

STAFF REPORT

TO: Community Services Committee
FROM: Manager Property
DATE: 13 October 2005
SUBJECT: Manger Property Report

MURCHISON SEWAGE

Negotiations have been held with the landowner where the Murchison Sewage Ponds are constructed regarding the acquisition of additional land for the construction of an extra pond. The intention is to purchase the land on which the ponds are situated and continue leasing the land where the dispersal field is.

RIVERVIEW HOLIDAY PARK

The new lessees have continued to improve the presentation and management of this camping ground. They have recently requested approval to build a café on the riverside adjacent to the boat ramp. The staff are supportive of this proposal.

MAPUA WHARF

Recently a rent review was carried out for the wharf shed leases. The valuers employed by Council and the lessee are at present working together to attempt to agree on rentals for each tenancy.

The toilet at Mapua Wharf is now complete and in use.

SOMERVILLE LANE

After three frustrating years The Property Group working as consultants to the Council have managed to obtain title for the Council for a strip of land between Somerville Lane and Bryant Road in Brightwater. The land has been obtained for sewage purposes to protect the sewage pipe which was laid under this land when the Brightwater reticulation was installed. However, the principal purpose was to utilise the land as a walkway between Bryant Road and Somerville Lane. The Engineering Department have subsequently indicated that they wish to use this land to construct a sewage holding tank for times of emergency. A frustrating exercise but a satisfying result.

BESTS ISLAND

A meeting is being held with staff and Richmond Councillors to acquaint them on the issues regarding access to Bests Island. This issue is acknowledged as involving primarily the Engineering and Environmental and Planning Department and will only be reported to Community Services in future where reserve issues are involved. Otherwise it will be lead by Engineering.

OPERATIONAL PROPERTY

The main office accommodation project is still proceeding on time and within budget. Planning has commenced to vacate the north building which will involve the relocation of Community Services, Customer Services including Cashier, Reception, Telephones, Consent Planers, staffroom and possibly the Mayor about Christmas time. Before then, two strong rooms of mobile shelving have to be relocated into the Records area and the construction of the new storage areas has yet to commence. The next 2.5 months will involve a considerable amount of planning and coordinating.

Air conditioning has been installed at the Golden Bay Service Centre but has yet to be commissioned. It is hoped that this will occur shortly.

Approval has been given to reduce the size of the staffroom at the Motueka Service Centre to provide an additional office/interview room.

J K Frater
Manager Property