

# MINUTES

**TITLE:** Council Enterprises Subcommittee  
**DATE:** Friday 13 June 2008  
**TIME:** 9.30 am  
**VENUE:** Tasman Council Chambers, 189 Queen Street,  
Richmond  
**PRESENT:** Crs M J Higgins (Chair), S G Bryant, J L Inglis, N Riley,  
T E Norriss,  
**IN ATTENDANCE:** Cr T B King, Chief Executive (P Wylie), Property Manager  
(J K Frater), Reserves Manager (B Wilkes), Executive  
Assistant (V M Gribble)

## APOLOGIES

Moved Crs Bryant/Riley  
FN08/06/01

**THAT** apologies for absence from Mayor R G Kempthorne and Cr S J Borlase  
be received.

**CARRIED**

Moved Crs Bryant/Riley  
FN08/06/02

**THAT** a public forum be held at this meeting.

**CARRIED**

## 1 PUBLIC FORUM

### 1.1 R Lockhart & N Parker

Mr Lockhart and Mr Parker are joint leaseholders of a property in Wharf Road that is Motueka Endowment Land. They have been negotiating with Council re purchasing the freehold from Council. Mr Lockhart urged Council to challenge the caveats that Wakatu have placed on their titles and proceed with sales to leaseholders.

### 1.2 J Bailey

Mrs Bailey is a leaseholder of Motueka Endowment Land in North Street. She was about to build on another property and sell this property when the caveats were put on the properties. She said the rents go up in October 2008. She asked that Council roll over the rents until the problem is sorted. She wants to freehold her property.

Cr King arrived at 9.40 am.

### 1.3 T Kroos

Mr Kroos is project manager for work being undertaken on Reservoir Creek to enhance it. He informed the Subcommittee of concerns expressed by members of

the Richmond community and project partners about the roading and milling of the Kingsland Forest in the upper catchment of Reservoir Creek.

## **2 CONFIRMATION OF MINUTES**

### **2.1 Council Enterprises Subcommittee – Wednesday 23 April 2008**

**Moved Crs Inglis/Riley  
FN08/06/03**

**THAT the minutes of a meeting of Council Enterprises Subcommittee held on Wednesday 23 April 2008, containing resolutions numbered FN08/4/22 to FN08/4/37 be confirmed as a true and complete record.**

**CARRIED**

## **3 PROPERTY MANAGER'S REPORT**

### **3.1 Motueka Aerodrome**

Cr Norriss reported on a meeting with airport users and drag racers where they discussed an agreement to allow drag racing to continue on the airfield. This would be reviewed annually. The groups are considering the agreement. All users will support renewal of the resource consent.

Cr Higgins expressed concern about Council's liability should there be a crash as a consequence of damage to an aircraft from debris left on the runway. There is a further issue about what the Subcommittee wants to do about Motueka Aerodrome.

Cr Riley said last meeting a report was sought on what was happening with regard to a possible new site. He didn't believe it was fair to make a decision until a report in writing is received from Cr Norriss on the meeting held with the airport users and drag racing.

Cr Higgins said the work Cr Norriss is doing goes to full Council.

Cr Inglis said if the two users can work together in the short term, they should be able to stay there. It is good for the town. He accepts there is an issue with the danger side and would only support one lay day.

Mr Wylie said he had originally recommended that the two parties work together to get agreement. At that point the final decision about whether Council allows a licence was passed across to full Council. The Enterprises Subcommittee has a role to run the airport and staff and Council need to get clear direction as to how it should proceed.

Cr Bryant was concerned about the whole process. Normal procedure is the subcommittee would consider a report with a recommendation.

Cr King said one of the other items in the report is the pending review of the activity management plan. Long term it will become incompatible, not only with drag racing, but also parachuting.

Cr Norriss said there is no recommendation in the agenda, was concerned about what the subcommittee was doing and said it could destroy the good faith. The drag racers and airport users know that time is up but they are all prepared to support continuation until they get the new site. For some reason there seems to be an urgency here. He said staff and Council are still hung up on "concurrent" use which has never operated at the Motueka airfield, "co-ordinated" use has occurred.

Cr Higgins said he was trying to do the best thing for the airport and would like this subcommittee to have an opinion.

Mr Wylie said he was trying to move the matter forward. Hopefully that will happen very quickly and a resource consent application will happen quickly. Given the tone of the debate he no longer felt that a formal resolution was required.

### **3.2 Port Tarakohe**

Negotiations have commenced with the Harbour Manager whose contract expires on 30 June 2008.

Mr Kilgour said a new septic tank has been installed at Port Tarakohe. Water scheme at the port has been upgraded and is functioning well. Talley's ice tower needs to be upgraded for fish processing. Ring Road Consortium spat catching gear comes across the wharf and there was friction with bringing the gear in and offloading product. Mr Kilgour made a submission to the annual plan meeting for funding to explore the seabed and get plans drawn in 2008/2009 and building of the wharf would happen in 2009/2010. He is looking at the consent process for the inner bund wall and pricing.

Mr Frater said staff are currently working through the resource consent process. If Council approves funding there is sufficient to build the wall and first stage of the marina.

Cr Ensor left the meeting at 10.35 am.

Mr Kilgour said if Council is going to build the marina it needs to close the gap to the recommended width. There is an international formula that dictates what the width has to be.

Cr Higgins asked Mr Frater to bring a proposal back to the subcommittee.

Discussion on this item was adjourned until later in the meeting.

#### **4 MANAGEMENT OF THE TDC KINGSLAND FOREST – ISSUES AND RECOMMENDATIONS**

Mr Wilks said operations were commenced in Kingsland Forest in early March 2008, involving earthworks and there was some sedimentation of Reservoir Creek. There was a lot of earthworks involved in a short space of time and they had some large rainfall events during the works. They had measures in place to prevent sedimentation but it appears that from one skid site water came down a road during heavy rainfall and the weight of the soil resulted in slumping down into the creek.

Mrs Wilkes said at the same time the work was going on Council was lowering the dam which compounded the problem.

**Moved Crs Norriss/Riley  
FN08/06/04**

**THAT the “Management of the TDC Kingsland Forest – Issues and Recommendations” report from Tom Kroos, be forwarded to Parks and Reserves staff for action.**

**CARRIED**

#### **5 AFFORESTATION GRANTS SCHEME**

Mr Wilks said New Zealand has a lot to be gained by encouraging tree planting and one of the initiatives is an afforestation grants scheme which has an annual pool of \$100 million, with half to private landowners and half to regional councils. Interested parties put in a tender and they are assessed and, if eligible, get some funding.

Mr Wylie said Tasman has no land that would qualify and the present inclination is that Tasman should stay out and it be left to private companies.

#### **6 FORESTRY MANAGEMENT CONTRACT**

Mr Wilks said the contract comes up for renewal in June 2009. He said P F Olsen & Co would like to renegotiate the contract. He said they have got all systems set up and running and are providing good value for Council.

##### **3.2 Port Tarakohe (continued)**

Mr Frater suggested he bring a report to the next meeting showing what work is proposed at Port Tarakohe.

Mr Frater said Council has an agreement that allows it to have water, but no guarantee of quality or continuation.

Cr Glover said it is a major constraint and needs to be brought forward.

Mr Frater said Council has gone a long way to improving quality and are getting good clean water, with about three days supply in reserve. It is looking at long term capacity.

### **3.3 Port Tarakohe Financial Report**

Mr Frater said he was in the process of getting an accurate valuation so he can negotiate with Talley's for the ice tower. He said because the dolomite boat has not been in as much as anticipated the budget is down and income is down on projections but the account is still in surplus. He said there are still some issues to be sorted with the mussel industry.

Mr Frater said the Pohara Beach Boat Club offered to pay back a reasonably substantial sum recently off their loan.

**Moved Crs Bryant/Riley  
FN08/06/05**

**THAT the Property Manager's report dated 29 May 2008 and the Financial report for Port Tarakohe for the period ended 30 April 2008 be received.  
CARRIED**

### **8 MOTUEKA AIRPORT FINANCIAL REPORT**

The agenda contained a financial report for the Motueka Airport to 30 April 2008.

**Moved Crs Norriss/Inglis  
FN08/06/06**

**THAT the Motueka Airport Financial report to 30 April 2008 be received.  
CARRIED**

### **9 RESOLUTION TO EXCLUDE THE PUBLIC**

**Moved Crs Norriss/Bryant  
FN08/06/07**

**THAT the public be excluded from the following parts of the proceedings of this meeting.**

**Forestry  
Property  
Motueka Endowment**

**The general subject of the matters to be discussed 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 passing this resolution are as follows:**

<b>Item</b>	<b>General subject of each matter to be considered</b>	<b>Reason for passing this resolution in relation to each matter</b>	<b>Ground(s) under Section 48(1) for the passing of this resolution</b>

8.1	Forestry	Good reason to withhold exists under section 7	Section 48(1)(a)
8.2	Property	Good reason to withhold exists under section 7	Section 48(1)(a)
8.3	Motueka Endowment	Good reason to withhold exists under section 7	Section 48(1)(a)

**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 protected by Section 6 or 7 of the Act which would be prejudiced by the holding of the whole or relevant part of the proceedings of the meeting in public are as follows:**

<b>Item</b>	<b>Reason to withhold information under section 7</b>	
8.1	To enable any local authority holding the information to carry on, without prejudice or disadvantage, commercial negotiations	Section 7(2)(i)
8.2	To enable any local authority holding the information to carry on, without prejudice or disadvantage, commercial negotiations	Section 7(2)(i)
8.3	To enable any local authority holding the information to carry on, without prejudice or disadvantage, commercial negotiations	Section 7(2)(i)

(Refer to Confidential Minute Book resolutions numbered FN08/06/08 to FN08/06/10).

**Moved Crs Norriss/Bryant  
FN08/06/11**

**THAT open meeting be resumed.  
CARRIED**

The meeting concluded at 12.20 pm.

Chair:

Date: