inflation accounts for 2.3 percent). The increase for the 2018/19 year is 3.6 percent (of which inflation accounts for 2.0 percent).

Council aims to keep average rate increases below four percent for the 10-year period (excluding growth in population). This will be achieved by continuing to take a prudent approach to managing its operational and capital work programmes, to ensure the services its communities expect are provided for in a way that balances the affordability of delivering them.

The Long Term Plan was developed following comprehensive community engagement with Western Bay residents, with Council taking a 'steady as we grow' approach. Mayor Garry Webber says the message ratepayers gave was for Council

to plan appropriately for growth, while making sure rates remain affordable and debt is reduced. Council asked for feedback on four key proposals: walkway and cycleway investment; Western Bay Museum funding; arts and culture investment; and the approach to debt management. Taking into account all the feedback received through the consultation process, Council made the following decisions:

**Walkway and cycleway investment** – implement a stepped increase in funding over the next three years to enable faster development, which includes \$350,000 in year one, \$400,000 in year two, and \$450,000 in years three to ten.

**Western Bay Museum funding** – provide \$70,000 annually in support through District-wide rates for the next ten years.

**Arts and Culture investment** – enable implementation of the sub-regional Arts and Culture Strategy by increasing Creative Bay of Plenty's funding by \$50,000 for the ten years, and grant The Incubator Creative Hub \$10,000 in year one, \$15,000 in year two, and \$20,000 in year three of the LTP.

**Debt management approach** – reduce ratepayers' contribution to interest and debt repayments to \$1m for 2018/19, recognising the positive financial impacts of growth, and review this decision annually.

In the 2018/2019 financial year \$61.66m in total rates is budgeted to be collected - an increase of \$280,000 on the initial estimate for the first year of this Long Term Plan.

Total rates of \$61.66m are made up of District rates (\$38.18m); community board rates (\$430,000); water treatment and supply (\$6.30m); wastewater (\$10.36m); stormwater (\$4.21m) and other targeted rates (\$2.18m). Council's net debt was \$140m in 2013. It was currently below \$100m and was forecast to reduce to \$75m by 2028. Net debt per property was \$6,937 in 2013, and was projected to reduce to \$2,896 per property by 2028.

Mayor Webber stated: "We know that in the coming years we will need to be continually proactive in planning for the development and growth of our District. We are firmly committed to the 'steady as we grow' philosophy. We believe this Long Term Plan strikes the right balance between looking ahead and planning for change, while balancing rates increases and prudently reducing Council's debt."

John Palmer  
**Councillor**  
**Omokoroa Community Board**

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**Western Bay of Plenty District Council****Omokoroa Community Board****Infrastructure Services Report Omokoroa July 2018**

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**Purpose and Summary**

This report provides specific information on infrastructure activities of interest to the Board

**Minute Action Sheets**

The current Board Minute Action Sheets are attached to this report. The resolution to receive this report includes receipt of the Minute Action Sheets. **Attachment A**

**Recommendation**

***1. THAT the Deputy Chief Executive Officer's Report dated 26 June 2018 and titled Infrastructure Services Report Omokoroa July 2018 be received.***

Approved



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Gary Allis  
**Deputy Chief Executive**

## 1. Utilities

### 1.1 Home Worm Composting Workshops

New dates for 2018 are now available on the website at:

<http://www.westernbay.govt.nz/our-services/rubbish-recycling-waste/Pages/Worm-Composting.aspx>

All bookings are now made through [www.eventfinda.co.nz](http://www.eventfinda.co.nz)

### 1.2 Licensing Waste Collectors - Waste Management and Minimisation Bylaw 2013

Letters were sent to known waste collectors to apply and pay to operate as a licenced waste collector in the District as per the requirements of the Waste Management and Minimisation Bylaw 2013.

A Public Notice to Licence appeared in the District newspapers during May 2018. Information to this effect was also placed on Council's website on 16 May 2018.

Applications are being processed and licences will be issued during July 2018.

### 1.3 Minden Road

New trunk water main will be installed between Minden Reservoir and Florence Lane. Work to start late July with completion in September 2018.

## 2. Reserves

### 2.1 Omokoroa to Tauranga Cycleway

Section 1: This section has now been completed (new boardwalk).

Omokoroa User Statistics as follows:

Section 3: Lynley Park to railway - The archaeological authority application is on hold pending further information required by Heritage New Zealand.

Section 4: Tamihana Park to Kiwirail Bridge – No change to previous report - License to occupy application paperwork has been concluded including license fees. Final construction surfacing for this section will begin once permit to enter authorisation has been received. The completion of this section will be coordinated with the Plummers Point section to Huharua Park s that a route destination is enabled.

Section 5: Bridge across Mangawhai inlet - construction is completed. NOTE: The track will remain closed until the cycleway connection with Huharua Park is in place.

Section 6: Plummers Point trail from bridge to Huarua Park. Detailed design has been completed and construction will begin as soon as archaeological authority and resource consent has been obtained.

NOTE: The commuter route section proposed to connect between Bridge1 and Plummers Pt Road is not being constructed until funding is confirmed and public access enabled (legalisation process also required).

## 2.2 Omokoroa Sportsground Playground

Tenders for the supply of playground equipment closed on Friday, 19 May and were evaluated by the Project Team the following week. It is expected that the project will be split into two separate stages so that external funding can be obtained, in which case the project may extend into 2018/19.

Tenders have now closed and play equipment options shortlisted. Once pricing has been confirmed, orders will be placed and installation underway subject to delivery timing.

## 2.3 Omokoroa Ferry to Opureora/Matakana Island – Facilities Upgrade

The construction of a new weather shelter and seating for installation has been completed.

OPUREORA JETTY RENEWAL: No change to previous report - The final concept design has been endorsed by the Matakana Community and a report is being prepared for Council adoption. Construction is scheduled for the next financial year subject to the normal tendering and approvals process.

## 2.4 Omokoroa Slips

The construction of a new weather shelter and seating for installation has been completed.

OPUREORA JETTY RENEWAL: No change to previous report - The final concept design has been endorsed by the Matakana Community and a report is being prepared for Council adoption. Construction is scheduled for the next financial year subject to the normal tendering and approvals process.

## 2.5 Damaged walkway reserve land - Ruamoana Place to Bramley Drive

As at 2 July 2018: Remediation works have been split into a series of smaller contracts.

The Earthworks are now complete at a cost of less than 10% of the original tender.

Drilling works have been split into three separate contracts, with a co-ordination role for Consultants Tonkin and Taylor. Contracts are being prepared for signing with an agreed start date of 23 July and completion estimated by the end of August (subject to weather).

### Revegetation

Hydroseed was successfully completed, with only minor damage caused by heavy rain and a good strike of grass.

Vetiver grass has been ordered for the top edge in lieu of permanent fencing. Fencing will be temporary until the vetiver is established.

Owners along the reserve frontage are being kept informed.

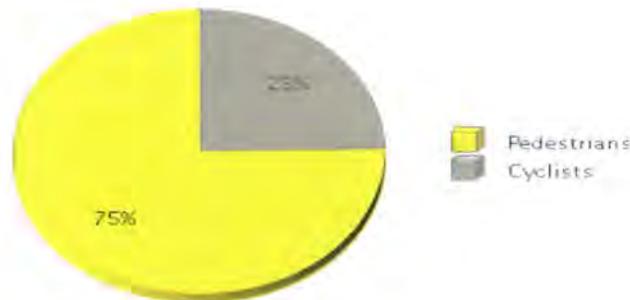
**2.6 Omokoroa Walkway / Cycleway Use Statistics**

Period 26 June 2017 to 26 June 2018.

	Total Traffic for the Analysed Period	Daily Average	Busiest Day of the Week	Busiest Month of the Year	Distribution	
					IN	OUT
Pedestrians	40,654	111	Sunday	December 17: 5,748	58	42
Cyclists	13,404	37	Sunday	January 18: 1,691	49	51

IN: Towards Omokoroa Beach

OUT: Towards Tauranga

**3. Strategic Property****3.1 Omokoroa Cell Phone Tower**

Work on the construction of the cell phone tower is ongoing. At this stage it is unlikely this work will be completed by the end of June 2018.

**3.2 Kaimai Views - Sales Update**

Work on the construction of houses is continuing.

The developer is still unable to gain access off Omokoroa Road, which is causing delays in their ability to complete the supply of services to the houses.

**4. Development Engineering and Projects****4.1 Omokoroa Industrial Road - Investigation / Design**

Scoping for design and construction has been confirmed. Currently briefing selected consultants to tender for the investigation and design of the project.

Tenders are currently being sourced from four selected consultants; to investigate, design, and procure contracts for the physical works. Tenders close 3 July 2018.

**4.2 Omokoroa Industrial Road -Stormwater detention pond**

Scoping for design and construction has been confirmed. Currently briefing selected consultants to tender for the investigation and design of the project.

Tenders are being sourced from four selected consultants to investigate, design and procure contracts for the physical works. Tenders close 3 July 2018.

## **5. Emergency Management**

### **5.1 Update**

Nothing significant to report this month. Emergency Management are in the process of compiling their Annual Report and will include an annual summary in the next August Board report.

## **6. Roothing**

### **6.1 Omokoroa Road Construction - State Highway to Railway**

The Omokoroa Road upgrade has been an exceptionally complex project due to weather delays, shortage of construction crews, roundabout and intersection builds, adjoining developer requests and the construction of multiple underground services with different utility authority ownership.

The \$12.9 million project, with the physical works beginning early in 2017, hit setbacks with the discovery of multiple archaeological sites and removal of redundant asbestos water main pipes requiring specialist handling and disposal.

Underground services installed during the construction have included new water mains, a new gravity sewer main, a new storm water main, new road culverts, communications and power cables, Ultrafast broadband fibre optic cabling and the relocation of sections of the Omokoroa sewer transfer main.

Works will continue until September 2018 on installing the storm water main connection into the Kaimai Views Special Housing Area; development of the park-n-ride near the Prole Road intersection; construction of a cycleway from SH2 to the fire station and installation of an additional sewer main to the wastewater transfer station.

The new storm water line has been installed.

The road construction and underground water main, power and communication services continue to be delayed due to ongoing inclement weather.

### **6.2 Omokoroa Footpath Repairs**

Beach Grove footpath now complete.

**6.3 Community Rooding Account**

<b>Current Account:</b>	<b>\$</b>	<b>Status</b>
Current Account Opening Balance 1 July 2018		
Balance as at 30 June 2018	\$316,726	
Allocation for 2018/19	\$94,770	
<b>Funds Available for 2018/19 Year</b>	<b>\$411,496</b>	
<b>Approved Projects:</b>		
Omokoroa to Tauranga Cycle Trail	\$100,000	Ongoing
Anderley Avenue Footpath OM617.6.4	\$5,000	Ongoing
<b>Subtotal:</b>	<b>\$105,000</b>	
<b>Projected Current Account Balance 30 June 2019</b>	<b>\$306,496</b>	

# Community Board Report

## OMOKOROA COMMUNITY BOARD 13/03/2018

Remit Title	<b>Omokoroa Signage - Proposed Map for Refurbish Noticeboard at McDonnell Street Omokoroa</b>
Remit Number	OM1118 2.4
Owner	TM1
Status	UNDER ACTION
Complete Date	
Confidential	
Resolution	<p>The Board was advised that the notice board at McDonnell Street Omokoroa needed refurbishing. When the noticeboard had been renovated a new map of Omokoroa would be produced for placement in the noticeboard. Board Members agreed with the concept design and were advised that some editorial changes to the map would be undertaken before the final version was produced.</p> <p>A question was asked if it would be possible to have the same type of map installed on a noticeboard in the vicinity of The Esplanade and Omokoroa Domain. This was a high visitor and pedestrian area and the map showing points of interest throughout Omokoroa would be a valuable reference point.</p> <p>The Transportation Manager advised that some thought needed to be given as to where such an information sign would be best placed in the Esplanade/Domain vicinity. It was important that people looking at the sign would not be in the way of or hindering any vehicular traffic. There may be other points throughout the peninsula where a map could also be placed.</p>
Actions	<p><b>26 June 2018: No feedback received as yet from the Community Board</b></p> <p>15 May 2018: Still awaiting Community Board feedback.</p> <p>4 April 2018: Awaiting Community Board feedback.</p>



**OMOKOROA COMMUNITY BOARD 24/04/2018**

Remit Title                    **Omokoroa Sportsground Playground**

Remit Number                OM1218 4.2

Owner                         RFM

Status                         COMPLETE

Complete Date              3 July 2018

Confidential

Resolution                    The Board received a copy of the draft Concept Plan of the playground to be constructed on the Omokoroa Sportsground, which had been circulated for community feedback. It was advised that the project may be split into two separate stages so that external funding can be obtained in which case the project may extend into 2018/19.

The Board noted that consideration must be given to the availability of parking in the immediate area in both the short and long term in association with the Western Avenue and Omokoroa Road proposed upgrade. The slope of the proposed playground site was also a concern relating to user safety.

Actions                        **3 July 2018: The price proposal received fro playground suppliers in relation to the concept plan well and truly exceed the budget allocation of \$100,000.**

**Full implementation of the concept will require approximately a further \$250,000 of community raised external funding. This dos not include the cost of car parking improvements along Western Avenue.**

**1. Stage 1 will consist of the following playground elements:**

- a. **Twin cable-way (flying fox)**
- b. **Junior embankment slide**
- c. **Basket swing and conventional swings**
- d. **Rotator/spinner**
- e. **Springy rocker**
- f. **Music piece (chimes)**
- g. **Decking and seating gathering area**
- h. **Play area surfacing**

**Stage 1 will be constructed prior to Christmas 2018. The remaining stages are subject to external funding.**

2. **Car parking improvements along Western Avenue will be undertaken from a separate budget co-ordinated with Transportation. This may include the original proposal to the Community Board seeking funding from the Board's Rooding Account.**
3. **The playground slope is being used to add play value within the concept plan.**

**In future, all playground progress will be reported in the Infrastructure Report.**

**OMOKOROA COMMUNITY BOARD 5/06/2018**

Remit Title                    **Domain and Esplanade Area Future Concept**

Remit Number                OM1318 3.1

Owner                         RFM

Status                         COMPLETE

Complete Date              3 July 2018

Confidential

Resolution                    The Chairperson advised that he had attended the initial stakeholder meeting held on 30 May 2018 with other stakeholders to source input into the development of a concept plan for the Omokoroa and Esplanade area. He reiterated that there would be public consultation open days to get wider feedback on the concept(s) put forward before final sign-off of a plan later in the year.

Actions                        **26 June 2018: The public consultation open day is scheduled for Saturday, 21 July 2018 at the Omokoroa Boat Club between 10.30am and 1.30pm.**

**An invite has been sent to the Board Members.**

**OMOKOROA COMMUNITY BOARD 5/06/2018**

Remit Title                    **Community Installed Access**

Remit Number                OM1318 3.3

Owner                         RFM

Status                         UNDER ACTION

Complete Date

Confidential

Resolution                    The Chairperson advised that there was a privately constructed access way adjacent 34 Harbour View Road crossing road reserve and private land. The access way had steep steps and a rope handhold, was not safe and was not maintained by Council.

The Reserves and Facilities Manager had advised that Council should not consider upgrading the steps and if the Board wished see a safe access to the Domain from the Harbour View Road vicinity, a site-specific design would need to be prepared.

The Board requested that the Reserves and Facilities Manager prepare an options report outlining costs for the construction of new access way steps for the next Board meeting in July 2018.

Actions                        **26 June 2018: Due to the existing steps going onto private property, staff are considering options before providing a report back to the Board.**

**OMOKOROA COMMUNITY BOARD 5/06/2018**

Remit Title	<b>Omokoroa Sportsground Playground</b>
Remit Number	OM1318 5.2
Owner	RFM
Status	COMPLETE
Complete Date	3 July 2018
Confidential	
Resolution	<p>Following up concerns noted at the last meeting in regard to the topography of the land for the new playground to be constructed at the Omokoroa Sport Ground the Board would like an assurance that the land slope did not pose a danger to playground users.</p> <p>It was also noted that the playground concept plan showed amenity planting on the northern boundary of the sports ground and the Aaron development land. The Board would like advice as to what type of plants/trees/shrub were to be undertaken and when the planting would be done.</p>
Actions	<p><b>3 July 2018: The land slope is incorporated into the design to add to the play value offered by the concept design. For example, sliding down the slope.</b></p> <p><b>The planting will be in keeping with existing trees on the site.</b></p> <p><b>With regards to the timing of the proposed planting shown on the playground conception plan completed by LOAM Landscape Architects, the focus of the project is to deliver as much playground equipment within the available budget. On this basis, the planting of the proposed trees will be delayed until funding is in place.</b></p> <p><b>The concept plan, adopted in 2014 for Omokoroa Sportsground does not show any new trees along the Reserve boundary with the new subdivision.</b></p> <p><b>In future, all playground upgrades will be reported in the Infrastructure Report.</b></p>

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**Western Bay of Plenty District Council**

**Omokoroa Community Board**

**Draft Financial Report Omokoroa – June 2018**

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### Purpose and Summary

This report provides the Community Board with a six-weekly monitoring of its operational budget.

Attached are the draft financial statements for the period up to 30 June 2018 (**Attachment A**).

Total operational costs are lower than budget and include contingency expenses, grants, mileage allowance, salaries and inter-department charges.

Conference expenses are over budget for the year.

#### Grant payments made to date:

	\$
Omokoroa ANZAC Committee	666
<b>Total grants to date</b>	<b>\$666</b>

#### Committed - Operational expenditure

	\$
<b>Total outstanding operational commitments</b>	<b>\$0</b>

#### 2017/18 reserve analysis:

2017/18 Opening Balance	\$297,964
Funding for the proposed Tinopai Reserve to Lynley Park Walkway [OM1.9].	(60,000)
Contribution towards the cost of the new sports pavilion on the Western Avenue sports ground [OM9.4.2].	(23,480)
<b>2017/18 Closing Balance</b>	<b>\$214,484</b>

**Committed - Reserve expenditure**

Contribution towards the cost of the new sports pavilion on the Western Avenue sports ground [OM9.4.2]. \$6,300 funded in 2016/17.	\$(70,220)
Contribution towards the cost of a placement of an Anchor Stone sculpture next to Omokoroa Fisherman's Club on the Esplanade [OM9.4.5].	\$(3,000)
<b>2017/18 Closing Balance after committed expenditure</b>	<b>\$141,264</b>

**Recommendation**

***THAT the Management Accountant's report dated 02 July 2018 and titled "Draft Financial Report Omokoroa – June 2018" be received.***

  
 Christie Tromans  
**Management Accountant**

Approved

  
 Ian Butler  
**Finance Manager**

Minute Action Sheet	Position Code
For Action	MA1
For Info	FM

**Western Bay of Plenty District Council  
Draft Income and Expenditure Statement  
For the period ended 30 June 2018**

**Omokoroa Community Board**

	Year to Date				Full Year	Last Year
	Actual \$	Budget \$	Variance (Unfav)/Fav \$		Budget \$	Actual \$
<b>Direct Costs</b>						
Additional Levels of Service	0	0	0	<input checked="" type="checkbox"/>	0	0
Bylaw Enforcements	0	0	0	<input checked="" type="checkbox"/>	0	0
Conference Expenses	87	0	(87)	<input checked="" type="checkbox"/>	0	0
Contingency - [see breakdown below]	429	5,000	4,571	<input checked="" type="checkbox"/>	5,000	3,686
Grants	666	5,000	4,334	<input checked="" type="checkbox"/>	5,000	3,833
Mileage Allowance	1,333	2,000	667	<input checked="" type="checkbox"/>	2,000	884
Salaries	17,060	25,435	8,375	<input checked="" type="checkbox"/>	25,435	19,689
Inter Department Charges	32,484	32,480	(4)	<input checked="" type="checkbox"/>	32,480	32,484
<b>Total Operating Costs</b>	<b>52,059</b>	<b>69,915</b>	<b>17,856</b>	<input checked="" type="checkbox"/>	<b>69,915</b>	<b>60,576</b>
Interest Expense	0	0	0	<input checked="" type="checkbox"/>	0	(19,821)
<b>Total Direct Costs</b>	<b>52,059</b>	<b>69,915</b>	<b>17,856</b>	<input checked="" type="checkbox"/>	<b>69,915</b>	<b>40,755</b>
Costs Allocated	0	0	0	<input checked="" type="checkbox"/>	0	0
<b>Total Costs</b>	<b>52,059</b>	<b>69,915</b>	<b>17,856</b>	<input checked="" type="checkbox"/>	<b>69,915</b>	<b>40,755</b>
<b>Income</b>						
Rate Income	77,085	69,915	7,170	<input checked="" type="checkbox"/>	69,915	74,666
<b>Total Direct Income</b>	<b>77,085</b>	<b>69,915</b>	<b>7,170</b>	<input checked="" type="checkbox"/>	<b>69,915</b>	<b>74,666</b>
<b>Net Cost of Service</b>	<b>25,026</b>	<b>0</b>	<b>25,026</b>	<input checked="" type="checkbox"/>	<b>0</b>	<b>33,911</b>
<b>Contingency - breakdown</b>						
Hall Hire - Meetings	239					
Classified Advertisement Lizard News	40					
Wreaths for ANZAC Day	150					
<b>Year to date contingency costs</b>	<b>429</b>					
<b>Community Board Reserves</b>						
<b>Opening Balance - Surplus (Deficit)</b>	<b>297,964</b>					
Funding Tinopai Reserve to Lynley Park Walkway [OM1.9]	(60,000)					
Funding Sports Pavilion on Western Ave Sports Ground [OM9.4.2]	(23,480)					
<b>(Decrease) Increase in year</b>	<b>(83,480)</b>					
<b>Closing Balance - Surplus (Deficit)</b>	<b>214,484</b>					

**Western Bay of Plenty District Council  
Formal Meeting Schedule 2018**

<b>AUGUST 2018</b>			
<b>Meeting</b>	<b>Date</b>	<b>Time</b>	<b>Venue</b>
Operations and Monitoring Committee	2 August	9.30am	Chambers
Joint Road Safety Committee	8 August	10.00am	Chambers
Council	9 August	9.30am	Chambers
Waihi Beach Community Board	27 August	6.30pm	Waihi Beach Community Board
Omokoroa Community Board	28 August	7.00pm	Omokoroa Community Church
Katikati Community Board	29 August	7.00pm	The new Katikati Library and Service Centre
Community Committee	30 August	9.30am / 10.00am	Chambers
<b>SEPTEMBER 2018</b>			
<b>Meeting</b>	<b>Date</b>	<b>Time</b>	<b>Venue</b>
Regulatory Hearings Committee (if required)	4 September	9.30 am	Chambers
Maketu Community Board	4 September	7.00pm	Maketu Community Centre
Regulatory Hearings Committee (If required)	5 September	9.30am	Chambers
Policy Committee	6 September	9.30am	Chambers
Te Puke Community Board	6 September	7.00pm	Te Puke Library and Service Centre
Operations and Monitoring Committee	13 September	9.30am	Chambers
Regional Transport Committee	14 September	TBC	TBC
Council	20 September	9.30am	Chambers
Rural Committee	25 September	9.30am	Chambers