

I hereby give notice that an ordinary meeting of the Rodney Local Board Parks and Recreation Committee will be held on:

Date: Thursday, 19 July 2018
Time: 03:30pm
Meeting Room: Council Chamber,
Venue: Orewa Service Centre,
50 Centreway Rd,
Orewa

Rodney Local Board Parks and Recreation Committee

OPEN AGENDA

MEMBERSHIP

| | |
|---------------------------|------------------|
| Chairperson | Brent Bailey |
| Deputy Chairperson | Allison Roe, MBE |
| Members | Tessa Berger |
| | Cameron Brewer |
| | Beth Houlbrooke |
| | Louise Johnston |
| | Phelan Pirrie |
| | Colin Smith |
| | Brenda Steele |

(Quorum 5 members)

Raewyn Morrison
Local Board Democracy Advisor

13 July 2018

Contact Telephone: 021 534 083
Email: raewyn.morrison@aucklandcouncil.govt.nz
Website: www.aucklandcouncil.govt.nz

| Board Member | Organisation | Position |
|---------------------|---|--|
| Brent Bailey | Royal NZ Yacht Squadron Kaipara College Board of Trustees Gumboots Early Learning Centre | Member Parent Representative Director |
| Tessa Berger | Mahurangi Action Incorporated Mahurangi Coastal Trail Trust The Merchandise Collective Friends of Regional Parks Matakana Coast Trail Trust | President Chairperson Founder/Director Committee Member Member Forum representative |
| Cameron Brewer | Riverhead Residents & Ratepayers Association Cameron Brewer Communications Limited Spire Investments Limited | Member Director Shareholder |
| Beth Houlbrooke | Baddeleys Beach and Campbells Beach Residents and Ratepayers Assn. Kawau Island Boat Club | Member Member |
| Louise Johnston | Blackbridge Environmental Protection Society | Treasurer |
| Phelan Pirrie | Muriwai Volunteer Fire Brigade Best Berries (NZ) Ltd | Officer in Charge Director/Shareholder |
| Allison Roe | Waitemata District Health Board Matakana Coast Trail Trust New Zealander of the Year Awards | Elected Member Chairperson Chief Category Judge/Community |
| Colin Smith | - | |
| Brenda Steele | Te Uri o Hau Incorporation Beacon Pathway Whiti Ora o Kaipara, Whanau Ora review panel Tomorrow's Schools Advisory Board | Secretary/Beneficiary Board member Chairperson Member |

| ITEM | TABLE OF CONTENTS | PAGE |
|-------------|---|-------------|
| 1 | Welcome | 5 |
| 2 | Apologies | 5 |
| 3 | Declaration of Interest | 5 |
| 4 | Confirmation of Minutes | 5 |
| 5 | Leave of Absence | 5 |
| 6 | Acknowledgements | 5 |
| 7 | Petitions | 5 |
| 8 | Deputations | 5 |
| | 8.1 Punganui Station Park and Greenway Trust | 5 |
| | 8.2 Helensville Art Centre | 6 |
| 9 | Public Forum | 6 |
| 10 | Extraordinary Business | 6 |
| 11 | Public notification of Auckland Council's intention to grant a new community lease to Omaha Beach Bowling Club Incorporated | 7 |
| 12 | Rodney Local Board Parks and Recreation Committee Workshop Records | 15 |
| 13 | Consideration of Extraordinary Items | |

1 Welcome

2 Apologies

At the close of the agenda no apologies had been received.

3 Declaration of Interest

Members are reminded of the need to be vigilant to stand aside from decision making when a conflict arises between their role as a member and any private or other external interest they might have.

4 Confirmation of Minutes

That the Rodney Local Board Parks and Recreation Committee:

- a) confirm the ordinary minutes of its meeting, held on Thursday, 17 May 2018, as a true and correct record.

5 Leave of Absence

At the close of the agenda no requests for leave of absence had been received.

6 Acknowledgements

At the close of the agenda no requests for acknowledgements had been received.

7 Petitions

At the close of the agenda no requests to present petitions had been received.

8 Deputations

Standing Order 7.7 provides for deputations. Those applying for deputations are required to give seven working days notice of subject matter and applications are approved by the Chairperson of the Rodney Local Board Parks and Recreation Committee. This means that details relating to deputations can be included in the published agenda. Total speaking time per deputation is ten minutes or as resolved by the meeting.

8.1 Punganui Station Park and Greenway Trust

Te take mō te pūrongo / Purpose of the report

1. Ant Woodward will be in attendance to give an update on current progress on Punganui Station Park and Greenway Trust. He will speak about the local and broader aspirations and give an update on feasibilities and related matters.

Ngā tūtohunga / Recommendation/s

That the Rodney Local Board Parks and Recreation Committee:

- a) thank Mr Woodward for his presentation on Punganui Station and Greenway Trust.

8.2 Helensville Art Centre

Te take mō te pūrongo / Purpose of the report

1. Pauline Denton of Helensville Art Centre will be in attendance to give an update on activities at the art centre.

Ngā tūtohunga / Recommendation/s

That the Rodney Local Board Parks and Recreation Committee:

- a) thank Ms Denton for her update on activities at the Helensville Art Centre.

9 Public Forum

A period of time (approximately 30 minutes) is set aside for members of the public to address the meeting on matters within its delegated authority. A maximum of 3 minutes per item is allowed, following which there may be questions from members.

At the close of the agenda no requests for public forum had been received.

10 Extraordinary Business

Section 46A(7) of the Local Government Official Information and Meetings Act 1987 (as amended) states:

“An item that is not on the agenda for a meeting may be dealt with at that meeting if-

- (a) The local authority by resolution so decides; and
- (b) The presiding member explains at the meeting, at a time when it is open to the public,-
 - (i) The reason why the item is not on the agenda; and
 - (ii) The reason why the discussion of the item cannot be delayed until a subsequent meeting.”

Section 46A(7A) of the Local Government Official Information and Meetings Act 1987 (as amended) states:

“Where an item is not on the agenda for a meeting,-

- (a) That item may be discussed at that meeting if-
 - (i) That item is a minor matter relating to the general business of the local authority; and
 - (ii) the presiding member explains at the beginning of the meeting, at a time when it is open to the public, that the item will be discussed at the meeting; but
- (b) no resolution, decision or recommendation may be made in respect of that item except to refer that item to a subsequent meeting of the local authority for further discussion.”

Public notification of Auckland Council's intention to grant a new community lease to Omaha Beach Bowling Club Incorporated

File No.: CP2018/12572

Item 11

Te take mō te pūrongo / Purpose of the report

1. To seek approval to publicly notify Auckland Council's intention to grant a new community lease to Omaha Beach Bowling Club Incorporated for the land it occupies on the corner of Omaha Drive and North West Anchorage, Omaha.

Whakarāpopototanga matua / Executive summary

2. In 1993, the Omaha Beach Bowling Club Incorporated entered into a community lease with the former Rodney District Council. Although the term of the lease has expired, it continues on a month-to-month basis on its original terms and conditions.
3. The club has formally applied to council for a new community lease for portions of the following two land parcels it occupies at the corner of Omaha Drive and North West Anchorage as follows:
 - Lot 680 DP 142129
 - Lot 1 DP 166169
4. As the above two parcels of land are subject to the requirements of the Local Government Act 2002, Auckland Council must publicly notify and engage with iwi on its intention to grant the proposed new community lease.
5. This report recommends that the Rodney Local Board Parks and Recreation Committee approve the public notification of Auckland Council's intention to grant a new community lease to the club. The proposed terms and conditions would be in accordance with the Auckland Council Community Occupancy Guidelines 2012.

Ngā tūtohunga / Recommendation/s

That the Rodney Local Board Parks and Recreation Committee:

- a) approve the public notification of Auckland Council's intention to grant Omaha Beach Bowling Club Incorporated a new community lease to be issued under the Local Government Act 2002 for portions of Lot 680 DP 142129 and Lot 1 DP 166169 at the corner of Omaha Drive and North West Anchorage, Omaha (Attachment A to the agenda report).
- b) nominate a hearings panel to consider and decide on any submissions or objections received following the public notification process.
- c) note that the terms of the proposed new community lease would be:
 - term – 10 years commencing from the date of final local board approval and subject to the outcomes of the public notification process with one 10 year right of renewal
 - rent - \$1.00 plus GST per annum if demanded.
- d) note that all other terms and conditions of the proposed new community lease would be in accordance with the Auckland Council Community Occupancy Guidelines July 2012.

- e) request that council staff report back to the local board following public notification for a decision or final approval of the proposed community lease.

Horopaki / Context

6. This report considers the leasing issues with respect to the club's occupation of portions of two parcels of land at Omaha.
7. The Rodney Local Board Parks and Recreation Committee is the allocated authority relating to local, recreation, sport and community facilities, including community leasing matters.

Tātaritanga me ngā tohutohu / Analysis and advice

Land, area occupied and existing community lease

8. The club occupies land located on the corner of Omaha Drive and North West Anchorage, Omaha. The land is held in fee simple by Auckland Council under the Local Government Act 2002. The club's improvements straddle portions of two land parcels as follows:
 - Lot 680 DP 142129 comprising 1.1821 hectares
 - Lot 1 DP 166169 comprising 2211 square metres
9. In 1993, Omaha Beach Bowling Club Incorporated entered into a community lease with the former Rodney District Council. The lease commenced on 1 December 1993 and provided for one term of 19 years effecting final expiry 30 November 2012. The existing lease has continued to hold over on a month-to-month basis on its original terms and conditions.
10. Until November 2017, the two land parcels comprised the 'Omaha Reserve' being an unclassified local purpose reserve subject to the provisions of the Reserves Act 1977. During 2017, council staff undertook the statutory processes to successfully revoke the reserves status from the land parcels, thus the parcels reverted to being held under the Local Government Act 2002.
11. The purpose of the revocation was to legally permit the activities of the community lessees occupying portions of the Omaha Reserve (the bowling club, tennis club and golf clubrooms, café, offices and proshop space shared with the community centre).

Public notification and iwi engagement

12. In accordance with section 138 of the Local Government Act 2002 any lease or licence for a term in excess of six months must be publicly notified. This applies to the club's application for a new community lease at Omaha. Similarly, engagement with mana whenua identified as having an interest in land in the Rodney Local Board area is required under Section 81 of the Act (Attachment B to the agenda report).
13. The public notification process will involve the publishing of an advertisement about the lease proposal in relevant local papers. Public are invited to make submissions and or objections and are allowed one calendar month to submit these and advise whether they wish to be heard. This may lead to a hearing process.

The club

14. The Omaha Bowling Club Incorporated was incorporated under the Incorporated Societies Act 1908 on 5 April 1993. The club subsequently changed its name to the Omaha Beach Bowling Club Incorporated on 3 July 2007.
15. The club is affiliated to Bowls North Harbour Incorporated and Bowls New Zealand Incorporated.

16. The club's current membership is 60, its fees are \$50.00 for first year bowlers and \$120.00 per annum for full membership. The club encourages the local Bridge and Mahjong clubs to utilise its facilities when the bowling club isn't in occupation.
17. The club's improvements comprise clubrooms (which include a lounge, kitchen, secretarial area and toilets), outdoor area and bowling greens. All the club's improvements are well maintained and managed.
18. The club is planning to undertake works to renew its greens and upgrade its building during the near future. Having a new community lease would provide the club with leverage to seek funding opportunities to assist with its planned works.

Ngā whakaaweawe ā-rohe me ngā tirohanga a te poari ā-rohe / Local impacts and local board views

19. At its business meeting of 15 June 2017, the Rodney Local Board resolved to approve the 2017/2018 community leasing work programme (resolution number RD/2017/102). This project is included in the work programme.
20. The recommendations within this report support the Rodney Local Board Plan 2017 outcomes for:
 - communities are influential and empowered
 - parks and sports facilities that everyone can enjoy.

Tauākī whakaaweawe Māori / Māori impact statement

21. Engagement with iwi identified as having an interest in land in the Rodney Local Board geographical area will be undertaken about the proposal.
22. Engagement will involve:
 - email contact containing detailed information and inviting iwi representatives to hui and or for a Kaitiaki site visit to comment on any spiritual, cultural or environmental impact with respect to the proposal
 - a presentation at an upcoming mana whenua north-west forum, held at Orewa on a monthly basis.

Ngā ritenga ā-pūtea / Financial implications

23. The costs associated with public notification and engagement with iwi about council's intention to grant a new community lease is approximately \$1000.00. This cost will be borne by the Community Facilities Department. Should there be a hearing process this may incur additional cost.

Ngā raru tūpono / Risks



24. Should the Rodney Local Board resolve not to grant a new community lease to the club, this decision may:
 - affect the club's ability to leverage funding to ensure its financial sustainability as required to meet its ongoing asset management plans
 - increase Auckland Council's maintenance and renewal responsibilities in terms of the club's improvements.

Ngā koringa ā-muri / Next steps

25. Council staff will engage with iwi and place an advertisement about the lease proposal in relevant local papers.

26. Council staff will subsequently report back to the local board for a decision on the public notification process or final approval of the community lease.

Ngā tāpirihanga / Attachments

| No. | Title | Page |
|---|--|------|
| A  | GIS aerial view of the site | 11 |
| B  | Relevant sections of the Local Government Act 2002 | 13 |

Ngā kaihaina / Signatories

| | |
|-------------|--|
| Authors | Karen Walby - Lease Advisor |
| Authorisers | Rod Sheridan - General Manager Community Facilities Lesley Jenkins - Relationship Manager |

Attachment A

GIS aerial view showing the area occupied by Omaha Beach Bowling Club Incorporated and proposed new community lease (2056.8 m² more or less) outlined in red on portions of land on the corner of Omaha Drive and North West Anchorage, Omaha legally described as Lot 680 DP 142129 and Lot 1 DP 166169



Attachment B
Relevant sections of the Local Government Act 2002 relating to engagement with Māori and public notification of proposed new community leases

81 Contributions to decision-making processes by Māori

- (1) A local authority must—
 - (a) establish and maintain processes to provide opportunities for Māori to contribute to the decision-making processes of the local authority; and
 - (b) consider ways in which it may foster the development of Māori capacity to contribute to the decision-making processes of the local authority; and
 - (c) provide relevant information to Māori for the purposes of paragraphs (a) and (b).
- (2) A local authority, in exercising its responsibility to make judgments about the manner in which subsection (1) is to be complied with, must have regard to—
 - (a) the role of the local authority, as set out in [section 11](#); and
 - (b) such other matters as the local authority considers on reasonable grounds to be relevant to those judgments.

138 Restriction on disposal of parks (by sale or otherwise)

- (1) A local authority proposing to sell or otherwise dispose of a park or part of a park must consult on the proposal before it sells or disposes of, or agrees to sell or dispose of, the park or part of the park.
- (2) In this section,—

dispose of, in relation to a park, includes the granting of a lease for more than 6 months that has the effect of excluding or substantially interfering with the public's access to the park

park—

 - (a) means land acquired or used principally for community, recreational, environmental, cultural, or spiritual purposes; but
 - (b) does not include land that is held as a reserve, or part of a reserve, under the [Reserves Act 1977](#).

Section 138: substituted, on 28 June 2006, by [section 13](#) of the Local Government Act 2002 Amendment Act 2006 (2006 No 26).

Rodney Local Board Parks and Recreation Committee Workshop Records

File No.: CP2018/12504

Item 12

Purpose

1. Attached are the Rodney Local Board's Parks and Recreation Committee workshop records for Thursday, 10 May and Thursday, 14 June 2018.

Executive Summary



2. The Rodney Local Board and its committees (Parks and Recreation, and Transport, Infrastructure and Environment) hold regular workshops.
3. Attached for information are the records of the most recent workshop meeting of the Rodney Parks and Recreation Committee.

Recommendation/s

That the Rodney Local Board Parks and Recreation Committee:

- a) note the workshop records for Thursday, 10 May and Thursday, 14 June 2018.

Attachments

| No. | Title | Page |
|---|------------------------------|------|
| A  | Workshop Record 10 May 2018 | 17 |
| B  | Workshop Record 14 June 2018 | 19 |

Signatories

| | |
|-------------|---|
| Authors | Raewyn Morrison - Local Board Democracy Advisor |
| Authorisers | Lesley Jenkins - Relationship Manager |

Rodney Local Board Parks and Recreation Committee Workshop Record

Workshop record of the Rodney Local Board Parks and Recreation Committee meeting held in the Council Chamber, Orewa Service Centre, 50 Centreway Road, Orewa on Thursday, 10 May 2018, commencing at 2.15pm

PRESENT

Chairperson: Brent Bailey
Members: Tessa Berger
 Beth Houlbrooke
 Louise Johnson
 Phelan Pirrie
 Allison Roe
 Colin Smith
 Brenda Steele

Apologies: Cameron Brewer

Also present: Lesley Jenkins (Relationship Manager), Kathryn Martin (Senior Local Board Advisor), Jonathan Hope (Local Board Advisor), Robyn Joynes (Relationship Manager PA/Office Manager)

| Workshop Item | Governance role | Summary of Discussions |
|--|------------------|--|
| Chairperson's welcome and apologies | | The Chairperson opened the workshop. There were apologies from Member Brewer. |
| <u>Admin Time</u> Kathryn Martin (Senior Local Board Advisor) | Keeping informed | The Senior Local Board Advisor sought direction from the local board on a variety of matters. |
| <u>Community Empowerment Unit</u> Sue Dodds (Strategic Broker) | Keeping informed | Ms Dodds provided update on progress with work projects that the community empowerment unit is working on. |

| | | |
|---|-------------------------|---|
| <p><u>Community Facilities Update</u></p> <p>Susan Quinn (Stakeholder Advisor)</p> <p>Mike Feather (Senior Maintenance Delivery Coordinator)</p> <p>Janny Thompson (Senior Maintenance Delivery Coordinator)</p> <p>Oliver Kunzendorff (Manager Project Delivery)</p> <p>Karen Walby (Community Lease Advisor)</p> <p>Raewyn Sendles (Land Use Advisor)</p> <p>Ben Meadows (Asset Management Intelligence Support Advisor)</p> <p>Paul Durling (Renewals Coordinator)</p> <p>Tony Tso (Principal Asset Assessor)</p> <p>Ian Murray (Principal Project Manager – Coastal)</p> <p>Ian Miller (Maintenance Delivery Coordinator)</p> | <p>Keeping informed</p> | <p>Representatives from the Community Facilities Department gave a verbal update regarding operations management and maintenance on Centennial Park, Wellsford, Open and closed maintenance issues and Omaha Groyne renewal options.</p> <p>In addition, Ms Walby sought feedback on the standard terms for proposed new community leases to Fire and Emergency New Zealand and Ms Sendles sought feedback regarding easement request at Kanuka Reserve.</p> <p>Mr Miller provided an Asset Risk Assessment Programme update.</p> <p>Mr Durling and Mr Tso provided an update on the Kumeu Library.</p> |
| <p><u>Rural Halls Update</u></p> <p>Jo Heaven (Rural Halls Advisor)</p> | <p>Keeping informed</p> | <p>Ms Heaven provided an update on rural halls and sought feedback and direction on the three year plan for the delivery of the Rural Halls programme.</p> |
| <p><u>Strategic Assessments Update</u></p> <p>Jeff Lyford (Parks and Places Specialist)</p> | <p>Keeping informed</p> | <p>Mr Lyford sought feedback on assessments to develop open space at the Atlas site and the gap analysis for the current provision of reserve toilet facilities across the Rodney area.</p> |

The workshop concluded at 6.10pm.

Rodney Local Board Parks and Recreation Committee Workshop Record

Workshop record of the Rodney Local Board Parks and Recreation Committee meeting held in the Council Chamber, Orewa Service Centre, 50 Centreway Road, Orewa on Thursday, 14 June 2018, commencing at 1.00pm

PRESENT

Chairperson: Brent Bailey
Members: Tessa Berger
 Cameron Brewer
 Beth Houlbrooke
 Louise Johnson
 Phelan Pirrie
 Allison Roe (from 1.15pm)
 Brenda Steele

Apologies: Colin Smith

Also present: Lesley Jenkins (Relationship Manager), Kathryn Martin (Senior Local Board Advisor), Jonathan Hope (Local Board Advisor), Raewyn Morrison (Democracy Advisor)

| Workshop Item | Governance role | Summary of Discussions |
|---|---|--|
| Chairperson's welcome and apologies | | The Chairperson opened the workshop. There were apologies from Member Smith (for absence) and Member Roe (for lateness). |
| Admin Time Kathryn Martin (Senior Local Board Advisor) | Keeping informed | The Senior Local Board Advisor sought direction from the local board on a variety of matters. |
| Community Facilities Update Susan Quinn (Stakeholder Advisor) Oliver Kunzendorff (Manager Project Delivery) Stephen Collett (Manager Growth Developments) Angela Levet (Senior Growth Development Specialist) | Provide direction on preferred approach | Mr Kunzendorff and Mr Collett provided an update on Community Facilities matters discussed included tree planting at Muriwai; health and safety for volunteer groups; Kumeu Art Centre Eco-Pod building; Kumeu Library; Helensville Library; Rodney town centre improvements; park furniture renewals; and, Wellsford Centennial Park. |

| | | |
|--|--|---|
| <p><u>North West Community Provision</u></p> <p>Antonia Butler (Principal Policy Analyst)</p> <p>Megan Grimshaw-Jones (Manager Library Operations North/West)</p> <p>Paul Durling (Renewals Coordinator)</p> <p>Angie Bennett (Work Programme Lead)</p> | <p>Provide direction on preferred approach</p> | <p>Ms Butler outlined the purpose of the investigation regarding the need for pool and leisure space in the north-west. Ms Butler focussed on the gaps analysis for these facilities.</p> <p>Ms Butler also presented options for addressing issues with the Kumeu Library.</p> |
| <p><u>Oraha Road Stage 3 park – proposed concept plan</u></p> <p>Maylene Barrett (Senior Parks Planner)</p> | <p>Setting direction, policies, budget</p> | <p>Ms Barrett outlined a proposal for a playground in the Oraha Road Special Housing Area. Ms Barrett sought feedback from the local board on options for the playground. The matter will be the subject of a future report to the local board.</p> |
| <p><u>Playgrounds – network provision assessment</u></p> <p>Don Lawson (Parks and Places Specialist)</p> | <p>Provide direction on preferred approach</p> | <p>Mr Lawson was in attendance for this item on behalf of Mr Lyford. Mr Lawson sought feedback from the local board on the playgrounds network provision assessment.</p> |
| <p><u>Open Spaces Management Policies</u></p> <p>Daffyd Pettigrew (Service and Asset Planning Specialist)</p> | <p>Define board position and feedback</p> | <p>Mr Pettigrew updated the local board on the further work being undertaken in the Open Spaces Management Plans. The matter will be the subject of a future report to the local board.</p> |

The workshop concluded at 4.35pm.