

# CHRISTCHURCH CITY COUNCIL

## NOTES OF A SEMINAR OF THE COUNCIL

Held in the Council Chamber, Civic Offices  
on Tuesday 9 October 2007 at 9.30 am

**PRESENT:** Councillor Carole Evans (Chair),  
Councillors Barry Corbett, David Cox, Pat Harrow,  
Bob Parker, Bob Shearing, Norm Withers and Sue Wells.

**IN ATTENDANCE:** **Community Board Members**  
Steve Lowndes, Stewart Miller, Bryan Morgan,  
Claudia Reid and Mike Wall.

**Peninsula candidate:** Pam Richardson

**CCC:**  
Carolyn Bonis, Liz Carter, Kristi Gray, Carolyn Ingles,  
Dale Ross, Mike Theelen and Rod Whearty.

**APOLOGIES:** Apologies for absence were received from  
Mayor Garry Moore, Councillors Helen Broughton,  
Sally Buck, Anna Crighton and Gail Sheriff.

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### 1. **AKAROA HARBOUR BASIN SETTLEMENTS STUDY SEMINAR PRESENTATION FOR INFORMATION**

Carolyn Bonis and Dale Ross spoke to a PowerPoint presentation (hard copy on file). The contribution from Janette Dovey (Planit and Associates) towards the "Social Environment Issues" section of the study was acknowledged.

Questions from elected members, and points which arose following the presentation, included the following:

- Concern was expressed about the uncertainty of future fuel supplies in Akaroa, (noting that service stations no longer operated in Lyttelton and Diamond Harbour). Also of concern is the aging Akaroa medical facility – should the Council step in?
- Holiday home owners won't necessarily want large sections: consider specific areas for holiday homes on smaller sections as a future option (as per Queenstown model?).
- Investigate provision for campervans and private camping grounds further? Matter for the Rod Donald Trust?
- Could the Council ask for a special dispensation for Akaroa to ensure the continuation of a fuel supply, recognising this would need to be progressed through central government? Consider interest-free loans to assist with meeting capital costs and the cost of new storage regulations?

**ACTION**

**ACTION**

- Include a clear statement of purpose at the outset of the document, “The purpose of this document is to ... why, scope of document etc”.
- Little River, Birdlings Flat - why were these not dealt with at the same time? Suggested the document highlight there will be process to bring these areas forward for study. If additional funding is required for this work, bring a request back to the Council.
- Is a hazards study proposed for inland tsunami?
- It was explained that the study was initially triggered by demands from various interests regarding use of public land in Akaroa and the surrounding basin in particular, and to provide and plan for future needs. Suggested that this background information be incorporated in the preamble.
- Have the 1800 kilometres of paper roads been looked at?
- Landscaping issues-consider views from the water. Include Duvauchelle and Wainui, particularly access for water-based activities, and the historic area.
- Holiday home v. permanent residence debate – historically a differential rating system trialled but considerable difficulties encountered. “A house is a house.”
- Discharge to harbour and associated cultural issues a notable factor.
- Transit New Zealand traffic models for state highway an important aspect.
- Housing affordability in Akaroa – are there any measures in place to ensure seasonal workers’ accommodation issues are identified so they can be addressed?
- Currently six elderly persons’ units available in Akaroa. None provided by Housing New Zealand, but Pompallier Village has housing, and the Council owns land there. Potential for future joint ventures.
- High density housing for 60+ - is that allowed in Akaroa?
- Noted the District Plan identifies 160 m contour line around whole of the peninsula which needs to be considered.
- Close correlation between urban and rural noted, particularly with water supply issues.
- Keeping sewage out of the harbour and where it is going to go will impact on rural land.
- Road patterns/systems will need to be looked at. Need to look at whole of peninsula, not just smaller areas.
- The Sedimentation Study carried out by ECan was referred to.
- Other peninsula areas will also need strategic studies: do we need to feed a proposal into the 2009 LTCCP?
- Suggested that words be included to the effect that this study does not signal the completion of the Council study process – will all be an ongoing process for the peninsula.
- City Work Plan and Council sign-off in March next year –how can the Council pick up issues like this and ensure it has a parallel process in place for this work?
- Absentee owners on peninsula – how will they be made aware of the work being done? Will information brochures be posted to owners, not occupiers?

- Statistics show residents generally have a very short stay. Not many permanent residents: the number has fallen quite dramatically. Urgent need for facilities to encourage residency.
- Walkways require co-operation from farmers and land owners. The Council doesn't necessarily have to buy land. How will this be approached?
- Would be concerned if this continued to grow into a study which got bigger and bigger. Initially grew from issues which were contentious and had to be managed. Not in favour of a peninsula-wide study. Everything is interconnected but we need to be able to deliver some clear outlines. Put back to the community with a staff report and engage all of community with the aim for a clear base line as a starting point.

The Chair of the seminar, Councillor Carole Evans, then commented on the high standard of seminar presentations during this term of the Council, and congratulated those responsible for this particular one, as it identified issues and sought solutions.

#### **OUTCOME**

The Study Process outlined on page 4 of the hard copy of the PowerPoint presentation defined the way forward. The information was received in conjunction with the comments noted above.

The seminar concluded at 11.05am.

#### **ACTION**

Carolyn,  
Michael and teams