

STAFF REPORT

TO: Chairman and Members, Engineering Services Committee
FROM: Jeff Cuthbertson, Utilities Asset Manager
DATE: 24 March 2009
SUBJECT: **TAKAKA FIRE FIGHTING WATER SUPPLY**

1 PURPOSE

The purpose of this report is to identify the issues raised through the public submission process for the Takaka Fire Fighting Water Supply proposal and the hearing held in Takaka on 10 March 2009.

2 BACKGROUND

Council undertook a special consultative process with ratepayers in the Golden Bay Ward relating to the proposal to install a pressurised reticulated fire fighting water supply around the central business district (CBD) in Takaka.

As part of that consultation process, a public open session and evening meeting were held in Takaka on 28 January 2009.

Submissions to the proposal closed at 4pm on Monday 16 February 2009. Fifty four submissions were received with 14 submitters indicating they wished to be heard. (Note – on the day only six submitters attended the hearing).

The submissions panel of Councillors Trevor Norriss (Chair), Stuart Borlase and Noel Riley heard submissions on 10 March 2009 in Takaka. Following that meeting the panel considered all of the submissions and made recommendations. The recommendations are provided later in this report.

The minutes of the submissions hearing are attached to this report.

3 SUMMARY OF SUBMISSIONS

Submitters supporting the proposed reticulation scheme	20
Submitters wanting more firewells installed	3
Submitters wanting the funding split for the Golden Bay Ward to increase. Note - some suggested an increase to \$20 per property	7
Submitters who felt the cost was too much / unaffordable	15
Submitters suggesting more water tankers should be made available	8
Submitters wanting a cheaper option	2
Submitter wanting a full water supply (to include drinking water)	1
Submitters wanting the boundary of the Takaka CBD and residential zones redrawn	4

Note – some submitters indicated one or more requests in their submission

4 HEARINGS PANEL DELIBERATION

The Hearings Panel agreed that the following recommendations should be made:

- 4.1 That the targeted rate for the Golden Bay Ward be increased from \$10 to \$15 per property per annum for 20 years.
- 4.2 That the Takaka Commercial CBD Target Rating Area be amended by:
- a) removing the farm lot from Motupipi Street;
 - b) including Waitapu Engineering and the camping ground;
 - c) including land adjacent to Reilly Street (western side);
 - d) extending the map to include properties on Commercial Street to Rose Road.
- 4.3 That the Takaka Residential Target Rating Area be amended by:
- a) removing 31 Willow Street as the land cannot be built on;
 - b) including residential land on the north eastern side of Meihana Street.

5 REVISED TARGETED RATING AREA

The revised targeted rating areas are attached to this report.

Note – These maps can be identified by the reference date “March 09”.

6 REVISED FUNDING SOURCE

Staff have altered the maps as recommended by the Hearings Panel including revision of the number of lots in both the Takaka commercial and residential areas.

The revised capital contributions are as follows:

Capital Project	Funding Source	Contribution		Recovery mechanism (GST incl)
	Tasman District	10%	\$106,500	General rate
	Golden Bay Ward	35%	\$372,750	Targeted rate \$15 per property per annum for 20 years
	Takaka Residential	17%	\$181,050	Targeted rate \$51 per property per annum for 20 years
	Takaka CBD	38%	\$404,700	Targeted rated based on \$:\$ capital value

7 RECOMMENDATION

THAT the Engineering Services Committee recommend the inclusion of the following changes to the final LTCCP 2009-2019:

7.1 THAT the targeted rate for the Golden Bay Ward be increased from \$10 to \$15 per property per annum for 20 years with a corresponding decrease in the targeted rate in the Takaka CBD.

7.2 THAT the Takaka CBD Target Rating Area be amended by:

- a) removing the farm lot from Motupipi Street;**
- b) including Waitapu Engineering and the camping ground;**
- c) including land adjacent to Reilly Street (western side);**
- d) extending the map to include properties on Commercial Street to Rose Road.**

7.3 THAT the Takaka Residential Target Rating Area be amended by:

- a) removing 31 Willow Street as the land cannot be built on;**
- b) Include residential land on the north eastern side of Meihana Street.**

Jeff Cuthbertson
Utilities Asset Manager