



**AGENDA FOR THE**

**ORDINARY MEETING OF**  
**SELWYN DISTRICT COUNCIL**

**TO BE HELD IN THE**

**TAI TAPU COMMUNITY CENTRE**  
**722 OLD TAI TAPU ROAD**

**ON WEDNESDAY 11 SEPTEMBER 2019**

**COMMENCING AT 1 PM**

## REPORT

**TO:** Chief Executive

**FOR:** Council Meeting – 11 September 2019

**FROM:** Asset Manager Water Services

**DATE:** 30 August 2019

**SUBJECT: UPPER SELWYN HUTS – WASTEWATER WORKING PARTY UPDATE**

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### RECOMMENDATION

*‘That the Council*

1. *Receives this report ‘Upper Selwyn Huts – Wastewater Working Party Update’ for information,*
2. *Acknowledges the working parties recommendation that the preferred option for wastewater management at Upper Selwyn Huts is as follows:*
  - a) *Renew the pipe reticulation with a pumped low pressure sewer;*
  - b) *Construct a package treatment plant at the huts;*
  - c) *Construct a new disposal area at the huts reserve area with raised beds and potential for summer disposal via low lying drip irrigation;*
  - d) *That the financial table of loans repayment options be noted with the 15 year timeframe preferred;*
  - e) *The final annual rate to be determined following the wastewater design solution confirmation and in line with the consent duration.”*
3. *Endorses the following action plan*
  - a) *Complete and lodge the short term consent to continue with the operations of the existing Wastewater Treatment Plant by 20 December 2019*
  - b) *Revise licence agreement to have effect from 1 July 2020 as per Council resolution 20190612\_003. Costs incurred to date and reasonably expected in the short term to be recovered through the licence*
  - c) *Operate the existing plant under the proposed short term consent. This may require optimized operation including trucking of some waste, cut and carry to reduce nitrogen loading etc*
  - d) *Consult and agree on medium term solution based on the subcommittee recommendation in (2) above*
  - e) *Consent the medium term solution within the year 2022 and construct the medium term solution (by 2024).*
4. *That the Upper Selwyn Huts Community be advised of:*
  - a) *The fore mentioned resolutions of the Upper Selwyn Huts Committee and the council*

- b) That the capital cost of upgrading the wastewater treatment and disposal system, the replacement of the sewer reticulation within the huts and the annual operating cost will be funded by way of a targeted rate over the Upper Selwyn Huts area*
- c) That the estimated capital cost is estimated at \$3,000,000 +/- 20% and when combined with the annual operating costs that the annual targeted rate will be approximately \$4,000 +/- 20%*
- d) That the information contained in this resolution be included in all LIMs requested and with all licence transfer documentation requested at the Upper Selwyn Huts*

## **1. PURPOSE**

The purpose of this report is to provide Council with a summary of information from the Council Sub-committee relating to the potential future wastewater servicing of Upper Selwyn Huts.

## **2. SIGNIFICANCE ASSESSMENT/COMPLIANCE STATEMENT *(required heading)***

This matter has been assessed against the Significance and Engagement Policy: Consideration has been given to criteria set out in the policy, including:

- the magnitude of the net costs of the proposal or decision to the Council and / or to affected communities or groups
- the level of community interest in the proposal, decision or issue
- the values and interests of Ngāi Tahu whānau, hapū and rūnanga, as mana whenua for the region

On this basis the matter is considered to be of high significance.

## **3. HISTORY/BACKGROUND**

Selwyn Huts is a settlement of 98 dwellings of which historically up to 19 could be permanently occupied. The current lease agreement allows for permanent occupancy. The settlement is located on Council reserve land and the day to day operation of the settlement is managed by the council.

The Selwyn Huts reticulated sewerage scheme was initially installed in the 1920s with the effluent from the septic tank discharged into the Selwyn River. A new sewage treatment and land disposal scheme was constructed in 1988. A schematic of how the current wastewater system operates is included in Appendix A. Records indicate that the original scheme(s) was funded by the hut owners / lease holders.

The huts area is low lying and any upgrade option needs to take into account future lake levels.

The Deed of Licence for the occupancy at the Upper Selwyn Huts expires on 30 June 2020. The existing wastewater consent expires in 2020.

The Council has previously decided, and regularly confirmed, via Long Term Plan and Annual Plan consultation process that the Selwyn Huts community will not be included

within the district wide rating systems for water or sewerage and during the draft annual plan preparation for 2019/2020, the Councillors reconfirmed that decision.

At the Council meeting 8 May 2019 the Council resolved to form a sub-committee of council to develop a strategy for the best way forward.

The Council resolution is provided below:

***Moved*** (as amended) Mayor Broughton / ***Seconded*** Councillor Lyall

*That Council requests the Upper Selwyn Huts community to identify 3 members by 31 May 2019 to join the Council Subcommittee to review options for wastewater collection and treatment; the cost of those options, any proposed changes to the licence agreement to have effect from 1 July 2020, and that the appointed group report back to Council with their recommended proposal to the 10 September 2019 Council meeting.*

**CARRIED**

Members of the sub-committee included:

***Council Repersentatives***

Mayor Sam Broughton  
Councillor Grant Miller,  
Councillor Malcolm Lyall  
Councillor Debra Hasson

***Community Repersentatives***

Graeme Young	Community Reps
Graham Evans	Community Reps
Robin Hyde	Community Reps

Minutes from the meetings held with the sub-committee are provided in appendix B. The outcome of the sub-committee deliberations is provided in Appendix B

**4. PROPOSAL**

Staff seek that the Council consider and implement the recommendation set out above.

**5. OPTIONS**

There are a number of potential options available to Council:

- a. Accept the recommendation of this report, or
- b. Accept the recommendation with amendment, or
- c. Reject the recommendation of this report

Staff preference is that the recommendation of this report is accepted.

## 6. VIEWS OF THOSE AFFECTED / CONSULTATION

### (a) Views of those affected

At the Council meeting 8 May 2019 the Council resolved to form a sub-committee of council to develop a strategy for the best way forward.

The view of the Sub-committee was confirmed at the 28 August meeting by the following resolution:

**Moved** Graham Evans / **Seconded** Graeme Young

*“That the preferred option for wastewater management at Upper Selwyn Huts is as follows:*

- e) Renew the pipe reticulation with a pumped low pressure sewer;*
- f) Construct a package treatment plant at the huts;*
- g) Construct a new disposal area at the huts reserve area with raised beds and potential for summer disposal via low lying drip irrigation;*
- h) That the financial table of loans repayment options be noted with the 15 year timeframe preferred;*
- i) The final annual rate to be determined following the wastewater design solution confirmation and in line with the consent duration.”*

**CARRIED**

Minutes from the meetings held with the sub-committee are provided in Appendix B

### (b) Consultation

This matter has been the subject of consultation with the Hut owners for some time. The recommendation of this report is to continue this consultation on a structured basis

### (c) Māori implications

Further consultation with occur as part of the ECan resource consent application.

## 7. FUNDING IMPLICATIONS

The cost of any wastewater solution implemented, will be paid for by the Selwyn Huts community. This cost includes both capital spent and the ongoing annual operating costs.

Council has to be very mindful that securing payment is not as straight forward due to the Council owning the land, and the improvements being owned by the licensee. Most licence holders meet their financial obligations under the licence. Some don't. An important point to note is that the hut licence does not provide the same security for payment that the Council would normally have when levying a rate, There is no ability to place a charge on the land, and remember that the Council owns the land. Claiming a hut and selling the hut is obviously an option but there would be a limited market for recovering costs. Accordingly the issue of cost and how it is funded must be carefully considered.



Murray England  
**ASSET MANAGER WATER SERVICES**

*Endorsed For Agenda*

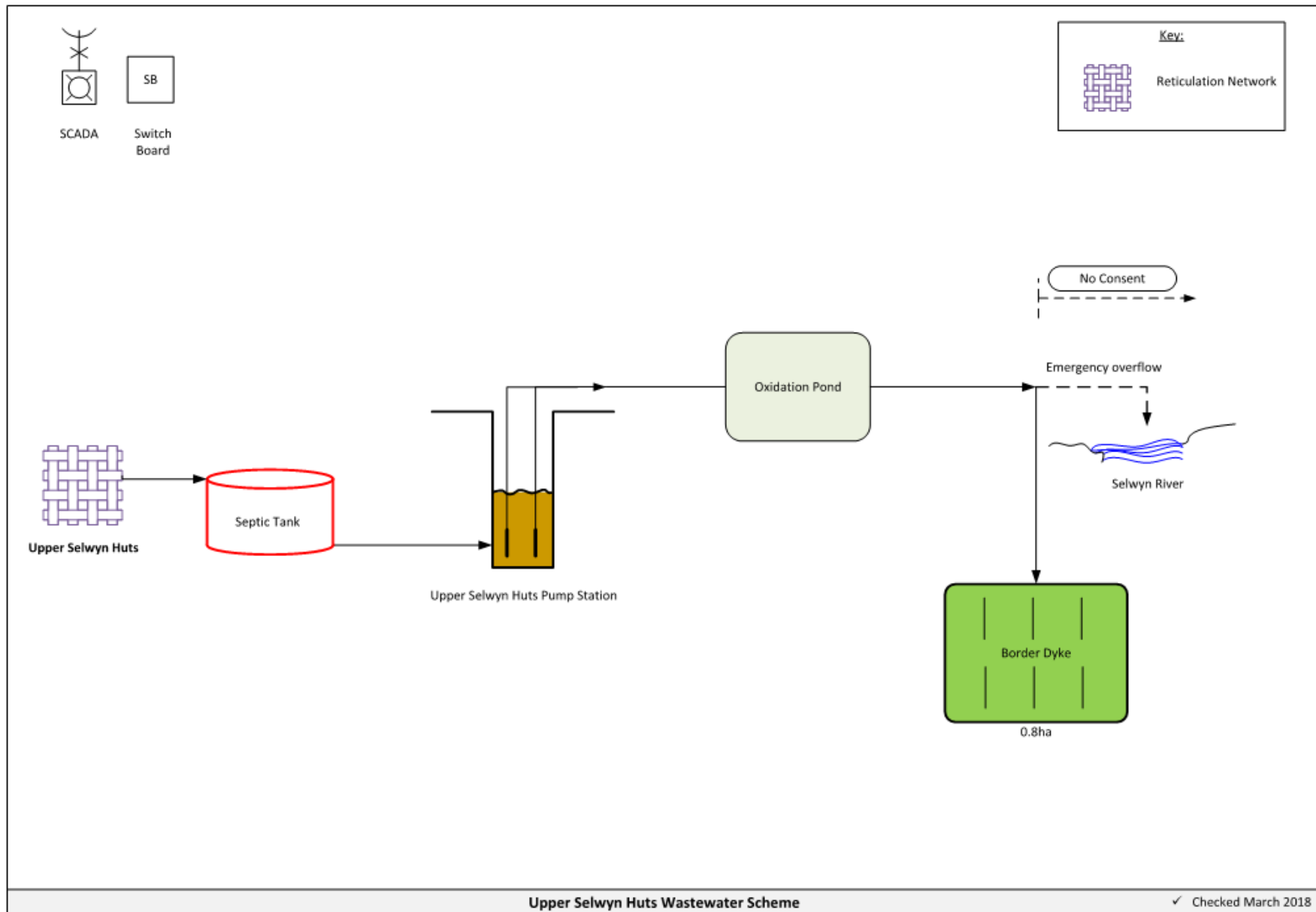


Murray Washington  
**GROUP MANAGER INFRASTRUCTURE**

### Appendices

Appendix A – Schematic of wastewater system  
Appendix B – Sub-Committee minutes

## Appendix A – Schematic of wastewater system



## Appendix B – Sub-Committee minutes





NOTES FROM A MEETING OF THE UPPER SELWYN HUTS COMMITTEE				
<b>Date</b>	29 May 2019	<b>Time</b>	4.00 – 5.00 pm	<b>Location:</b> Springston South Soldiers Memorial Hall, Days Road
<b>Council Committee Present</b>	Mayor (Sam Broughton), Councillors (Grant Miller, Malcolm Lyall, Debra Hasson)			
<b>Community Reps Present</b>	Upper Selwyn Huts Representatives – Graeme Young, Graham Evans, Robin Hyde			
<b>Staff Present</b>	Douglas Marshall (Property & Commercial Manager), Murray England (Water Services Manager), s7(2)(a)			
<b>Apologies</b>	David Ward (Chief Executive), Murray Washington (Asset Manager), Greg Bell (Manager Corporate Services), Douglas Marshall (Property & Commercial Manager) for lateness			

<b>1.</b>	<p><b>Welcome and Apologies</b></p> <p>The Mayor assumed the Chair of the meeting in the absence of the Chief Executive Officer and Douglas Marshall.</p> <p>Round table introductions were made.</p> <p>Graham Evans advised that a meeting of over 50 people had been held earlier in the month and felt that the representation as elected at the meeting was a fair representative of the hut owners.</p>
<b>2.</b>	<p><b>Resolution from Council – 8 May 2019</b></p> <p>“1. That Council acknowledges:</p> <ul style="list-style-type: none"> <li>a) That climate change over the next 100 years means the sea level rise that will result in changes to the environment around Lake Ellesmere specifically resulting in the lake not being able to be opened to the sea so easily or possibly as often, thus resulting in the lake area likely increasing in volume and area and the water table lifting.</li> <li>b) That Council needs to continue to provide wastewater services but will do so in the most prudent and cost effective manner.</li> <li>c) That the wastewater solution will be funded by the Selwyn Huts community.</li> </ul> <p>2. That Council requests the Upper Selwyn Huts community to identify 3 members by 31 May 2019 to join the Council Subcommittee to review options for wastewater collection and treatment; the cost of those options, any proposed changes to the licence agreement to have effect from 1 July 2020, and that the appointed group report back to Council with their recommended proposal to the 10 September 2019 Council meeting.</p> <p>3. Council now determines that hut licences and subsequent renewals are short term and ultimately for a finite period.”</p> <ul style="list-style-type: none"> <li>• The Mayor read through the resolutions adopted at the meeting held on 8 May 2019 as above.</li> <li>• It was <b>agreed</b> that the focus of the group was a solution on to the wastewater issue.</li> </ul>

- Murray England advised that by December 2019 Council needed to lodge a consent for wastewater, whatever the solution may be.
- Council has engaged Aqualinc to prepare the consent application.
- It was noted that Stantec used to be MWH and they had been requested to update their report also.
- Stormwater inflow (via roof water or low gully traps) into the wastewater system is where hut owners can have a great impact on reducing the loading into the wastewater system and therefore reduce future operational costs / size of future treatment systems
- Ecan advised that Council were in breach of their consent due to the monthly discharge volume exceeding the limit stated in the consent. Since December 2018 the consent has been fully compliant. Any volume in excess of the monthly limit needs to be trucked away which is at the cost of the hut owners.
- What is the cost of the work currently being done on the ponds? Forward this information to those present or perhaps have available at the next meeting. Mr Hyde believed that the cost would have been significant (\$80k). Murray England advised that it was Council's intention to get a truck/trailer unit into the site and the access needed to ensure that vehicles can continue to access the site in wet weather. Murray England believed that the costs were in the order of \$18K for the access track but would confirm.
- The goal was to reduce the volume of infiltration into the reticulation. Murray England outlined what the options were and the ways of doing this. Low pressure reticulation systems and individual pump systems were discussed.
- A question was asked whether if the outflow from the oxidation pond was cleaned up, could it be pumped out to the paddocks using the existing system?
- Individual vaulting system - Murray England outlined the difficulties with this system (access / poor maintenance) – low risk to the Council as responsibility on the hut owner to manage/empty.
- Community vaulting system – tied in with water metering e.g. water flow going in verse water flow going out which would indicate usage per hut and associated charging costs. Again, this option is likely to have high operating costs.
- Outlined updating existing pond system and the difficulties associated with this system.
- It was suggested to look at land ownership around the ponds with the view to a possible extension of border dyke system.
- Vaulted system is more expensive operationally but longer term perhaps better for the licence holders, because there is no consent issues.
- Utilising existing structure would be low cost but you also run the risk of having a shorter consent.
- Concern with the lake getting very close to the border dykes
- No guarantee that a long term consent could be given.
- The group have been advised (by a third party) that there are options with the possibility of a portable system installed at the ponds to monitor water quality, with the water going to the border dyke system as a high quality discharge.
- Councillor Millar advised that it would be difficult to get consent from Ngai Tahu to dispose of the water onto the border dyke system as they do not want water disposed of that close to the lake.
- It was suggested to obtain the cost of the trial to see whether it is worth undertaking the trial as a possible solution. Graeme Young will provide Council with this information once available.
- Murray England suggested getting data in relation to the water sampling figures to see what the water going out was like to see if Ecan would be acceptable of the current WQ.
- Mr Hyde was of the view that there probably needed to be a lot of upgrading of the existing system including pipe works/infrastructure rather than either individual vaulting or community vaulting system.
- Concern at the cost of using MWH for a further report as opposed to using contractors directly.

	<ul style="list-style-type: none"> <li>• Comment that SICON are going into the reserve about 5-6 times per day and it was questioned why there was a need for so many vehicles as this was costly.</li> <li>• The group wanted to keep an eye on the cost of the project to keep the cost to the community affordable.</li> <li>• Trucking of the vaulting system proposal was very expensive</li> <li>• The committee thought that building a new plant was not an option because it was too expensive.</li> <li>• Following all the discussion it was summarised as having two options left –Upgrade of the existing system with additional treatment (Graeme Young to provide details) or installing a community vaulted system. Those present generally <b>agreed</b> with this.</li> <li>• The group are to come back with their proposal as soon as possible for further discussion at the next meeting.</li> </ul>
3.	<p><b>Update on Wastewater Options</b></p> <ul style="list-style-type: none"> <li>• Consulting Engineer Stantec have been asked to look at further wastewater options for reporting back to the Committee. Their updated report will build on their report they did in 2017 and will include information on capital and operating costs for the options that they consider are viable.</li> </ul>
4.	<p><b>Report on Infiltration Issues</b></p> <ul style="list-style-type: none"> <li>• Gully trap inspection report for Upper Selwyn Huts – May 2019 – A copy of this report was attached for information.</li> <li>• Please note that any reference to specific properties was been removed to protect individual property owners' privacy.</li> <li>• Murray England expanded on the report previously circulated on the gully traps and outlined the process that had been undertaken within other townships in the district. Letter written to house owners to rectify the problem where it was identified.</li> <li>• Graham Evans advised that he had about 3-4 boulder pits around his hut that dealt with stormwater. Agreed that a letter to be written and followed up</li> <li>• Look at individual stormwater as well as community stormwater boulder pits and the fall of the reserve and existing drainage via swales.</li> </ul>
5.	<p><b>Water Metering</b></p> <ul style="list-style-type: none"> <li>• Measuring flow in (drinking)</li> <li>• Measuring flow out (bathrooms, kitchen/laundry)</li> </ul> <p>Water metering is a good way of ensuring that those who use more water pay more and those who use less pay less. It could also be a way of charging for wastewater in the future.</p>
6.	<p><b>Chlorination</b></p> <ul style="list-style-type: none"> <li>• Little support for the chlorination because of the perceived damage that it creates to pipe work and cylinders</li> <li>• Murray England outlined the risk assessment undertaken district wide in relation to chlorination and where Sewlyn Huts sat on the list of those supplies that needed to be considered. Further community meeting to be held.</li> <li>• Murray England noted that UV systems treat water at one point but there can be contamination after that UV point. Can have a very small amount of chlorination in the system. Looking at the systems most at risk and Selwyn Huts is at the bottom of the list.</li> <li>• Question in relation to potential claim as a result of earthquakes for the lateral movement of the pipework and whether Council was able to make a claim. EQC possibility. Douglas Marshall undertook to investigate further and report back.</li> </ul>
7.	<p><b>General Business</b></p> <ul style="list-style-type: none"> <li>• <b>Draft Reserve Management Plan</b></li> </ul>

	<p>The Reserve Management Plan requires a formal public consultation process to be followed to adopt and make the plan a statutory document.</p> <ul style="list-style-type: none"><li>• <b>Matters that Members of the Committee and representatives from the community wish to raise for future discussions</b></li></ul> <p>If a targeted rate to fund the project then it would be best to get a longer term for the loan to make it more affordable to the community.</p>
<b>Next Meeting</b>	Wednesday, 26 June 2019 at 4.30 pm at the Springston South Soldiers Memorial Hall



NOTES FROM A MEETING OF THE UPPER SELWYN HUTS COMMITTEE				
<b>Date</b>	26 June 2019	<b>Time</b>	4.30 – 5.30 pm	<b>Location:</b> Springston South Soldiers Memorial Hall, Days Road
<b>Council Committee Present</b>	Mayor (Sam Broughton), Councillors Malcolm Lyall, Debra Hasson			
<b>Community Reps Present</b>	Upper Selwyn Huts Representatives – Riki Rolleston, Graham Evans, Robin Hyde			
<b>Staff Present</b>	David Ward (Chief Executive), Douglas Marshall (Group Manager Property), Murray Washington (Group Manager Infrastructure), Murray England (Water Services Manager), s7(2)(a)			
<b>Apologies</b>	Received and accepted from Councillor Grant Miller and Graham Young			

1.

Welcome and Apologies

The Mayor welcomed those present to the meeting and outlined the matters for discussion and progress since the last meeting.

2.

Notes from Previous Meeting

Attached were the notes from the meeting held on 29 May 2019 for information. It was **agreed** that these were an accurate record of the meeting and accepted.

3.

Matters Arising from Last Meeting

Cost of work to date as follows:

GL	Upper Selwyn huts - Compliance Cost	Amount (NZD)
460090009	CCTV inspection with Water blasting (approx.)	13,800
460090009	Days Road drive way improvement entrance way to pond area built and fenced as per quote from GM for trucks to turn and reverse into this area for removal of liquid waste.	20,405
460090009	Carting of Extra volumes of Treated waste to Selwyn Rd PS ( starting 7th June 4 trips X26 m3 -104 m3)	2,530
460090009	Weld sluice valve on disposal field gates at Selwyn huts	2,530
460090009	Manhole benching repair	4,855
460090009	Fencing Cost (approx.)	7,000
Total		51,120

Murray outlined the costs as outlined in the table above.

- Question on Robson Environmental Discharging into the Pond - Council confirms that Robson Environmental have been engaged to pump wastewater from the Upper Selwyn Huts wastewater pond and dispose of it to the ESSS sewer scheme (Rolleston). Murray England explained a graph that had been circulated with the agenda which showed pond levels. He explained that where there are large drops in pond level, this illustrates where a discharge to the disposal field has occurred and where there are small drops in pond levels, these are where wastewater is being trucked away from the pond.
- Murray England tabled another graph that was circulated in the agenda and explained the figures. The question was then asked by the community representatives that if the water table was dropping then why were Robson's emptying the pond. Murray England advised that this was dependent on the time of the month that the readings were taken and reported back to Ecan. Murray England undertook to monitor the situation and report back to the group.
- The Group Manager Property advised that the issue of Robson's emptying into the ponds and the issue of Robson's being seen dumping **into** the pond was being further investigated and it was commented that it was believed to be waste from the Lower Selwyn Huts settlement.
- Murray England undertook to outline what the process for the operation of the system is and advise the hut owners accordingly so they can report to Council staff any incident that is seen as possibly not being part of the process.
- Comments were also made in relation to the nature of the confrontations between SICON staff and members of the public that had been on site on a number of occasions. It was noted that the Robson's driver(s) had not been involved in these confrontations. The Group Manager Property advised he would investigate this further and report back to the group.
- Water Quality Sample Results – Attached were examples of water quality results for the pond and monitoring bores. Murray England lead the working group through the water sampling reports. It was noted that the monitoring reports were showing that there was no significant impact of the watering of the border dykes. It was noted that the volume of the water was probably going to be more of an issue than the water quality. It was asked how the latest sampling tested compared to the results tabled at the meeting. Murray advised that he would put together a table showing more results and report back to the group.
- Land ownership around the ponds – A map showing ownership of surrounding land was circulated with the agenda. Mr Rolleston asked whether there were any documents which showed an apparent potential extension of land for disposal.

#### 4. **Cost Estimate and Assessment on Option – Report from Stantec**

- Circulated with the agenda was the working draft of the Upper Selwyn Huts WW Assessment (version 2) as discussed with Murray England. The four agreed options for pricing included were:
  - existing reticulation and large package treatment at WWTP site
  - STEPS scheme with existing WWTP and disposal
  - STEPS scheme with new smaller package treatment at WWTP site
  - STEPS scheme with Vault and disposal to Ellesmere

The LPSS and STEPs would have similar installation and maintenance costs. There would be a small OPEX saving with no de-sludging of the units.

It was noted that the Stantec costs are conservative at this stage and will be further refined.

- Murray England advised that the costings in this report were not finalised.
- Murray England commented that letters were going to all those hut owners that had been identified as having issues with their gully traps.
- It was suggested that the graph should be included with the letter and that the letter should include suggestions and how to construct/fix the gully traps and what regulations needed to be adhered to when constructing any possible solution.
- An A1 graph was to be provided to Riki for presentation at a Selwyn Huts Social Event for discussion.

- Murray England advised that the solution was to get the storm water out of the wastewater system and the rise of the ponds at time of heavy rainfall was very noticeable on the graph which indicated that the infiltration was more likely to be from storm water infiltration.
- General discussion was held on the report circulated late by Graham Young and Murry England advised that this report would be looked at in further detail.
- Murray Washington advised that the next stage would be to have a further meeting with Ecan who had advised that Council needed to lodge a consent by mid December 2019. He advised that a good start would be to fix the infiltration from storm water but there was still no guarantee that this would be sufficient to satisfy Ecan with all the requirements of a compliant system.
- Following general discussion on this issue it was **agreed** that the storm water letter needed to have a 'to be completed by' date and a consequence if the gully trap is not fixed.
- Mr Rolleston advised that in talking amongst a small number of people (approximately 15-20) that \$1,200 to \$1,500 per annum per hut would be acceptable to the hut owners for any upgrade.
- The Mayor asked for some financial figures for the next meeting outlining costings for the preferred system, noting that there were only two meetings left before the matter had to be reported back to the Council in September.
- Councillor Hasson asked if there were any obligations if the 'MBR' system was to be used that Council had to undertake future operational maintenance with their system. It was not obvious from the report.

5.

**General Business**

- Next meeting dates 24 July and 28 August 2019 at 4.30 pm

**The meeting concluded at 5.16 pm**



NOTES FROM A MEETING OF THE UPPER SELWYN HUTS COMMITTEE				
<b>Date</b>	28 August 2019	<b>Time</b>	4.30 – 5.50 pm	<b>Location:</b> Springston South Soldiers Memorial Hall, Days Road
<b>Council Committee Present</b>	Mayor (Sam Broughton), Councillors (Grant Miller, Malcolm Lyall, Debra Hasson),			
<b>Community Reps Present</b>	Upper Selwyn Huts Representatives – Graeme Young, Graham Evans, Robin Hyde			
<b>Staff Present</b>	Douglas Marshall (Group Manager Property), Murray Washington (Asset Manager), Murray England (Water Services Manager), s7(2)(a)			
<b>Apologies</b>	Received and accepted from David Ward (Chief Executive)			

<b>1.</b>	<b>Welcome and Apologies</b> <ul style="list-style-type: none"> <li>The Mayor welcomed those present to the meeting and outlined the matters for discussion and progress since the last meeting.</li> </ul>
<b>2.</b>	<b>Notes from Previous Meeting</b> <ul style="list-style-type: none"> <li>Attached (Appendix 1) were the notes from the meeting held on 26 June 2019 for information. It was <b>agreed</b> that these were an accurate record of the meeting and accepted.</li> </ul>
<b>3.</b>	<b>Matters Arising from Last Meeting</b> <ul style="list-style-type: none"> <li>Financial figures outlining costings for the preferred system to be reported back so final report could go back to 11 September Council meeting. These were tabled at the meeting and discussed under item 10.</li> <li>In response to a question from Councillor Hasson about the comment made by Riki Rolleston and the financial commitment acceptable to hut owners, it was advised that there was no further updated as the group hadn't reported back to the community on the discussions and outcomes from these meeting.</li> <li>Graeme Evans sought clarification as to the report that was circulated by Graham Young and it was the one from Donovan Drainage and Earthmoving/Ross Consultancy Services titled "Proposal Selwyn Huts MBR Package Plant".</li> </ul>
<b>4.</b>	<b>Update from Meeting with Environment Canterbury</b> <p>On Wednesday 17 July 2019 Murray Washington and Murray England from Selwyn District Council met with Environment Canterbury staff Nadeine Dommissie (Chief Operating Officer), Catherine deGraaff and Virginia Loughnan (Consenting Leads) to discuss the consenting of the Upper Selwyn Huts wastewater system.</p> <p>Environment Canterbury were aware of the challenges with wastewater at the Huts going forward. There was general acceptance that a short term consent using the existing system, with potential limitations, was a supported way forward in principle. The key to any short term consent would be clear deliverables in terms of how Council would move from the short term to medium - long term solution. The application would need to show a clear structured approach and the process of</p>



determining how the ultimate solution would be achieved including consultation, design, consenting and construction.

Consultation with Taumutu will be key before lodging any application.

Following the ECan meeting, an image was developed to illustrate how the consenting process may proceed (Appendix 2).

Graeme Young asked what the cost would be if a short term extension was lodged. Murray advised that it would be approximately \$30,000 +/- to lodge the consent which includes consultant and ECan costs. The cost does not include staff time.

Lining the pond was briefly discussed. ECan require farm effluent ponds to have a leakage rate of no more than 1mm / day.

## 5. **Pond Level Graph – Updated**

A pond level graph was attached (Appendix 3) to the agenda for information

The question was asked whether the Council knew how much wastewater was being taken away? What is the flow rate that the pump can handle to pump to the oxidation pond? Question raised as to whether there was an infiltration between the pump and the pond as it was believed that the pump would not be able to handle the volume of wastewater being trucked away from the ponds.

It was recommended that staff look at the pipework between the pump and the oxidation ponds to see if there was any infiltration into this section of the wastewater system.

Following a telephone call, Murray England advised that the pump was capable of handling 1.6 litres per second - 138m<sup>3</sup> per day - 138,000 litres per day. Therefore the pump has adequate capacity to pump the flows seen at the pond.

It was noted that there was a saturated area around the pump station at the end of Bruce Avenue, that was difficult to mow. This could be a potential water leak or poor drainage?

Murray will confirm the pump rate and how many truckloads of wastewater have been taken away from the site.

## 6. **Update on Hut owners Response to the 'Issued Notice to Rectify'**

Murray England gave a verbal report at the meeting. An inspection undertaken by SICON staff concluded that they were satisfied with what they had initially inspected without going onto the lots. All work was to be done by 30 September 2019.

Mr Hyde asked whether those that weren't going to undertake the work could be approached by members of this group recommending complying with the licence by undertaking the work. On this matter Murray England advised that any work not undertaken would strictly be followed up by staff. It will be pointed out to hut owners that they are in breach of the terms of their Deed of Licence if the work was not done.

## 7. **Suitability of Existing Border Dyke Disposal System Going Forward**

The table attached (Appendix 4) showed the nitrogen and phosphorus loading rates on the Selwyn Huts discharge area based on the sampling results and assumes maximum consented volume is discharged. This is an initial assessment.

The analysis shows an annual nitrogen loading rate of approximately **300 kg N/ha/yr**.

This rate is likely to be assessed as having an environmental effect given the depth to groundwater, and the sensitivity of the surrounding environment. Further work on this matter is required.

Options to reduce the loading rate includes, in order of preference for the short term response:

- Reduce volume discharged
- Cut and carrying the grass from the discharge area (i.e harvesting nutrients);
- Increasing the size of the discharge area;
- Reducing the nitrogen concentration in the discharge by improvement the level of treatment.

Current oxidation pond area would only be suitable for short term solution and not for a long term solution because of the high water table.

	Murray outlined the options as above and some of the difficulties with some of these options.
8.	<p><b>Survey of Pond and Monitoring Bores</b></p> <p>Murray England tabled a map of the level and feature survey of the site and spoke about the different grounds levels of the surrounding area.</p> <p>It was noted that the disposal filed levels were not far above known high lake levels</p>
9.	<p><b>Water Quality Sampling</b></p> <ul style="list-style-type: none"> <li>• Reports attached (Appendix 5). Murray England expanded on the information and bore readings.</li> <li>• Information provided as requested.</li> </ul>
10.	<p><b>Proposed Way Forward</b></p> <ul style="list-style-type: none"> <li>• Present update paper to Councils 11 September 2019 Council meeting - Note resolution (part) from Council – 8 May 2019 <i>“That Council requests the Upper Selwyn Huts community to identify 3 members by 31 May 2019 to join the Council Subcommittee to review options for wastewater collection and treatment; the cost of those options, any proposed changes to the licence agreement to have effect from 1 July 2020, and that the appointed group report back to Council with their recommended proposal to the 11 September 2019 Council meeting.”</i> This will simply be an update report.</li> <li>• Consult with Taumutu</li> <li>• Complete Assessment of Environmental Effects and consent application</li> <li>• Lodge Short Term Consent Dec 2019</li> <li>• Revise licence agreement to have effect from 1 July 2020 as per previous Council resolution. Costs incurred to date and reasonably expected in the short term to be recovered.</li> <li>• Operate existing plant under short term consent. This may require optimized operation including trucking of some waste, cut and carry to reduce nitrogen loading etc</li> <li>• Consult and agree on medium term solution</li> <li>• Consent 2022 and construct medium term solution (by 2024).</li> </ul> <p>Following a general discussion about the way forward, it was generally felt that it was time that a decision should be made as to the type of system to be installed for the community and the financial implications to the community.</p> <p>Murray England tabled some financial details about capital costs and annual repayment costs.</p> <p>The option of banded disposal fields was one of the options suggested back in 2015 along with another option in 2017. It was commented that this seemed to be the most feasible solution for the community because of the difficulties of the existing oxidation pond and disposal system and that the option of trickle irrigation on the existing Reserve should be considered.</p> <p>Douglas Marshall advised that whatever system was adopted the associated funding would need to go through the Annual Plan and/or LTP processes.</p> <p>Discussion followed about the proposed timing of the consent and Murray England advised that the consent put forward to ECan in December would be for an extension to the existing system. The medium term consent would be lodged following preliminary design of the proposed system including engineer estimates and consultation with key stakeholders.</p> <p><b>Moved</b> Graham Evans / <b>Seconded</b> Graeme Young</p> <p><i>“That the preferred option for wastewater management at Upper Selwyn Huts is as follows:</i></p> <ol style="list-style-type: none"> <li><i>a) Renew the pipe reticulation with a pumped low pressure sewer;</i></li> <li><i>b) Construct a package treatment plant at the huts;</i></li> <li><i>c) Construct a new disposal area at the huts reserve area with raised beds and potential for summer disposal via low lying drip irrigation;</i></li> <li><i>d) That the financial table of loans repayment options be noted with the 15 year timeframe preferred;</i></li> <li><i>e) The final annual rate to be determined following the wastewater design solution confirmation and in line with the consent duration.”</i></li> </ol> <p style="text-align: right;">CARRIED</p> <p>Douglas Marshall noted that the significant increase in property rates required to fund the proposal does create a risk to Council of repayment due to:</p>

	<ul style="list-style-type: none"> <li>the fact that normal security when rates are not paid, where Council can claim on the land and sell it if required, does not exist, and</li> <li>the level of rates to pay will be significant for the hut owners compared to hut value.</li> </ul>
11.	<b>Previous Option Assessments and Costing</b> <ul style="list-style-type: none"> <li>A report to Council as background information (Appendix 6) was received.</li> </ul>
12.	<b>Correspondence Issued to Selwyn Huts Community</b> <ul style="list-style-type: none"> <li>Letter dated 22 July 2019 - 'Update on consent Renewal Process' (Appendix 7)</li> <li>Letter dated 2 August 2019 – Declaration of hut use/occupancy survey (Appendix 8)</li> <li>General notice to community – Rugby goal posts and basketball hoop removal (Appendix 9)</li> </ul> <b>Moved</b> Sam Broughton / <b>Seconded</b> Councillor Hasson <i>"That the correspondence be received for information."</i> <div>CARRIED</div>
13.	<b>General Business</b> <ul style="list-style-type: none"> <li>General push on outstanding debt collection</li> <li>Update on application to enter Upper Selwyn Huts on NZ Heritage List (Appendix 10)</li> </ul>
	<b>The meeting concluded at 5.50 pm</b>