

30. 11. 2006

**SPREYDON/HEATHCOTE COMMUNITY BOARD
17 OCTOBER 2006**

**A meeting of the Spreydon/Heathcote Community Board
was held on Tuesday 17 October 2006 at 5.00pm
in the Boardroom, Beckenham Service Centre**

PRESENT: Phil Clearwater (Chairperson), Oscar Alpers, Barry Corbett, Paul de Spa, Chris Mene, Sue Wells and Megan Woods.

APOLOGIES: Apologies for lateness were received and accepted from Oscar Alpers, from Oscar Alpers and Paul de Spa and from Chris Mene and Sue Wells for early departure.

Oscar Alpers and Paul de Spa arrived at 4.09pm and 4.15pm respectively and were absent for clauses 2.1 and 15.

Sue Wells and Chris Mene retired at 6.55pm and 6. 57pm respectively and were absent for clauses 6, 9 to 13, 18 and 21.

The Board reports that:

PART A - MATTERS REQUIRING A COUNCIL DECISION

1. KERERU SPORTS & CULTURAL CLUB (INC) - LEASE

General Manager responsible:	General Manager City Environment, DDI 941-8656
Officer responsible:	Transport & Greenspace Manager
Author:	Bill Binns, Property Consultant

PURPOSE OF REPORT

1. The purpose of this report is to submit the Spreydon/Heathcote Community Board's recommendation that the Council grant a new lease to the Kereru Sports & Cultural Club (Inc) for the Coronation Hall at Spreydon Domain, Domain Terrace.

EXECUTIVE SUMMARY

2. The lease to the Kereru Sports & Cultural Club expired 31 December 2005. Since this date the Club has been occupying the premises on a month to month basis.
3. Agreement has been reached with the Club for a lease to commence on 1 October 2006 for an initial term of three years with two rights of renewal for terms of three years each in the form of the Council's generic lease. The lease's final expiry date is 30 September 2015 if all renewals are exercised and will take in the existing building and carpark.

FINANCIAL AND LEGAL CONSIDERATIONS

4. The land involved is held by the Council under the Reserves Act 1977 so the notification procedures and consent process under the Reserves Act will apply.
5. The annual rental for this lease will be set in accordance with Council's existing leasing criteria.

1 Cont'd

BACKGROUND ON KERERU SPORTS & CULTURAL CLUB (INC) – LEASE

6. In 1996 the Council received an application from the Kereru Sports & Cultural Club to establish their club at Coronation Hall.
7. The Spreydon/Heathcote Community Board supported this application which was approved by the Council in December 1996 for a term of nine years.
8. This lease expired on 31 December 2005 and since this time the Club has been occupying the premises on a month to month basis.
9. The Club is administered by an Executive Body and Board of Trustees, plus a sub-committee which administers softball, netball, school children (within the last 18 months Beckenham Softball has joined the Club) and a Maori cultural group. Accounts are audited annually.
10. The Club has affiliations with Canterbury & New Zealand Netball Unions, Canterbury & New Zealand Softball Associations, the Watoha Maori Council, South Island Maori Netball Tournament Association and Nga Tai E Rua Cultural Group.
11. Since taking over the lease in 1996 the Kereru Sports & Cultural Club has maintained the hall to a high standard.
12. The Club wishes to enter into a new lease with the Council on the same terms and conditions as set out in the old lease obligations.
13. In June 2003, the Kereru Sports & Cultural Club was granted a Liquor Licence under the Sale of Liquor Act 1989 to expire on 31 December 2005. Therefore, the Club will have to re-apply to have the licence renewed in terms of its lease.

OPTIONS

14. Not enter into a new lease with the Kereru Sports & Cultural Club Inc) and lease to another party to demolish the building.
15. Enter into a new lease with the existing tenant being the Kereru Sports & Cultural Club Inc.

PREFERRED OPTION

16. To enter into a new lease with the Kereru Sports & Cultural Club who have maintained the building and are fulfilling an important community service.
17. There is no alternative demand for the use of the building.

STAFF RECOMMENDATION

It is recommended that the Council agree to approving a lease to the Kereru Sports & Cultural Club Inc pursuant to Section 54(i)(b) of the Reserves Act 1977 for a term not exceeding nine years at a rental of \$5,000 plus GST per annum, subject to the following conditions:

- (a) The proposal being publicly notified and no objections have been received.
- (b) The consent of the Minister of Conservation being obtained.
- (c) Kereru Sports & Cultural Club (Inc) meeting all the Council's costs in preparing and issuing the lease.
- (d) The lessee covenanting to make the hall available for use by the Buffalo Lodge on the same terms as was mutually agreed by the parties in the former lease.

1 Cont'd

BOARD CONSIDERATION

Members expressed appreciation and support for the activities and programmes provided by the Club, and mention was made of the current review of community facilities being undertaken by the Council.

Staff undertook to appraise the Club about this review.

BOARD RECOMMENDATION

That the staff recommendation be adopted.

PART B - REPORTS FOR INFORMATION

2. DEPUTATION BY APPOINTMENT

2.1 ADDINGTON PRIMARY SCHOOL

Immediately prior to the commencement of the meeting, Board members received representations from two students and the class teacher of Room 9 regarding concerns about ongoing vandalism and graffiti occurring at both the school and throughout the immediate area. They also expressed a desire to see improvements undertaken at Simeon Park adjoining the school. The students put forward suggested enhancement ideas for further consideration.

The Board **decided:**

1. That staff be requested to provide information on the issues raised by the Addington School students.
2. That a letter be forwarded to the School Principal, (c.c. Board of Trustees) congratulating the students for coming and speaking to the Board.

3. CORRESPONDENCE

Nil.

4. PETITIONS

Nil.

5. NOTICES OF MOTION

Nil

6. BOARD MEMBERS INFORMATION EXCHANGE

Members provided updates on community activities/Council issues in line with the Board's Objective No. 1 to "Effectively engage with Spreydon/Heathcote communities in order to successfully represent and advocate for their views, interests, needs and aspirations".

7. COLOMBO STREET "NIGHT TIME" PARKING RESTRICTION

The Board **received** the information in a report from Barry Cook, Network Operations Team Leader, setting out the issues surrounding a request for a ban on the parking of vehicles during "night" hours in Colombo Street between Moorhouse Avenue and Brougham Street.

Mr Doc Ross, a local resident and business owner in Colombo Street, and Sergeant Paul Piper of the NZ Police were both in attendance to provide feedback to the Board.

8. CHRISTCHURCH CITY PROPOSED NEW SPEED LIMITS

Consideration was given to a report from Malcolm Taylor, Traffic Engineer seeking the Board's support for the speed limit on Moorhouse Avenue from Deans Avenue to Lincoln Road, to be posted as a 60 km/h speed limit.

The Board **decided** to support a speed limit of 60 km/h on Moorhouse Avenue from Blenheim Road easterly, generally, along Moorhouse Avenue to Lincoln Road.

(Note: Paul de Spa and Chris Mene recorded their votes against the adoption of the above decision for the reason that they had concerns for pedestrian safety around Hagley Park.)

9. CANTERBURY REGIONAL COUNCIL ELECTORAL REVIEW 2006 – BOARD SUBMISSION

Submitted for information and record purposes was the submission made by the Board on the Canterbury Regional Council's Electoral Review 2006 for which the Board had on 5 September 2006, resolved to grant the Chairperson and Deputy Chairperson delegated authority to formulate, lodge, and be heard on the Board's behalf.

The Board **received** the information.

(Note: Paul de Spa declared an interest in this matter and retired from the discussion and voting thereon.)

10. SPREYDON/HEATHCOTE STRENGTHENING COMMUNITIES ACTION PLAN COMMITTEE – REPORT OF 2 OCTOBER 2006

The Board **received** the report and noted the following outcomes and decisions made by the Committee.

10.1 MEETING REPORT, 21 AUGUST 2006

The Committee **received** the report of its meeting held on 21 August 2006.

10.2 JUNIOR NEIGHBOURHOOD SUPPORT PROJECT

The Committee **resolved** that staff be requested to report back to the Committee on the Junior Neighbourhood Support Programme for Spreydon/Heathcote.

10.3 SCAP 2006/07 FUND UPDATE

The Committee **received** information advising that the SCAP fund balance was \$26,500.

10.4 TRIBUTE TO THE LATE NICK CHAPMAN

The Committee **agreed** that in liaison with the family, a small function be held later in the year as a tribute to the late Mr Chapman.

10 Cont'd

10.5 SCAP PLANNING – PROGRAMME FOR 2006/07

The Committee **resolved** to confirm its aims and priorities which were accepted as still being relevant and appropriate as a framework for the Committee's current work. An additional priority, however, was added to Aim No. 1 to read "*New Spreydon/Heathcote Community Developed Initiatives (ie, "home grown")*".

10.6 NEXT MEETING DATES

Monday 6 November 2006, 5.00pm
Monday 4 December 2006, 5.00pm (if required)

11. SPREYDON/HEATHCOTE COMMUNITY BOARD – HILLMORTON WORKING PARTY – REPORT OF 28 SEPTEMBER 2006

The Board **received** the report of the Working Party's meeting held with Mr Mark Solomon, Kaiwhakahaere, of Te Rūnanga o Ngāi Tahu.

12. BOARD FUNDS UPDATE

The Board **received** a schedule with current information on the Board's 2006/07 Project, Discretionary, SCAP and Youth Achievement Scheme funds.

13. COMMUNITY BOARD PRINCIPAL ADVISER'S UPDATE

The Board **received** an update on key dates regarding forthcoming Board related activities and on progress relating to upcoming reports to the Board.

14. MEMBERS QUESTIONS

Nil.

PART C - REPORT ON DELEGATED DECISIONS TAKEN BY THE BOARD

15. CONFIRMATION OF MEETING REPORT – 3 OCTOBER 2006

The Board **resolved** that the report of its ordinary meeting held on 3 October 2006 be confirmed.

16. FUNDING FOR SPREYDON/HEATHCOTE COMMUNITY EVENTS

The Board considered an update report on the current situation regarding community events in the Spreydon/Heathcote area including options on a way forward for a Barrington event.

The Board **resolved**:

- (a) To support the option of not running the Barrington event in 2006/07.
- (b) To allocate from its 2006/07 discretionary fund up to \$5,000 for an outdoor movie event in Barrington Park.
- (c) To request staff to develop and disseminate appropriate communications to the community regarding Heathcote River Day.

17. 6 BENGAL DRIVE – TREE REMOVAL REQUEST

Further to a report from the Parks and Waterways Area Advocate and Arborist, the Board **resolved**:

- (a) To approve the removal of a cypress tree from the berm outside No 6 Bengal Drive subject to staff canvassing the views of the neighbours and should there be any dissent, an invitation be issued to address the Board.
- (b) To request that the Board be consulted on any review of the Council's policy on street trees.

18. CENTAURUS ROAD ELM TREE – RESPONSE TO DEPUTATION

The Board considered a report from the Parks and Waterways Area Advocate and Arborist responding to a request made via a deputation to the Board on 4 July 2006 from Mr Walter and Mrs Ruth Coapman of 7 Ramahana Road, seeking the removal of an elm tree in Centaurus Park adjoining their property.

The Board **resolved**:

- (a) That the elm tree in Centaurus Park be retained.
- (b) That staff be requested:
 - (i) To liaise with the residents of 7 Ramahana Road regarding maintenance requirements for the tree, and;
 - (ii) Investigate the ground conditions and the provision of additional suitable plantings in the vicinity of the tree.

19. NEIGHBOURHOOD WEEK – FUND APPLICATIONS

The Board considered a schedule of applications for 2006 Neighbourhood Week funding provided by the Board.

The Board **resolved**:

- 1. That the schedule of funding allocations, as amended, be approved.
- 2. That an additional \$730 be allocated from the Board's 2006/07 discretionary funds for Neighbourhood Week activities, comprising \$230 for adjusted allocations and \$500 as a contingency for late applications.

20. HAWDON STREET – PROPOSED MOTOR CYCLE PARK

The board **resolved** that parking be restricted for a maximum of 120 minutes for motor cycles only, on the west side of Hawdon Street from a point 9 metres north of the Wordsworth Street intersection and extending 5 metres in a northerly direction.

21. NATIONAL SUMMIT – AFFORDABLE HOUSING – BOARD MEMBER ATTENDANCE

Further to a report from the Community Secretary, the Board **resolved** to approve the attendance of Phil Clearwater at the National Summit on affordable housing in Wellington on 30 October 2006.

The meeting concluded at 7.40pm

CONFIRMED THIS 7TH DAY OF NOVEMBER 2006

**PHIL CLEARWATER
CHAIRPERSON**