

**MINUTES OF AN ORDINARY MEETING OF THE
SELWYN DISTRICT COUNCIL
HELD IN THE COUNCIL CHAMBERS,
2 NORMAN KIRK DRIVE, ROLLESTON
ON WEDNESDAY 12 FEBRUARY 2020 COMMENCING AT 1.00PM**

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 G McInnes, G S F Miller, R H Mugford

IN ATTENDANCE

Messrs. D Ward (Chief Executive), M Washington (Group Manager Infrastructure), D Marshall (Group Manager Property), T Harris (Group Manager Environmental Services), G Bell (Group Manager Corporate Services), S Hill (Group Manager Communication and Customers), M Johnston (District Licensing Inspector), R Raymond (Communications Advisor), B Rhodes (Team Leader Strategy & Policy), J Burgess (Planning Manager), M England (Asset Manager Water Services); Mesdames D Kidd (Group Manager Community Services and Facilities), J Lewes (Strategy and Policy Planner), and N Smith (Executive Assistant); and Ms T Davel (Governance Coordinator)

Media:

Mr J Leask (Selwyn App)

Ms D Bolger (Selwyn Times)

APOLOGIES

An apology was received from Councillor Reid.

Moved – Councillor Alexander / **Seconded** – Councillor Hasson

‘That the apology from Councillor Reid be received.’

CARRIED

IDENTIFICATION OF ANY EXTRAORDINARY BUSINESS

None.

CONFLICTS OF INTEREST

Councillor Hasson in respect of District Licencing Committee.

Councillors Hasson, Lyall, and Alexander in respect of Item 6 (Hearings Panel). *The item was to be taken in public excluded.*

PUBLIC FORUM

Roger Crozier: Darfield Sewerage and land on Creyke Road

Mr Crozier handed out a three page document, noting it showed the timeline of the issue, a handout from a public meeting and layout of the subdivision he developed.

He said as a result of the proposed Sewage Treatment Plant on Creyke Road he had suffered great loss on his sections. He believes an injustice was done to developers and they were struggling to sell. Mr Crozier said that once lawyers find out about the proposed scheme, they advise potential buyers not to go through with a purchase. He said he thinks it was a mistake to want to put the plant on the identified land.

Mr Crozier added he has good relationships with staff involved. Councillor Miller asked what Mr Crozier's ideal outcome would be to which he responded the plant should go ahead, but potentially elsewhere.

The Mayor thanked Mr Crozier for attending and asked that Item 7 be presented in order that Mr Crozier can be part of the conversation (*refer Item 7 minuted chronologically*). He added it may be that the discussion held in public forum could provide direction to the matter.

CONFIRMATION OF MINUTES

1. Minutes of an Ordinary meeting of the Selwyn District Council held in the Council Chambers, on Wednesday 11 December 2019

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

'That the Council confirms the minutes of the ordinary meeting of the Selwyn District Council held on Wednesday 11 December 2019.'

CARRIED

2. Minutes of an Ordinary meeting of the Audit and Risk Subcommittee held in the Council Chambers, on Wednesday 5 February 2020

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

'That the Council confirms the minutes of the ordinary meeting of the Audit and Risk Subcommittee held on Wednesday 5 February 2020.'

CARRIED

CURRENT MATTERS REQUIRING ATTENTION

Item	Meeting referred from	Action required	Report Date / Action
Te Ara Atea	11 September 2019	Needs Analysis for Rolleston Community Centre	26 February 2020
Public Places Bylaw and Policy on Commercial Activities and Events in Public Places	September 2018	Review the effectiveness of the bylaw a year on	11 March 2020
Implementation of District Wide Rates for community centres, halls and reserves and the introduction of online centralized bookings	11 September 2019	Review effectiveness post-implementation	8 April 2020

REPORTS

1. District Licensing Committee

Joint District Licensing Committee and Licensing Inspectors' Monthly report for the period 1 December 2019 – 31 December 2019

Councillor Hasson stepped away from the table during the discussions and vote.

Moved – Councillor Lyall / **Seconded** – Councillor McInnes

'That the Council receives the report on the activities of the District Licensing Committee and the Chief Licensing Inspector for December 2019.'

CARRIED

Councillor Hasson returned to the table.

2. Mayor

Mayor's Report

The Mayor read a letter he had written to Environment Canterbury Chief Executive about the proposed hazardous waste treatment and stabilisation plant near Prebbleton. He said the process had not been good for residents as Environment Canterbury notified the consent application with limited notification, allowing objections from people within 500 metres of the site. The Mayor's letter asked that Environment Canterbury give serious consideration to full notification instead.

The Mayor also thanked Councillors involved and said he also spoke to the Christchurch City Council Mayor about the matter. All of the information will be available on Environment Canterbury and SDC's websites.

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

That Council receives the Mayor's Report for January 2020 for information.'

CARRIED

3. Chief Executive

Chief Executive's Report

The Chief Executive took his report as read but referred to the proposed appointment of an independent member to Council's Audit and Risk Subcommittee. He said he would be leading the process. Councillor Lemon in his capacity as Chair of the Subcommittee agreed that the report content reflected the discussions held around this matter at the Audit and Risk Subcommittee meeting.

Moved – Councillor Lemon / **Seconded** – Councillor Bland

'That Council:

- a) *receives the Monthly Managers' Report, for information; and*
- b) *requests that the Chief Executive commences a registration of interest process to add an independent member to Council's Audit and Risk Subcommittee. The process be completed, and the appointment effective, from June 2020.'*

CARRIED

4. Management Accountant

Financial Report to 31 December 2019

The Group Manager Corporate Services presented the report highlights to Council noting revenue was well ahead of budget as well as interest and dividends. Capital expenditure was slightly behind budget. He said overall the picture was looking good and most major capital projects were now underway.

Moved – Councillor Alexander / **Seconded** – Councillor Lyall

'That Council receives the financial report for the period ending 31 December 2019 for information.'

CARRIED

5. Accounting Manager

Cash flow and borrowing policy monitoring as at 31 December 2019

The Group Manager Corporate Services noted that the most significant change to previous reports related to Council commencing its borrowing programme to fund capital works. He said the positive news was that the interest rates sit at less than 2%. He added some of Council's borrowings are fixed while others are floating.

Moved – Councillor Lemon / **Seconded** – Councillor Bland

'That the Council receives the report on cash flow and borrowing policy monitoring as at 31 December 2019 for information.'

CARRIED

6. Planning Manager

Selwyn District Plan Review Hearings Panel – Councillor Appointments

This item was moved to public excluded for the discussion, with the three mentioned Councillors, being Councillors Lyall, Alexander and Hasson, leaving the Chamber and taking no part in the discussions.

The resolution was amended as below and relayed to the Councillors when they returned.

For the sake of clarity, the item is noted in both the public and public excluded minutes (which includes the discussion). The amended resolution only is reflected in the public minutes as follows:

Moved (as amended) – Councillor Mugford / **Seconded** – Councillor Lemon

‘That Council:

- a) Receives the report,*
- b) Appoints one or more Selwyn District Councillors, for the purpose of hearing submissions, evidence and making recommendations on the Proposed Selwyn District Plan, from the following list of available Councillors:*
 - a. Deputy Mayor Malcolm Lyall (subject to completing the Making Good Decisions course); and*
 - b. Councillor Mark Alexander; and*
 - c. Councillor Debra Hasson; and*
 - d. Councillor Nicole Reid (subject to completing the Making Good Decisions re-certification course).*
- c) Directs the four Councillors to work with the independent Chair to distribute the workload between themselves on interest, expertise and conflict; and*
- d) The resolution become public.’*

CARRIED

7. Asset Manager Water Services

Darfield and Kirwee Wastewater Business Case Assessment

This item was taken directly after public forum but for clarity will be minuted in chronological order.

The Group Manager Infrastructure and Asset Manager Water Services presented the report on the Darfield and Kirwee Wastewater Business Case Assessment. It was noted the graphs depicting responses were split – residential and commercial. The latter seemed to trend more towards the positive. The Asset Manager Water Services said it had been a long journey with many reports and he would be keen to get direction about which way Council wanted to go with the issue. He added the responses showed a good representation of people and that meetings were well attended. In response to a question as to what ‘central’ (refer rec (b)) meant, he said that the feedback from business owners said their businesses relied on sustainable long term options, with the concern that if it failed there would be negative consequences for their business.

The Mayor suggested an amended around reviewing an option for location and treatment, including piping to ESSS.

Comments from Councillors included:

- Councillor Lyall thanked staff for a good report and said 22 years was a long time. He said with Darfield's growth the lack of options should now be taken care of.
- Councillor Hasson thanked staff for the report noting Darfield had high nitrate levels and that there was uncertainty around where it was coming from.
- Councillor Alexander noted it seemed that the price people were willing to pay was less than what it would actually cost. He also said it seemed current residents wouldn't have to hook into the scheme although businesses and new residential properties would have to. He added the Rolleston Community were given 7 years to hook into the plant, yet this was taking so long.
- Staff noted that buying up a block of land to put up a scheme could be challenging and costly.
- Councillor Miller said it was logical to do the main street first, then take one street a year and just tick away at it until it's all hooked up. He said this was exactly why the District Wide Rate was put forward but it wasn't happening fast enough. He added Council was not doing its communities and businesses a favour.
- Councillor McInnes said she agreed that existing properties should have a treatment option as well and said another issue was how one would deal with those old tanks.
- Councillor Mugford said he had been involved in this for 12 years and he said it was time Council was brave and make a decision. He said he often heard people noting that they would move to Darfield if only there were smaller sections available. If one took the money out of it, people would unanimously want sewerage options in Darfield.
- Councillor Lemon said it was Council's job to be brave. He said Council was not helping the community by not doing anything.
- Councillor Bland said Darfield was the biggest community in the country still running on its own septic tanks. He added a cost analysis would be helpful of how much it would be if the Creyke Road site was run efficiently. He added it would be a mistake to do a little bit now and then more later. He thought Council should commit to doing everything at once.
- Councillor Lemon said the Audit and Risk Subcommittee would look at the Pines facility and the impact of tradewaste. He asked staff to assist the Subcommittee in getting a better understanding of what that might mean in terms of capacity.
- The Mayor told staff that Council needed to make the right decision. He said the Group Manager Communication and Customer Services would also get messages out to the community to understand clearly what the options are, including and especially around costs.

Moved (as amended) – Councillor Mugford / **Seconded** – Councillor Gallagher

'That the Council:

- a) Receives this report 'Darfield and Kirwee Wastewater Business Case' for information, and*
- b) Endorse the recommendation from the Darfield Business Case assessment that there is sufficient evidence to support planning toward a potential central Darfield Wastewater Scheme, and*

- c) *Request staff to prepare a brief statement to include in the 2020/21 Annual Plan consultation document to further engage the communities desire for a reticulated wastewater system within central Darfield and for any new development within the township; and indicating that formal consultation on any proposal would take place as part of the 2021 -2031 Long Term Plan Process.*
- d) *Continue to strive for cost effective and environmentally sound solutions that could ultimately benefit the whole Darfield and Kirwee communities in the future; and*
- e) *Review options for the location and treatment including piping to ESSS.'*

CARRIED

GENERAL BUSINESS

8. Register of Documents Signed and Sealed

Moved – Councillor Lyall / **Seconded** – Councillor Alexander

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

1	Name of other party	Richard Edward Horne
	Transaction type	Deed of Licence to occupy to 30 June 2020
	Transaction description	Renewal of Deed of Licence - Lot 51 Upper Selwyn Huts

2	Name of other party	Central Plains Water Supply
	Transaction type	Grant Easement for Registration
	Transaction description	Reserve 2300 corner Illingworth Road and Ardlui Road

3	Name of other party	Paul Birkett
	Transaction type	Deed of Licence
	Transaction description	Reserve 1434 Part Ellesmere Cemetery

4	Name of other party	Benny Taiaroa Trust
	Transaction type	Deed of Licence
	Transaction description	Reserve 1349 Roecombe Road

5	Name of other party	Roecombe Hill Ltd
	Transaction type	Deed of Licence
	Transaction description	Reserve 1870 Malvern Hills Road Reserve 1869 Malvern Hills Road

6	Name of other party	Brooksdale Station Ltd
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 975 West Coast Road Reserve 973, 974 & 995 West Coast Road & Rubicon Road

7	Name of other party	Andrew Karst
	Transaction type	Deed of Licence
	Transaction description	Reserve 1555 Coalgate Road

8	Name of other party	Bruce Rodney McMillan and Lesley Jean McMillan
	Transaction type	Registration of a no complaints covenant – Leeston Sewage Treatment Facility
	Transaction description	36A Leeston and Lake Road, Leeston

9	Name of other party	Patrick John Cummings
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 304 Leeston Road, Leeston 0.2932 hectares

10	Name of other party	David John Robinson and Peter John Quinn
	Transaction type	Grant two easements
	Transaction description	1131 West Coast Road, West Melton and 330 Finlays Road, West Melton

11	Name of other party	Jeremy James Sheat
	Transaction type	Deed of Licence
	Transaction description	Reserve 808 Crossgates Road, Southbridge 4.3503 hectares

12	Name of other party	Anthony Brian Plunkett & Pamela Mary Plunkett
	Transaction type	Deed of Licence
	Transaction description	Reserve 2183 Windwhistle Road 3.6422 hectares

13	Name of other party	Richard William Maurice Johnson
	Transaction type	Deed of Licence
	Transaction description	Reserve 4017 Rubicon Road 2.0234 hectares

14	Name of other party	Paul Mooney & Cindy Mooney
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 1249 Wylies and West Coast Road, West Melton 0.3895 hectares

15	Name of other party	Richard Davies
	Transaction type	Deed of Surrender of Licence
	Transaction description	Reserve 1457 Bells & Weedons Ross Road

16	Name of other party	Steven McClintock and Suzanne Allen
	Transaction type	Deed of Licence to occupy to 30 June 2020
	Transaction description	Renewal of Deed of Licence for Lot 39 Upper Selwyn Huts

17	Name of other party	Ian Chamberlain & Co Limited
	Transaction type	Deed of Licence
	Transaction description	Reserve 1042 Two Chain Road 2.0234 hectares

18	Name of other party	Janet Adrienne Reed
	Transaction type	Deed of Licence
	Transaction description	Part Water Race Survey Office Plan 2008 Tramway Road 2.8328 hectares

19	Name of other party	Janet Adrienne Reed
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 2355 corner Kimberley & Auchenflower Roads 2.9 hectares

20	Name of other party	Michael Charles Loe & Nichola Jane Loe
	Transaction type	Deed of Licence
	Transaction description	Reserve 5082 South Two Chain Road 0.4046 hectares & Reserve 4974 South Two Chain Road 2.0234 hectares

21	Name of other party	Meadow Mushrooms Limited Summerset Villages (Number 40) Limited
	Transaction type	Deed of Assignment
	Transaction description	Sewer connection credits being transferred to the new purchasers of the site at Prebbleton

22	Name of other party	Delwyn Mae MacDonald & Philip Devey MacDonald
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 386 School Terrace, Arthur's Pass 809m ²

23	Name of other party	Theland Purata Farm Group Limited
	Transaction type	Deed of Licence
	Transaction description	Reserve 2308 Morgans Road, Hororata 2.0234 hectares

24	Name of other party	Ian David Harold Syme & Alison Margaret Syme
	Transaction type	Deed of Licence
	Transaction description	Part Water Race Survey Office Plan 2008 – Tramway Road, Darfield 1.5147 hectares

25	Name of other party	Canterbury Grasslands Limited
	Transaction type	Deed of Licence
	Transaction description	Part Reserves 1764 and 3935 corner Rakaia Terrace Road and Leaches Road 0.8094 hectares

26	Name of other party	Rhonda Joy Marshall
	Transaction type	Deed of Surrender of Licence
	Transaction description	Reserve 992 Kowhai Road

27	Name of other party	Selwyn District Council
	Transaction type	New Bylaw
	Transaction description	Traffic and Parking Bylaw 2009

28	Name of other party	Stuart Duncan Bruce Murray & Francine Angela Murray
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 1353 corner Bluff Road and Barrs Road 1.2196 hectares

29	Name of other party	Allan Norman Fone
	Transaction type	Deed of Licence
	Transaction description	Part Reserve 214-349 Robinsons Road

30	Name of other party	Murray Glen Urquhart
	Transaction type	Deed of Licence
	Transaction description	Reserve 977 Dalethorpe Road 2.0234 hectares

31	Name of other party	The Point Land Company Ltd
	Transaction type	Deed of Licence
	Transaction description	Reserve 2238 Windwhistle Road 1.2418 hectares

32	Name of other party	Annat Farms Ltd
	Transaction type	Deed of Licence
	Transaction description	Reserve 989 corner Barrs Road and Wrights Road, Sheffield 2.0234 hectares

33	Name of other party	Wrightco Limited
	Transaction type	Deed of Licence
	Transaction description	Reserve 1346 corner of Wrights Road & Keens Road, Springfield 2.0234 hectares

34	Name of other party	Wrightco Limited
	Transaction type	Deed of Licence
	Transaction description	Reserve 990 corner Keens Road & Frasers Road, Springfield 2.0234 hectares

35	Name of other party	Wrightco Limited
	Transaction type	Deed of Licence
	Transaction description	Reserve 982 Wrights Road, Sheffield 2.0234 hectares

36	Name of other party	Stuart Charles Baxter
	Transaction type	Deed of Licence
	Transaction description	Reserve 984 West Coast Road 2.0234 hectares

37	Name of other party	Long Spur Limited
	Transaction type	Deed of Licence
	Transaction description	Reserve 4767 Coleridge Road, Terrace Downs 2.7012 hectares

38	Name of other party	William Lamers and Erika Jay Koderich
	Transaction type	Deed of Licence to occupy to 30 June 2020

	Transaction description	Transfer of Deed of Licence from Alfred Hill following sale of Hut 94 Upper Selwyn Huts
--	-------------------------	---

CARRIED

DISCUSSION ON PUBLIC FORUM ITEM

It was reiterated that the Group Manager Infrastructure and Asset Manager Water Services will continue to work with Mr Crozier on options.

Afternoon tea 2.11 – 2.32pm

RESOLUTION TO EXCLUDE THE PUBLIC

Moved – Councillor Lemon / **Seconded** – Councillor Hasson

‘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 report can be released
1.	Public Excluded Minutes	<i>Good reason to withhold exists under Section 7</i>	<i>Section 48(1)(a)</i>	
2.	Selwyn District Plan Review Hearings Panel – Councillor Appointments			

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.	Enable the local authority holding the information to carry out, without prejudice or disadvantage, commercial activities; or	Section 7(2)(h)
1.	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.	Protect the privacy of natural persons, including that of deceased natural persons; or	Section 7(2)(a)

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

CARRIED

The meeting moved into Public Excluded at 2.32pm and resumed in open meeting at 2.53pm.

The meeting closed at 2.53pm.

DATED this 26 day of February 2020



MAYOR