

1. WALTHAM COMMUNITY COTTAGE DEVELOPMENT PROJECT

Officer responsible Community Manager	Author Brent Ferigo, Community Activities Officer
Corporate Plan Output: Elected Member Representation 3.1 text.8.iii	

The purpose of this report is to update the Council on current progress regarding its support to the Cottage towards securing a base for the project.

The Spreydon Heathcote Community Board made a submission to the Council's 1998/99 Annual Plan requesting \$40,000 to be granted to the Cottage to help it secure a suitable location in Waltham to operate from. In response the Council has included \$30,000 into the 1998/99 budget. A copy of part of the Board's submission is attached for information.

A recent meeting (23 July) was held with the Cottage Co-ordinators, Annette Bunting, Oscar Alpers, Carole Anderton, David Drayton and Brent Ferigo.

At the meeting the Waltham Cottage Co-ordinator advised that they are currently negotiating on a suitable property, however this is subject to a resource consent being gained.

The Board members present decided that they want a restricted covenant put over any property purchased. This will allow 25% of any eventual sale to be returned to the Council, hopefully via the Spreydon/Heathcote Community Board in recognition of the \$30,000 grant made by the Council.

The bank offering a mortgage is obviously keen to ensure that the Waltham Community Development Project has a sound financial future. Board Members present suggested a letter from the Board agreeing to give at least 12 months advance notice to the Project if the current annual grant made by the Beckenham Service Centre (to now cover mortgage repayments insurance and rates) is to cease or significantly change. Budgeted allowance for this financial year is up to \$10,660. Other avenues of financial support for the purchase and development are being sought.

The Committee Secretary comments:

Legal advice was sought regarding the implementation of the restrictions and the following recommendations from Peter Mitchell were approved by the Board.

- Recommendation:**
1. That a grant of \$30,000 be made to the Waltham Community Cottage Inc. to assist with purchase of the Hastings Street property subject to
 - (a) An assurance from the governing body of Waltham Community Cottage in a form satisfactory to the Legal Services Manager that in the event that within six years from the date of the grant, the property is sold or it ceases to be used principally as a Community Cottage, it, will secure to the Council 25% of the value of the property at that time.
 - (b) Resource consent being obtained for the proposed use of the property.
 2. That the Spreydon/Heathcote Community Board undertake to give the Waltham Community Development Project at least 12 months advance notification if the Service Centre's annual grant is to cease or significantly change.