

Ōrākei Local Board

OPEN MINUTES

Minutes of a meeting of the Ōrākei Local Board held in the St Chads Church and Community Centre, 38 St Johns Road, Meadowbank on Thursday, 19 July 2018 at 3.06pm.

PRESENT

Chairperson	Kit Parkinson
Deputy Chairperson	Carmel Claridge
Members	Colin Davis, JP Toni Millar, QSM, JP Ros Rundle David Wong, JP

ABSENT

Member Troy Churton

1 Welcome

The Chairperson opened the meeting and welcomed those that were present.

2 Apologies

Resolution number OR/2018/125

MOVED by Member T Millar, seconded by Deputy Chairman C Claridge:

That the Ōrākei Local Board accept the apology from Member T Churton for absence.

CARRIED

3 Declaration of Interest

There were no declarations of interest.

4 Confirmation of Minutes

Resolution number OR/2018/126

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the minutes of the Ōrākei Local Board meeting, held on Thursday, 21 June 2018, be confirmed as true and correct.

CARRIED

5 Leave of Absence

There were no leaves of absence.

6 Acknowledgements

6.1 Acknowledgements: Toni Millar

Resolution number OR/2018/127

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the Ōrākei Local Board acknowledge and warmly congratulate Member Millar on her recent 60th birthday.

CARRIED

7 Petitions

There were no petitions.

8 Deputations

8.1 Deputation - Akarana Marine Sports Charitable Trust

Andrew Brookland, General Manager of the Akarana Marine Sports Charitable Trust was in attendance to provide an update on the Trust and its building project.

Documents were tabled in support of this item. A copy has been placed on the official minutes and is available on the Auckland Council website as a minute attachment.

Resolution number OR/2018/128

MOVED by Chairperson K Parkinson, seconded by Member D Wong:

That the Ōrākei Local Board thank Andrew Brookland for his attendance and presentation.

CARRIED

Attachments

A Akarana Marine Sports Charitable Trust Deputation to the Ōrākei Local Board

9 Public Forum

9.1 Public Forum - Remuera Residents Association

Iain Valentine, Chairman of the Remuera Residents Association was in attendance to discuss the future of 4 Victoria Avenue, Remuera, its importance to the local community and to inform the Board on its decision-making process later in the meeting.

A document was tabled in support of this item. A copy has been placed on the official minutes and is available on the Auckland Council website as a minute attachment.

Resolution number OR/2018/129

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the Ōrākei Local Board thank Iain Valentine for his attendance and presentation.

CARRIED

Attachments

A Speech notes of Iain Valentine

10 Extraordinary Business

There was no extraordinary business.

11 Approval of the 2018/2019 Ōrākei Local Board Community Facilities Work Programme

Jacqui Fell, Work Programme Lead was in attendance to speak to this report.

The updated Ōrākei Local Board 2018/2019 Community Facilities Work Programme was tabled in support of this item. A copy has been placed on the official minutes and is available on the Auckland Council website as a minute attachment.

Resolution number OR/2018/130

MOVED by Chairperson K Parkinson, seconded by Deputy Chairman C Claridge:

That the Ōrākei Local Board approve the Ōrākei Local Board 2018/2019 Community Facilities Work Programme as tabled.

CARRIED

Attachments

A Ōrākei Local Board 2018/2019 Community Facilities Work Programme

12 Chairperson's Report

Resolution number OR/2018/131

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the Chairperson's July 2018 report be received.

CARRIED

13 Board Member Report – Carmel Claridge

Resolution number OR/2018/132

MOVED by Deputy Chairman C Claridge, seconded by Member R Rundle:

- a) **That the report be received.**
- b) **That the Board note its feedback to Auckland Transport on the proposed Polygon – St Heliers Bus Layovers.**

CARRIED

14 Board Member Report - Troy Churton

Resolution number OR/2018/133

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the report be received.

CARRIED

15 Board Member Report - Colin Davis

Resolution number OR/2018/134

MOVED by Member C Davis, seconded by Member T Millar:

- a) **That the report be received.**
- b) **That the Ōrākei Local Board's further feedback on a resource consent application for a retirement village at 188-226 St Johns Road and 55-57 Ripon Crescent, St Johns, be formally endorsed.**

CARRIED

16 Board Member Report – Toni Millar

Resolution number OR/2018/135

MOVED by Member T Millar, seconded by Member D Wong:

- a) **That this report be received.**

CARRIED

Resolution number OR/2018/136

MOVED by Member T Millar, seconded by Member C Davis:

- b) **request staff to attend a meeting to advise on the following:**
 - i. **whether Auckland Council needs to work with Vector, MBIE and Government to facilitate the relevant legislation changes to enable Vector to have access to private smart meters in times of Emergencies.**

- ii. **whether there is a project management schedule in place to check ALL trees under their jurisdiction.**

CARRIED

Secretarial note: *Member Wong left the meeting at 3.58pm during item 16.*

17 Board Member Report - Ros Rundle

The Impact of Events on Town Centres' report was tabled in support of this item. A copy has been placed on the official minutes and is available on the Auckland Council website as a minute attachment.

Resolution number OR/2018/137

MOVED by Member R Rundle, seconded by Member C Davis:

- a) That the report be received.**

CARRIED

Resolution number OR/2018/138

MOVED by Member C Davis, seconded by Member R Rundle:

- b) That the Ōrākei Local Board endorse the Impact of Events on Town Centres' report funded by the Board as part of its Local Economic Development 2017/2018 work programme as tabled.**

CARRIED

Attachments

A Ōrākei Local Board: Impact of Events on Town Centres

18 Board Member Report – David Wong

Resolution number OR/2018/139

MOVED by Chairperson K Parkinson, seconded by Member R Rundle:

That the report be received.

CARRIED

19 Governance Forward Work Calendar

Resolution number OR/2018/140

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the Ōrākei Local Board draft Governance Forward Work Calendar be noted.

CARRIED

20 Ōrākei Local Board Workshop Notes

Resolution number OR/2018/141

MOVED by Chairperson K Parkinson, seconded by Member R Rundle:

That the Ōrākei Local Board workshop notes for the workshops held on 7, 14 and 28 June 2018 be noted.

CARRIED

21 Resolutions Pending Action

Resolution number OR/2018/142

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the Ōrākei Local Board resolutions pending action report be noted.

CARRIED

22 Consideration of Extraordinary Items

There were no extraordinary items.

23 Procedural motion to exclude the public

Resolution number OR/2018/143

MOVED by Chairperson K Parkinson, seconded by Member C Davis:

That the Ōrākei Local Board:

- a) **exclude the public from the following part of the proceedings of this meeting on the grounds that 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 relating to the Optimisation of Council's Service Property Portfolio and Optimisation of council service property - Meadowbank Community Centre reports as follows:**

C1 Optimisation of Council's Service Property Portfolio

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.	<p>s7(2)(h) - The withholding of the information is necessary to enable the local authority to carry out, without prejudice or disadvantage, commercial activities.</p> <p>In particular, the report contains commercially sensitive information that may prejudice future negotiations.</p> <p>s7(2)(i) - The withholding of the information is necessary to enable the local authority to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations).</p> <p>In particular, the report contains commercially sensitive information that may prejudice future negotiations.</p>	<p>s48(1)(a)</p> <p>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.</p>

C2 Optimisation of council service property- Meadowbank Community Centre

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

<p>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.</p>	<p>s7(2)(h) - The withholding of the information is necessary to enable the local authority to carry out, without prejudice or disadvantage, commercial activities.</p> <p>In particular, the report contains commercially sensitive information that may prejudice future negotiations</p> <p>s7(2)(i) - The withholding of the information is necessary to enable the local authority to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations).</p> <p>In particular, the report contains commercially sensitive information that may prejudice future negotiations</p>	<p>s48(1)(a)</p> <p>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.</p>
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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.

- b) agree that relevant staff supporting the Ōrākei Local Board be permitted to remain for the confidential item after the public has been excluded, because of their knowledge which will help the Ōrākei Local Board in its decision-making.**

CARRIED

4.06pm The public was excluded.

Resolutions in relation to the confidential items are recorded in the confidential section of these minutes and are not publicly available.

4.58pm The public was re-admitted.

Secretarial note: *Member Wong returned to the meeting at 4.14pm during the confidential section of the meeting.*

RESTATEMENTS

It was resolved while the public was excluded:

C1 Optimisation of Council's Service Property Portfolio

There was no restatement of the confidential resolutions.

C2 Optimisation of council service property- Meadowbank Community Centre

Resolution number OR/2018/144

MOVED by Member C Davis, seconded by Deputy Chairman C Claridge:

That the Ōrākei Local Board, subject to the satisfactory conclusion of any required statutory processes:

- a) approve the redevelopment of the Meadowbank Community Centre located at 29-31 St Johns Road, Meadowbank, by way of service property optimisation.
- b) approve the inclusion of the services currently located at 22 Tahapa Crescent, and the Plunket service currently located at 4 Victoria Avenue, Remuera in the proposed Meadowbank Community Facility.
- c) approve the sale of 4 Victoria Avenue, Remuera, noting that:
 - i. it has received complaints from tenants and users over a number of years that the premises (a former residence) at 4 Victoria Avenue, Remuera is not fit-for purpose and is in need of comprehensive repairs and maintenance to bring it up to a reasonable condition for community use
 - ii. Council consultant, Mobius confirmed that 4 Victoria Avenue, Remuera is not fit for purpose and is not suitable as a future community venue for hire
 - iii. the building is considered to be underperforming in terms of its availability for wider community use
 - iv. the needs assessment and facilities investigation study undertaken in the area found that there is alternative community and venue hire space available in Remuera and that the services offered on this site could be relocated elsewhere in the local area
 - v. the Board has been advised that the Auckland Justices of the Peace Association Inc, sub-user of the CABAC premises, will be relocating to the Remuera Library, the present tenant CABAC has indicated a preference to relocate to the Orakei Community Centre, and the other tenant, Plunket is exploring an alternative location
 - vi. the Council's parks staff assessed the site for a possible neighbourhood park or civic space but concluded it is too small and not well-located for these purposes
 - vii. further advice was received from Panuku Development Auckland on the feasibility of redeveloping the site in its current form as a combined community centre with private development space above, but due to Unitary Plan requirements and the site being physically constrained, this is not viable, nor would it meet the Council's service property optimisation criteria or the Council long term service provision requirements in this form.
- d) approve the sale of 22 Tahapa Crescent, Meadowbank noting that:
 - i. the hall has been assessed as being in poor condition, having visibility and accessibility issues with very limited parking
 - ii. the hall does not meet a number of the fit-for-purpose criteria outlined in the Community Facilities Network Plan
 - iii. the property's capacity for community use is limited by the design of the hall meaning only one group can use the facility at a time.
- g) note the proposed development of the Meadowbank Community Centre site and requests staff to work positively with the Meadowbank Community Centre House Incorporated to advise on appropriate alternative locations for them to operate core Council community services.

Restatement

- h) agree that confidential resolutions a), b), c), d) and g) be restated in the open minutes of the Board's meeting.

4.59 pm

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 ŌRĀKEI LOCAL BOARD
HELD ON

DATE:.....

CHAIRPERSON:.....