

**MINUTES OF AN ORDINARY MEETING OF THE  
SELWYN DISTRICT COUNCIL  
HELD VIA ZOOM  
ON WEDNESDAY 13 APRIL 2022 COMMENCING AT 1PM**

**PRESENT**

Mayor S T Broughton, Councillors, M A Alexander, J B Bland, S N O H Epiha, J A Gallagher, D Hasson, M P Lemon, M B Lyall, S McInnes, G S F Miller, R H Mugford and N C Reid

**IN ATTENDANCE**

Messrs. D Ward (Chief Executive), T Harris (Group Manager Environmental and Regulatory Services), D Marshall (Group Manager Property), K Mason (Group Manager Organisational Performance), M Washington (Group Manager Infrastructure), S Hill (Group Manager Communication and Customer Services), G Morgan (Service Delivery Manager Infrastructure), M England (Asset Manager Water Services), R Raymond (Communications Advisor), B Charlton (Regulatory Manager), B Rhodes (Planning Manager), and S Tully (Mayoral Advisor); Mesdames D Kidd (Group Manager Community Services and Facilities), N Sutton (Policy Advisor), P Parata-Goodall (Pou Ahurea), J Lewes (Strategy and Policy Planner), E McLaren (Water Services Delivery Manager), B Ryan (Personal Assistant to the Mayor) and N Smith (Executive Assistant to the Chief Executive), and Ms T Davel (Committee Advisor)

*The meeting was livestreamed.*

The Mayor opened the meeting with the karakia and Councillor Affirmation and welcomed everyone to the meeting. He also welcomed everyone online listening to the meeting.

**APOLOGIES**

None

**IDENTIFICATION OF ANY EXTRAORDINARY BUSINESS**

None.

**CONFLICTS OF INTEREST**

Councillor Hasson in respect of the item on District Licensing and all private plan change items.

**PUBLIC FORUM**

None.

## CONFIRMATION OF MINUTES

### 1. Minutes of an ordinary meeting of the Selwyn District Council held via zoom on Wednesday 23 March 2022

Councillor Epiha raised question in respect to recording of parts of the content of his comments in respect to 3 Waters. The Chief Executive advised that minutes are recorded in a manner that captured the key points of each presenter's comments but are not intended to be a full transcript of those comments.

Following discussion it was agreed that Councillor Epiha would review and forward to Council Secretariat revised comments up to 25 words.

**Moved**– Councillor Mugford / **Seconded** – Councillor Lyall

*'That the Council confirms the minutes of the extraordinary meeting of the Selwyn District Council held on Wednesday 23 March 2022, as circulated.'*

**CARRIED**

## MATTERS REQUIRING ATTENTION

See table at the end of the minutes.

## REPORTS

### 1. Mayor

*Mayor's Report*

Taken as read.

**Moved** – Mayor Broughton / **Seconded** – Councillor Lyall

*'That Council receives the Mayor's Report for March 2022 for information.'*

**CARRIED**

### 2. Chief Licensing Inspector

*Joint District Licensing Committee and Chief Licensing Inspector Monthly report for period 1 February 2022 to 28 February 2022*

Council's Regulatory Manager, Billy Charlton, told Council the Springfield Hotel off licence hearing was scheduled for early May. He said the Lone Goat had to close down due to COVID related difficulties and the Dunsandel Tavern was up for sale.

The Sheffield Hotel has been sold and the new owner is a builder who will try and restore it to its original form.

Mr Charlton said he finishes with Council on 3 May after 19 years and was joining the Waimakariri District Council as Manager Environmental Services. He said it was a difficult decision but there's a time and place for everything. Mr Charlton thanked Councillors all personally and professionally for their guidance and support and added it was great working with them all.

The Mayor thanked Mr Charlton and acknowledged the breadth of work he has done at Council, none harder than in the regulatory space. He said it was much appreciated and wished him all the best for the future.

**Moved** – Councillor Bland / **Seconded** – Councillor Reid

*'That the Council receives the report on the activities of the District Licensing Committee and the Chief Licensing Inspector for February 2022.'*

**CARRIED**

### **3. Group Manager Communication and Customers; Group Manager Organisational Performance**

*Annual Plan 2022/23 Consultation Document*

Staff noted the two recommendations had to be taken in order.

They added the cost of delivering projects and services was increasing, in a capital sense it means additional debt has to be taken on and in an operational sense it would mean lifting rates a little higher than anticipated.

In general the consultation would be on a limited number of matters of significance. These were all signalled through the Long Term Plan.

The reasoning behind staff increases was related to kick starting the digital strategy and with remote working things need to be done differently. Investment in technology is required.

The growth in the District also means higher volumes of work for example the number of building consents was not slowing down. There is not a slow-down in the housing market and although there are existing properties, there remains a need to build new properties.

Staff also said there will be drop-in sessions, details of which will soon be available online. Any changes to the consultation document need to be with staff by close of business today.

The Mayor thanked staff for bringing this document together. It highlights key decisions from the last year which are just about to be implemented now. He said his only addition would be around the use of te reo in Council's documents and he would like to see a greater use of bilingual language.

Several Councillors pointed to amendments, mostly typing or date errors.

**Moved** – Councillor Epiha / **Seconded** – Councillor Mugford

*‘That the Council:*

*a) Adopts the Draft Annual Plan 2022/2023 as the supporting information for the Annual Plan consultation document;*

*b) Adopts the Annual Plan 2022/23 Consultation Document for public consultation.’*

**CARRIED**

#### **4. Group Manager Community Services and Facilities**

##### *Community Services and Facilities Group Update*

Group Manager Community Services and Facilities, Mrs Kidd, presented the report and said in relation to Te Ara Atea, that 1645 new members joined the library in the first three months of operation. She said a full report on the Darfield pool refurbishment project will be presented to Council in June / July. The outcomes expected include extending the life of the pool but also the ability to deliver. Aesthetic and functional improvements will also be undertaken. Mrs Kidd also touched on the modest refurbishment plan for the Darfield library as a fitting gateway to Selwyn. She noted she will send out the link to the latest term brochure following this meeting.

Mrs Kidd then asked Council’s Pou Ahurea Puamiria Parata-Goodall to introduce the artist of Te Hekenga standing outside Te Ara Atea. Puamiria noted the tuna tradition is one which has been passed down through generations. She said eels were, and still are, an important mahika kai (food source) for Maori.

Te Hekenga is a bronze sculpture created by Ngai Tahu, Ngapuhi, Ngati Kahu artist Piri Cowie. Originally sculpted in clay, the bronze depicts a pou tuna, parent and punua tuna, young eel. Te Hekenga recognises the significance of water and abundance of natural resources traditionally found in the region. It also refers in particular to the annual eel migration from the southern shores to the sub-tropic waters near Tonga, to spawn.

Puamiria introduced the artist, noting she had been invited to participate in an artist residency at the Tecoma Museum of Glass in Washington State in 2019 and as a result now has an artwork in their collection. Piri, who is a graduate of the University of Canterbury’s School of Fine Arts, completed several public art commissions for Te Runanga o Ngai Tahu honouring eels.

Piri Cowie said it was an honour to present today alongside staff. She said the sculpture celebrates the mauri, or life essence, of tuna. Tuna have lived in these waters for over 23 million years. Piri acknowledged the Mayor’s vision for the artwork and thanked staff for their amazing strength and assistance to tell the story.

Piri also thanked Armitage Williams and Matt Williams, the foundry man for his skills in casting bronze. Piri said it was her pleasure to offer this treasure. She told Council the process of casting the art, with photos taken of the process start to finish. It started by Piri working in clay after which a wax sculpture was made, before casting it in bronze.

The steel structure that holds it all together is very sturdy, and she worked with a skilled engineering team to get it done. Piri said that Nicki Moen (Council's Manager Arts, Culture and Lifelong Learning) and her staff were now the kaitiaki of the sculpture.

Puamiria said the story of the sculpture will be available soon and will be shared on the Council website.

The Mayor thanked Puamiria and Piri for the presentation and said it was good to see Te Hekenga up at Te Ara Atea.

**Moved** – Councillor McInnes / **Seconded** – Councillor Alexander

*'That the Council receives the Report "Community Services and Facilities Group Update" for information.'*

**CARRIED**

## **5. Group Manager Community Services and Facilities**

### *Update on the Selwyn Heritage Strategic Plan*

Mrs Kidd introduced a new staff member, Nicola Sutton, Community Policy Advisor who will provide both social and community advice.

Nicola gave Council a brief summary of previous roles and said she was excited to work on the Heritage Plan.

She said in reviewing the information she realised to engage effectively Council would need a longer timeframe to sequence some of the engagement activities. For example engaging the youth as the makers of future history and users and promoters of information.

Nicola said there was no impact on the budget, just a time extension request.

Mrs Kidd said there will be a future report to Council outlining the financial options.

**Moved** – Councillor Lyall / **Seconded** – Councillor Mugford

*'That Council receive the report "Update on the Selwyn Heritage Strategic Plan (the Plan)" and approve:*

- a) Extension of the timeframe for presentation of the draft Plan to Council to 14 December 2022.*
- b) Extension of the timeframe for presentation of the Report for the draft Plan to March 2023.'*

**CARRIED**

## **6. Group Manager Environmental and Regulatory Services**

### *Environmental and Regulatory Services Group Update*

Group Manager Environmental and Regulatory Services, Mr Tim Harris, said he wanted to publicly acknowledge the work of both Messrs Charlton and Rhodes who between them represents 33 years at Council.

Mr Harris took his report as read, but added that March was another record month for building consents received and there was no signal of slowing down. He said the Biodiversity Strategy was being developed. Most pleasing was that the compliance timeframe for building consents was starting to trend in the right direction again.

**Moved** – Councillor Reid / **Seconded** – Councillor Lyall

*‘That the Council receives the report on activities within the Environmental and Regulatory Services Group for information.*

**CARRIED**

## **7. Asset Manager Water Services and Water Service Delivery Manager**

### *5 Waters Update*

Staff presented slides on the national performance review to show where Council sits. Selwyn was still particularly cheap in relation to water costs. Wastewater was right on average with staff noting wastewater in Selwyn was treated at a high level. Volumetric charges were also relatively cheap per property.

Council used a targeted charge for stormwater and it remained one of the lowest under all the Councils using targeted rates.

Selwyn also continued to own young pipes and this was mainly due to its rapid growth and renewal programme. Overall the districts assets are of high quality.

The average daily residential water use was just above the median and it's come down from the past couple of years.

Staff also said that in relation to Springfield water they were aware that the supply caused problems. Staff and consultants have been working hard to solve the problems. One option which has a long-term solution is to construct a pipeline to the Sheffield scheme, and the supplementary report and additional recommendation asking for emergency funding for this project was on today's agenda.

The Mayor noted the need for a working party in relation to the One Water strategy. He said he met with both Chairs of the local runanga on how to progress and they agreed to something less formal than a subcommittee with Terms of Reference, possibly using a working party type model.

From Council's side 4 people could form part out of a total of 12. It was proposed that the Mayor, Councillors Reid and McInnes and Murray England as Council's Asset Manager Water Services, be appointed the four representatives. It was also agreed that the Ellesmere Sustainable Agriculture group will be contacted as stakeholder from a rural perspective.

**Moved** (as amended)– Councillor Alexander / **Seconded** – Councillor Epiha

*‘That the Council:*

- a) receives the report “Water Services Monthly Update” for information;*
- b) approves that the Mayor, Councillors Reid and McInnes and Asset Manager Water Services form part of the One Water Strategy working party; and*
- c) approves staff to negotiate the award of the Sheffield to Springfield Water Supply Connection up to the sum of \$1,200,000 (One Million, Two Hundred Thousand Dollars) including contingency and fees, directly with CORDE Ltd. (CORDE) as a variation to Contract 1241.’*

**CARRIED**

## **8. Strategy and Policy Planner**

*Private Plan Change 75 – Rezoning of Land in Rolleston*

Staff said this was a rezoning request within Rolleston providing for more than 300 households.

**Moved** – Councillor Lemon / **Seconded** – Councillor McInnes

*‘That the Council:*

- a. accepts the recommendation of the independent Commissioner in regards to Private Plan Change 75 from Yoursection Limited to rezone land in Rolleston;*
- b. pursuant to Clause 29(4) of the First Schedule of the Resource Management Act 1991, approves Private Plan Change 75 for the reasons given in the Commissioner’s recommendation dated 14 March 2022;*
- c. approves the public notification of Council’s decision that establishes that the Operative Selwyn District Plan is deemed to have been amended in accordance with the decision in (b) above from the date of the public notice in accordance with Clause 11 of the Resource Management Act;*
- d. approves the inclusion of Plan Change 75 in the Council’s Variation of the Proposed District Plan, consistent with the resolution of Council on 23 February 2022;*
- e. notes that Plan Change 75 will be varied in accordance with the decision in (d) above and will not become fully operative until the completion of that variation; and*
- f. delegates the Team Leader Strategy and Policy to take any steps necessary to give effect to recommendations (b), (c) and (d) above.*

**CARRIED**

## **9. Strategy and Policy Planner**

*Private Plan Change 78 – Rezoning of Land in Rolleston*

Staff said this was for land south to that of Plan Change 75 and was another large area of 63ha, being proposed for zoning from rural to living.

**Moved** – Councillor Bland / **Seconded** – Councillor McInnes

*‘That the Council:*

- a. accepts the recommendation of the independent Commissioner in regards to Private Plan Change 78 from Urban Estates Limited to rezone land in Rolleston;*

- b. pursuant to Clause 29(4) of the First Schedule of the Resource Management Act 1991, approves Private Plan Change 78 for the reasons given in the Commissioner's recommendation dated 22 March 2022;
- c. approves the public notification of Council's decision that establishes that the Operative Selwyn District Plan is deemed to have been amended in accordance with the decision in (b) above from the date of the public notice in accordance with Clause 11 of the Resource Management Act;
- d. approves the inclusion of Plan Change 78 in the Council's Variation of the Proposed District Plan, consistent with the resolution of Council on 23 February 2022;
- e. notes that Plan Change 78 will be varied in accordance with the decision in (d) above and will not become fully operative until the completion of that variation; and
- f. delegates the Team Leader Strategy and Policy to take any steps necessary to give effect to recommendations (b), (c) and (d) above.

**CARRIED**

## GENERAL BUSINESS

### Register of Documents Signed and Sealed

**Moved** – Councillor Lyall / **Seconded** – Councillor Gallagher

*'That the following transactions and the fixing of the Common Seal under authorised signatures have been approved.'*

1	Name of other party	Harkerss Buses
	Transaction type	Deed of Licence
	Transaction description	Former Carrodus site, Leeston and Lake Road, Leeston

2	Name of other party	Pacific Radiology Group Limited
	Transaction type	Deed of Lease
	Transaction description	Part of Health Hub building at Norman Kirk Drive, Rolleston

3	Name of other party	Saba Amalinde Polderman-Charles
	Transaction type	Deed of Licence
	Transaction description	Kimberley Hall (for provision of dance lessons to local students)

4	Name of other party	Robert John Potts and Trevor Kinred Quirk
	Transaction type	Deed of Licence
	Transaction description	Occupation of Road Reserve adjoining 336 Whitecliffs Road, Whitecliffs

5	Name of other party	Courtenay Agricultural and Pastoral Assn
	Transaction type	Agreement
	Transaction description	To connect to council's small block take off point infrastructure in road reserve in Kirwee



6	Name of other party	Central Plains Water Limited
	Transaction type	Pipeline Easements over SDC Reserves
	Transaction description	RT 702008 – Part Reserve 1764 and Part Reserve 3935 situated at the corner of Leaches Road and Rakaia Terrace Road; and RT 702027 – Reserve 2300 on Ardlui Road

**CARRIED**

## RESOLUTION TO EXCLUDE THE PUBLIC

**Moved** – Councillor Reid / **Seconded** – Councillor Lemon

*‘That the public be excluded from the following proceedings of this meeting. The general subject matter to be considered while the public is excluded, the reason of passing this resolution in relation to the matter, and the specific grounds under Section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:*

General subject of each matter to be considered		Reasons for passing this resolution in relation to each matter	Ground(s) under Section 48(1) for the passing of this resolution	Date information can be released
1.	Public Excluded Minutes	<i>Good reason to withhold exists under Section 7</i>	<i>Section 48(1)(a)</i>	
2.	Mayor’s Public Excluded Report (verbal)			
3.	Rolleston Town Centre Development Agreement			

This resolution is made in reliance on Section 48(1)(a) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by Section 6 or Section 7 of that Act or Section 6 or Section 7 or Section 9 of the Official Information Act 1982, as the case may require, which would be prejudiced by the holding of the whole or the relevant part of the proceedings of the meeting in public are as follows:

1 - 3	Enable the local authority holding the information to carry out, without prejudice or disadvantage, commercial activities; or	Section 7(2)(h)
-------	---	-----------------

1 - 3	Enable the local authority holding the information to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations); or	Section 7(2)(i)
-------	--	-----------------

2 *that appropriate officers remain to provide advice to the Committee.'*

**CARRIED**

The public meeting moved into Public Excluded at 2.56pm.

The meeting resumed in open meeting at 4.02pm and ended at 4.02pm.

DATED this 27 day of April 2022

  
 \_\_\_\_\_  
 MAYOR

## PUBLIC MATTERS UNDER INVESTIGATION

Item	Meeting referred from	Action required	Report Date
Community Centres, Halls and Libraries Network Plan (Council, 13 October 2021)		Report on landbanking - buying land now for future community facilities	11 May 2022
Accessibility Report (Council, 13 October 2021): how staff can encourage applicants to ensure buildings were as accessible as possible		Staff report to consider modifications after advice from Chief Executive	25 May 2022
Potential Stock Water Race Closure		Review and consider the additional correspondence received in respect of the Proposed Closure of the McLeans Island Road section	25 May 2022

