

**Franklin Local Board
Proposed commercial licence to Adrenalin
Forest Ltd Hearings**

OPEN MINUTES

Minutes of an extraordinary meeting of the Franklin Local Board held in the Local Board Chambers, Pukekohe Service Centre, 82 Manukau Road, Pukekohe on Tuesday, 30 April 2019 at 9.30 am.

PRESENT

Chairperson	Angela Fulljames
Deputy Chairperson	Andrew Baker
Members	Malcolm Bell Alan Cole Sharlene Druyven Amanda Hopkins Niko Kloeten

ABSENT

Brendon Crompton	Leave of absence
Murray Kay	Absence

1 Welcome

The Chair opened the meeting and welcomed everyone present.

2 Apologies

Resolution number FR/2019/53

MOVED by Chairperson A Fulljames, seconded by Member N Kloeten:

That the Franklin Local Board:

- a) accept the apology from Member Kay for absence and Member Crompton for leave of absence.

CARRIED

3 Declaration of Interest

There were no declarations of interest.

4 Proposed commercial licence to Adrenalin Forest Limited

Matthew Jones, Commercial Property Manager Panuku, Christine Benson, Community Leases, Auckland Council were in attendance.

Late submissions were accepted from Franklin County Archers, Mark and Mary-Ann Gilbert, and Janne and Brian Buttimore (omitted in error from the submissions attachment).

A copy of the late submissions and documents tabled at the hearing has been placed on the official minutes and is available on the Auckland Council website as a minute attachment.

The following submitters spoke in support of their presentation/ submission:

Maree Balle addressed the hearings panel in support of her submission.

Alana Lampit, Snr Associate Chapman Tripp, and Jean Caillabet, MD Adrenalin Forest, spoke in support of their proposed project.

Dougal Harding addressed the hearings panel in support of his submission.

Celia Harding addressed the hearings panel in support of her submission.

Annabel Johns addressed the hearings panel in support of her submission.

The meeting adjourned at 10.31am and reconvened at 10.45 am.

RM (name withheld on request) addressed the hearings panel in support of his submission.

Steve Willis addressed the hearings panel in support of his submission.

Jill Gillette and Sian Stewart, representing Franklin County Archers (FCA), addressed the hearings panel in support of the FCA submission, and tabled a document supporting this.

Mark Gilbert addressed the hearings panel in support of his submission.

The hearing adjourned at 11.22 am and reconvened in a closed session for deliberations at 11.28 am.

The hearing adjourned at 12 noon to obtain further information from staff and reconvened at 1.04 pm.

Resolution number FR/2019/54

MOVED by Deputy Chairperson A Baker, seconded by Member N Kloeten:

That the Franklin Local Board as the Hearings Panel:

- a) thank the public and other parties for their presentations in relation to the proposed:**
- i. community lease to Franklin County Archers Incorporated for a portion of Stone Road Forest and Quarry Reserve**
 - ii. commercial licence to Adrenalin Forest Limited for a portion of Stone Road Forest and Quarry Reserve.**
- b) accept late submissions from Franklin County Archers, Mark and Mary-Ann Gilbert, and Janne and Brian Buttimore**
- c) note that issues raised that are a part of the resource consent are not able to be considered within the context of this hearing.**
- d) grant a new community lease to Franklin County Archers Incorporated for a portion of Stone Road Forest and Quarry Reserve as indicated in the site plan, subject to the following terms and conditions:**
- i) Term – 10 years commencing 1 July 2019 with one 10-year right of renewal**
 - ii) Rent - \$1.00 plus GST per annum if requested**
 - iii) Exclusive use of the area indicated on the site plan as A and shared use of the area indicated on the site plan as B with Adrenaline Forest Limited. The terms of the shared use to be:**
 - Exclusive use of the land outside the main practice range (shared area B) at all times.**
 - Exclusive use of shared area B before 0900 and after 1800.**
 - Additional use of shared area B on Sundays during the school term, the first Sunday in December and 1 full weekend per year, to be advised no less than 9 months in advance and to take place between May and October.**
 - Franklin County Archers to allow Adrenaline Forest staff use of kitchen in the clubrooms (Adrenaline Forest may wish to upgrade the building and use for ticketing purposes, subject to approval from both parties).**
 - Franklin County Archers to work with Adrenaline Forest Limited to support safe use of Stone Road Forest and Quarry Reserve.**
 - iv) A Community Outcomes Plan as approved and attached as a schedule to the lease**
 - v) The inclusion of a clause to acknowledge underlying Crown ownership of the land in accordance with the Treaty of Waitangi**
 - vi) All other terms and conditions in accordance with the Reserves Act 1977 and the Auckland Council Community Occupancy Guidelines 2012.**
- e) Grant a new commercial licence to Adrenaline Forest Limited for a portion of Stone Road Forest and Quarry Reserve as indicated in the site plan subject to the following terms and conditions:**
- i) Term - three years commencing 1 July 2019 with two four-year rights of renewal, subject to meeting the conditions of their resource consent.**

- ii) Rent arrangement at market levels with a turnover component
- iv) Annual Consumer Price Index rent reviews and market reviews three-yearly
- v) Shared use of the area indicated on the site plan as B with Franklin County Archers Incorporated. The terms of the shared use to be:
 - A Exclusive use of shared area B Mondays to Saturdays, Sundays of school holidays and holiday weekends from 0900 to 1800, unless pre-arranged and mutually agreed with Franklin County Archers Incorporated
 - B To allow the additional use of shared area B by Franklin County Archers Incorporated on Sundays during term time, the first Sunday in December and one full weekend per year, to be advised no less than nine months in advance between the months of May and October
 - C Adrenalin Forest staff allowed use of the kitchen in the Franklin County Archers Incorporated clubroom
 - D Adrenaline Forest to provide fencing of the shared area and signage which indicate use by both parties
- vi) The inclusion of a clause to acknowledge underlying Crown ownership of the land in accordance with the Treaty of Waitangi
- vii) All other terms and conditions in accordance with the Reserves Act 1977.
- f) both Adrenalin Forest Ltd and Franklin Community Archers shall:
 - A participate in a user group as a forum to discuss and resolve issues related to shared use.
 - B participate in a neighbour liaison group to support communication and resolution of issues should the neighbours choose to establish such a group.
- g) delegate to the Chair the ability to make minor amendments to the mutually agreed sharing arrangement.

CARRIED

Attachments

- A 30 April 2019 Hearings Proposed commercial licence to Adrenalin Forest_ Franklin County Archers proposal
- B 30 April 2019 Hearings Proposed commercial license to Adrenalin Forest_Gilbert late submission
- C 30 April 2019 Hearings Proposed Commercial Licence to Adrenalin Forest _ Buttimore late submission

1.37 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 FRANKLIN LOCAL BOARD
HELD ON

DATE:.....

CHAIRPERSON:.....