

Upper Harbour Local Board OPEN MINUTES

Minutes of a meeting of the Upper Harbour Local Board held in the Upper Harbour Local Board Office, 30 Kell Drive, Albany on Tuesday, 12 November 2013 at 9.30am.

PRESENT

Chairperson	Brian Neeson, JP
Deputy Chairperson	Lisa Whyte
Members	John McLean
	Margaret Miles, JP
	Christine Rankin-MacIntyre

APOLOGIES

Member	Callum Blair
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1 Welcome

The Chairperson opened the meeting and welcomed those in attendance.

2 Apologies

Resolution number UH/2013/222

MOVED by Deputy Chairperson LM Whyte, seconded by Member MA Miles:

That the Upper Harbour Local Board:

- a) **accepts the apology from Member Callum Blair for absence.**

CARRIED

3 Declaration of Interest

There were no declarations of interest.

4 Confirmation of Minutes

Resolution number UH/2013/223

MOVED by Chairperson BK Neeson, seconded by Member MA Miles:

That the Upper Harbour Local Board:

- a) **confirms the minutes of its inaugural meeting, held on Monday, 4 November 2013, as a true and correct record.**

CARRIED

5 Leave of Absence

There were no requests for leave of absence.

6 Acknowledgements

There were no acknowledgements.

7 Petitions

There were no petitions.

8 Deputations

There were no deputations.

9 Public Forum

There was no public forum.

10 Extraordinary Business

10.1 Extraordinary Business - Special Housing Areas (SHAs)

Resolution number UH/2013/224

MOVED by Deputy Chairperson LM Whyte, seconded by Member CK Rankin-MacIntyre:

That the Upper Harbour Local Board:

- a) **considers an extraordinary item of business regarding the 2nd tranche of Special Housing Areas (SHAs) as item 21.1 of this agenda. The matter was not on the published agenda because it was not available at the time of the agenda going to print, but must be considered urgently prior to consideration of this matter by the Governing Body on 14 November 2013, and subsequent referral of the Governing Body's resolution to Central Government.**

CARRIED

10.2 Extraordinary Business – Application for Landowner approval to construct an access track and outfall for a stormwater drypond on Meharg Reserve (Richard Hill Close, Fairview Heights)

Resolution number UH/2013/225

MOVED by Deputy Chairperson LM Whyte, seconded by Member CK Rankin-MacIntyre:

That the Upper Harbour Local Board:

- a) **considers an extraordinary item of business regarding an application for landowner approval to construct an access track and outfall for a stormwater drypond on Meharg Reserve (Richard Hill Close, Fairview Heights), as item 21.2 of this agenda. The matter was not on the published agenda because it was not available at the time of the agenda going to print, but must be considered urgently in order to meet the statutory timeframes for resource consents for the residential subdivision of a property at 9 Richard Hill Close.**

CARRIED

11 Notices of Motion

There were no notices of motion.

12 Road Name Approval for Subdivision at 150 Greenhithe Road, Greenhithe

Senior Subdivisions Advisor was in attendance to speak to the report.

Resolution number UH/2013/226

MOVED by Member MA Miles, seconded by Deputy Chairperson LM Whyte:

That the Upper Harbour Local Board:

- a) **approves the road names Mackay Drive for the main road, and Mauku Lane for the cul-de-sac road, currently being constructed for the residential subdivision being undertaken by Kyle Road Limited at 150 Greenhithe Road, Greenhithe.**

CARRIED

13 Proposed private Plan Change 42 - Albany centre Business 11 zoning amendments

Principal Planner, Area Planning and Policy North, was in attendance to speak to the report.

Resolution number UH/2013/227

MOVED by Member MA Miles, seconded by Deputy Chairperson LM Whyte:

That the Upper Harbour Local Board:

- a) **confirms the process of the private plan change requested by Albany City Development Corporation Ltd (PPC 42) seeking to enable ground floor residential development in the Business 11A and 11B zones of the Albany metropolitan centre, and that this be advised to the Auckland Development Committee when it determines the matter.**
- b) **raises the following concerns should this plan change proceed, and that technical work be done to address these issues:**
 - i) **loss of business land capacity**
 - ii) **reverse sensitivity**
 - iii) **noise concerns/complaints**
 - iv) **sufficient parking requirements given the change to residential use**
 - v) **setting a precedent for other mixed use areas to be utilised for residential use only**
 - vi) **impact on the currently provided recreational space with this development potentially creating an increased demand**
 - vii) **increased traffic volumes and a change in the mix of traffic flows due to residential/commercial use.**
- c) **insists that its views are given appropriate weighting considering that the proposed plan change is within the Upper Harbour area.**
- d) **resolves that these resolutions be provided to governing body members Watson and Walker, prior to consideration of this plan change at the Auckland Development Committee meeting of 28 November 2013.**
- e) **resolves that the above resolutions are forwarded to the Auckland Development Committee.**
- f) **requests speaking rights at the Auckland Development Committee meeting of 28 November 2013 to address its concerns.**

CARRIED

14 Local Event Support Fund – Round 2 2013/2014

Senior Event Facilitator and Event Facilitators were in attendance to speak to the report.

Resolution number UH/2013/228

MOVED by Deputy Chairperson LM Whyte, seconded by Member CK Rankin-MacIntyre:

That the Upper Harbour Local Board:

- a) **agrees to fund the round two 2013/2014 Local Event Support Fund applications as follows:**

Applicant	Event	Venue	Date	Amount Requested	Amount Recommended
Pinehurst School Inc	Outside In Sport Expo	Pinehurst School	2 March 2014	\$5,000	\$5,000
Harcourts Greenhithe Cooper and Co.	Greenhithe Christmas Parade	Greenhithe Road	8 December 2013	\$4,500	\$4,500
Meadowood Community House	Neighbours Day	Meadowood Community House	29 March 2014	\$2,500	\$2,000
Meadowood Community House	International Food Festival	Meadowood Community House	19 October 2013	\$2,500	0
Older Women's Network	Ideas of March Festival	Positive Aging Centre, Takapuna	15 March 2014	\$1,000	\$125
Meadowood Community House	Matariki Festival	Meadowood Community House	28 June 2014	\$2,800	\$2,000
Bruce Mason Centre	School Holiday Programme 2014	Bruce Mason Centre	April, July, October & December 2014	\$30,000	\$750
Bruce Mason Centre	Morning Melodies 2014	Bruce Mason Centre	February – December 2014	\$22,000	\$500
TOTAL				\$70,300	\$14,875

- b) **agrees to fund the amount of \$221 from its Local Board Local Events Fund, and the balance of \$14,654 from its Local Events Contestable Fund. Totalling the amount of \$14,875 as per resolution a) above.**

CARRIED

15 Quarterly Performance Report for the Upper Harbour Local Board for the period ended 30 September 2013

Lead Financial Advisor was in attendance to speak to the report.

It was noted that references to 'Newby' and 'Newberry', in Attachment A to the report, should read 'Newbury'.

Resolution number UH/2013/229

MOVED by Member MA Miles, seconded by Deputy Chairperson LM Whyte:

That the Upper Harbour Local Board:

- a) **receives the Quarterly Performance Report for the Upper Harbour Local Board for the period ended 30 September 2013.**

CARRIED

16 Report of use of the urgent decision making procedure during local government election period

Local Board Advisor was in attendance to speak to the report.

Resolution number UH/2013/230

MOVED by Deputy Chairperson LM Whyte, seconded by Member CK Rankin-MacIntyre:

That the Upper Harbour Local Board:

- a) notes that an urgent decision was made by the former Chairperson and Deputy Chairperson, under delegated authority, on Friday, 4 October 2013, to approve expenditure of \$5,000 from the opex, community facility scoping fund, on a traffic study required as part of the Albany Community Facility project.

CARRIED

17 Allocation of Upper Harbour Local Board portfolio roles

Local Board Advisor was in attendance to speak to the report.

Resolution number UH/2013/231

MOVED by Member MA Miles, seconded by Member JG McLean:

That the Upper Harbour Local Board:

- a) receives the Allocation of Upper Harbour Local Board portfolio roles report.
- b) identifies the portfolio areas it wishes to implement as follows:
- i) Governance
 - ii) Regulatory & Bylaws, Civil Defence Emergency Management
 - iii) Events, Arts and Culture
 - iv) Community and social well-being, Local Facilities
 - v) Libraries
 - vi) Sports parks and recreation (active), Parks, Reserves and playgrounds (passive)
 - vii) Town Centres
 - viii) Transport, Regional Transport and CBD development
 - ix) Natural Environment
 - x) Economic Development and Financial oversight.
- c) nominates the following Board members as lead and alternate for each portfolio area:

Portfolio	Lead	Alternate
Governance	Brian Neeson Lisa Whyte	
Regulatory & Bylaws, Civil Defence Emergency Management	Callum Blair John McLean Christine Rankin- MacIntyre M Miles (Resource Consents only)	
Events, Arts & Culture	Margaret Miles	

Community and social well-being, Local Facilities	Callum Blair	Margaret Miles
Libraries	Christine Rankin-MacIntyre	Lisa Whyte
Sports Parks and Recreation (active), Parks, Reserves and playgrounds (passive)	Margaret Miles Lisa Whyte	
Town Centres	Margaret Miles	Brian Neeson
Transport, Regional Transport and CBD development	John McLean	Margaret Miles
Natural Environment	John McLean	Callum Blair Lisa Whyte (waste minimisation only)
Economic Development and Financial oversight	Lisa Whyte	Margaret Miles

- d) specifies the level of authority granted to the portfolio holder with regard to acting on behalf of the Board, as follows:
- i) discretionary authority to progress issues, projects and the like
 - ii) responsibility to monitor projects and priorities facilitating successful outcomes
 - iii) advocacy to the Governing body on those matters that are regional but with local interest within portfolio
 - iv) that significant or controversial matters be brought to the entire board for decision making
 - v) that matters pertaining to financial expenditure be brought to the entire board for decision making.

CARRIED

18 Reconstitution of Working Parties

Local Board Advisor was in attendance to speak to the report.

Resolution number UH/2013/232

MOVED by Member MA Miles, seconded by Member JG McLean:

That the Upper Harbour Local Board:

- a) reconstitutes the working party for the Albany Stadium Pool and elects Members Callum Blair, Margaret Miles and Lisa Whyte to the working party.
- b) reconstitutes the working party for the Albany Community Hub and elects Members Callum Blair, Margaret Miles, Lisa Whyte, and Brian Neeson (as alternate), to the working party.
- c) specifies the level of authority delegated to the working parties with regard to acting on behalf of the Board, as follows:
 - i) Albany Stadium Pool working party – full delegated authority to make decisions on behalf of the board, with quarterly written reports to the full board.
 - ii) Albany Community Hub working party – full delegated authority to make decisions on behalf of the board, with quarterly written reports to the full board.
- d) nominates Member Margaret Miles as the Urban Design Champion for the Upper Harbour area.

CARRIED

19 Upper Harbour Local Board meeting schedule for the 2013-2016 Triennium

Local Board Advisor was in attendance to speak to the report.

Resolution number UH/2013/233

MOVED by Member CK Rankin-MacIntyre, seconded by Chairperson BK Neeson:

That the Upper Harbour Local Board:

- a) adopts the meeting schedule for the triennium covering the period November 2013 to October 2016.
- b) notes that dates and times for the hearings process are still to be finalised, and as such have not yet been provisioned for in the meeting schedule.

CARRIED

20 Board Members' Reports

Resolution number UH/2013/234

MOVED by Deputy Chairperson LM Whyte, seconded by Chairperson BK Neeson:

That the Upper Harbour Local Board:

- a) receives the verbal Board Members' reports.

CARRIED

21 Consideration of Extraordinary Items

Secretarial Note: Item 21.2 was taken at this time

Secretarial Note: Item 21.1 was taken after item 21.2

Public Excluded

Resolution number UH/2013/235

MOVED by Member MA Miles, seconded by Deputy Chairperson LM Whyte:

That the Upper Harbour Local Board:

- a) excludes the public from the following part(s) of the proceedings of this meeting.
- b) agrees that the Manager SHA Masterplanning be permitted to remain for Confidential Item 21.1 Extraordinary Business - Special Housing Areas (SHAs) after the public has been excluded, because of their knowledge of SHAs, which will help the Upper Harbour Local Board in its decision-making.

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each 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 follows.

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 which would be prejudiced by the holding of the whole or relevant part of the proceedings of the meeting in public, as follows:

21.1 Extraordinary Business - Special Housing Areas (SHAs)

Reason for passing this resolution in relation to each matter	Particular interest(s) protected (where applicable)	Ground(s) under section 48(1) for the passing of this resolution
The public conduct of the part of the meeting would be likely to result in the disclosure of information for which good reason for withholding exists under section 7.	s7(2)(h) - The withholding of the information is necessary to enable the local authority to carry on, without prejudice or disadvantage, commercial activities.	s48(1)(a) - The public conduct of the part of the meeting would be likely to result in the disclosure of information for which good reason for withholding exists under section 7.

CARRIED

11.38am the public was excluded.

RESTATEMENT

It was resolved while the public was excluded:

21.1 Extraordinary Business - Special Housing Areas (SHAs)

Resolution number UH/2013/237

MOVED by Chairperson BK Neeson, seconded by Member MA Miles:

That the Upper Harbour Local Board:

- a) **expresses its concerns in relation to SHAs as follows:**
 - i) **the provision of an adequate level of physical and social infrastructure**
 - ii) **high quality of development**
 - iii) **emphasis on home ownership and occupancy by first time home buyers, incorporating a time frame to limit on-selling of houses**
 - iv) **advocates to central government to consider resolution iii) above.**
- b) **requests that resolutions a) i) to iv) above are forwarded to the Governing Body for its consideration.**
- c) **writes to the Minister of Housing, and the local MP, outlining the Boards concerns specifically in relation to resolutions a) iii) and iv) above.**
- d) **agrees that the above resolutions be restated in the open minutes.**

CARRIED

Secretarial Note: Item 21.2 was taken after item 20.

21.2 Extraordinary Business - Application for Landowner approval to construct an access track and outfall for a stormwater drypond on Meharg Reserve (Richard Hill Close, Fairview Heights)

Team Leader Parks and Open Space Specialist (North/West) was in attendance for this item.

Resolution number UH/2013/238

MOVED by Chairperson BK Neeson, seconded by Member JG McLean:

That the Upper Harbour Local Board:

- a) **grants landowner approval to construct an access track and outfall for a stormwater drypond on Meharg Reserve (Richard Hill Close, Fairview Heights), in line with the conditions outlined in the letter of consent, subject to resolution b) below.**
- b) **instructs the Team Leader Parks and Open Space Specialist (North/West) to work in conjunction with the Parks portfolio holders to agree on either a betterment or an easement fee, prior to landowner approval being progressed.**

CARRIED

12.27pm

The Chairperson thanked Members for their attendance and attention to business and declared the meeting closed.

CONFIRMED AS A TRUE AND CORRECT RECORD
AT A MEETING OF THE UPPER HARBOUR LOCAL
BOARD HELD ON

DATE:.....

CHAIRPERSON:.....