

MINUTES OF THE ORDINARY COUNCIL MEETING OF THE GREY DISTRICT COUNCIL**Held in Council Chambers, 105 Tainui Street, Greymouth****on Monday 24 March 2025 commencing at 3.00 pm**

PRESENT: Mayor Tania Gibson (Chair)
Councillor Allan Gibson (Deputy Mayor), Councillor John Canning, Councillor Peter Davy, Councillor Kate Kennedy, Councillor Rex MacDonald, Councillor Robert Mallinson, Councillor Tim Mora, Councillor Jack O'Connor

IN ATTENDANCE: Joanne Soderlund (Chief Executive), Aaron Haymes (Group Manager Operations), Kathryn Ruddle (Group Manager Corporate Services), Penny Kirk (Group Manager Community), Kurtis Perrin-Smith (Utilities & Infrastructure Manager), Peter O'Sullivan (Group Manager Economic Development & Regulatory Services), Neil Engelbrecht (Finance Manager), Megan Bourke (Communications Officer), Trish Jellyman (Democracy Advisor), Emma Topp (Business and Contracts Manager) Genny Cameron (Management Accountant) left meeting at 3.32pm, Nelia Heersink (Community & Recreation Services Manager) left meeting at 3.32pm, Paddy Blanchfield (Transport & Infrastructure Manager) left meeting at 3.32pm, Adrian Perrin-Smith-Kahl (Building Control Manager) (left meeting at 3.32 pm.

Lucy Harvey and Brendan Summerfield from Ernst Young (Council's Auditors) joined the meeting at 3.30pm during the public excluded section.

Her Worship welcomed Kathryn Ruddle (GMCS) back to Council and to her first meeting.

She wished Aaron Haymes (GMO) well for his future as today is his last Council meeting. She thanked Mr Haymes for his service and welcomed his replacement Mr Kurtis Perrin-Smith to his new role.

1 APOLOGIES AND DECLARATIONS OF INTEREST

1.1 APOLOGIES

APOLOGY

RESOLUTION OCM 25/03/030

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

That the apology received from Kw Francois Tumahai be accepted and leave of absence granted.

Carried Unanimously

1.2 UPDATES TO THE INTERESTS REGISTER

There were no updates to the Interest Register.

1.3 IDENTIFY ANY CONFLICTS OF INTERESTS IN THE AGENDA

There were no declarations of interest.

2 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

2.1 CONFIRMATION OF THE ORDINARY COUNCIL MEETING HELD ON 24 FEBRUARY 2025

RESOLUTION OCM 25/03/031

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That the minutes of the Ordinary Council Meeting held on 24 February 2025 be confirmed as true and correct.

Carried Unanimously

Cr Mora commented on the Waste minimisation and Management Plan submission and stated that the NZ Geographic Magazine contained interesting statistics on recycling rates in terms of benefit to the environment. He stated recycling is rated 59th and the best thing people can do in terms of the environment is to buy electric cars. He stated that less than 1% of plastics are recycled, and this comes at a huge cost to ratepayers with very little benefit.

2.2 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 19 FEBRUARY 2025

RESOLUTION OCM 25/03/032

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That the minutes of the Extraordinary Council Meeting held on 19 February 2025 be confirmed as true and correct.

Carried Unanimously

2.3 CONFIRMATION OF THE EXTRAORDINARY COUNCIL MEETING HELD ON 11 MARCH 2025

RESOLUTION OCM 25/03/033

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That the minutes of the Extraordinary Council Meeting held on 11 March 2025 be confirmed as true and correct.

Carried Unanimously

2.4 RECEIPT OF MINUTES OF THE TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 27 FEBRUARY 2025

RESOLUTION OCM 25/03/034

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That the minutes of the Tenders Subcommittee Meeting held on 27 February 2025 be received and noted.

Carried Unanimously

2.5 RECEIPT OF MINUTES OF THE EXTRAORDINARY TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 11 MARCH 2025

RESOLUTION OCM 25/03/035

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That the minutes of the Extraordinary Tenders Subcommittee Meeting held on 11 March 2025 be received and noted.

Carried Unanimously

3 LIST OF ACRONYMS USED

4 MATTERS UNDER ACTION

4.1 MATTERS UNDER ACTION

Refer page 35 of the agenda.

5 AGENDA ITEMS

5.1 MAYOR'S UPDATE

Refer page 36 of the agenda.

Cr MacDonald asked if there is an update on the Arnott's Height repair work in view of the letter received from the Minister of Transport confirming that the repair work will not be funded.

The TIM advised that a PS1 from Davis Ogilive is expected this week and the he is looking forward to receiving the design for the repair work.

RESOLUTION OCM 25/03/036

Moved: Cr Allan Gibson

Seconded: Cr Kate Kennedy

3.1 That the Mayor's activity report for the period 1 to 28 February 2025 be received.

Carried Unanimously

5.2 CHIEF EXECUTIVE'S UPDATE: 1 - 28 FEBRUARY 2025

Refer page 40 of the agenda.

RESOLUTION OCM 25/03/037

Moved: Cr John Canning

Seconded: Cr Jack O'Connor

3.1. That the Chief Executive's update for the period 1 February to 28 February 2025 be received.

Carried Unanimously**5.3 2024 ANNUAL REPORT - LETTER OF REPRESENTATION**

Refer page 43 of the agenda.

Her Worship stated that it is regrettable that Council did not meet its statutory dates for the 2023 /24 Annual Report but the correct decision was made due to the lack of staff resources at the time. She advised that at the recent meeting of the Risk & Assurance Committee, the Auditors advised that waiting was the best decision in view of the resources Council had at the time.

She stated that this process went smoothly as the work and resourcing required was in place. She thanked the FM and his team for their work during this time.

RESOLUTION OCM 25/03/038

Moved: Cr Robert Mallinson

Seconded: Cr John Canning

1. That the Council receive the report; and
2. That the Council recommends that the Mayor and Chief Executive Officer sign the Representation Letter on behalf of Grey District Council.

Carried Unanimously**5.4 2024 ANNUAL REPORT ADOPTION**

Refer page 45 of the agenda.

Her Worship advised that the Risk and Assurance Subcommittee met on 19 March and passed a resolution for Council to recommend that the Annual Report is adopted. She stated that at this meeting robust discussions about preventing future cost overruns and no additional spending without Council approval were held and it was noted that these results do not want to be seen again. More transparency and the setting clear performance goals were also requested.

Her Worship acknowledged that the reporting period was 2023 /24 and the challenges Council was facing during this time were hard with high staff turnover in the finance team. She acknowledged the efforts of Mr Paul Pretorius in his role as interim CE and the work he did in rebuilding of the finance team. She thanked Mr Pretorius. She spoke of the vast improvements of oversight in the financial area with the arrival of Council's new CE along with now having a full ELT in place. She thanked the finance team including Mr Murray Staite for their work during this time. She also welcomed back Mrs Kathryn Ruddle and stated that it is great to have her experience and support for the team back in place.

Cr Kennedy spoke of measures, and measures achieved and stated this was disappointing reading but she is looking forward to Council developing processes to improve performance.

RESOLUTION OCM 25/03/039

Moved: Cr Tim Mora

Seconded: Cr Peter Davy

1. That Council receive the report; and
2. That Council receive the signed Audit Opinion for the 2024 Annual Report,
3. The Council adopt the 2024 Annual Report with signed audit opinion,

4. The Council authorise the Chief Executive and Mayor to make minor disclosure grammar changes where needed.

Carried Unanimously

5.5 CHANGES TO REVENUE AND FINANCING POLICY

Refer page 49 of the agenda.

Her Worship advised this policy will be going out with LTP as part of the consultation process.

Cr Mallinson asked if the proposed changes are to suit the facts on the ground rather than being driven by any other process.

The CE advised this has been done in conjunction with the development of the LTP, she outlined changes required to align with current operational realities.

Cr Kennedy asked about parking activity that is referred to.

The CE advised that Moana boat ramp parking revenue comes through as other revenue and not as a user charge.

The FM advised some items had to be changed to fit the LTP and are related to government requirements as they have stopped giving grants in some areas such as refuse and recycling. He stated that Council is looking at cost saving measures to manage operational expenses without relying on external grants.

RESOLUTION OCM 25/03/040

Moved: Cr Robert Mallinson

Seconded: Cr Kate Kennedy

That Council:

1. Notes the contents of this report, and
2. Approves that the updated Revenue and Finance Policy V1.01 be included in public consultation as part of the Long Term Plan Consultation.
3. Notes that the next review of the policy will be done in conjunction with the next Long Term Plan.

Carried Unanimously

5.6 COMMUNITY REPORT

Refer page 85 of the agenda.

Cr O'Connor declared a conflict of interest in pages 100 – 106 of the agenda relating to Sport Canterbury.

Her Worship passed on her congratulations to customer services staff, and stated she received some very positive feedback from residents of Blackall when she visited recently for a community engagement event.

She commented on the numbers of new members for the Library with 50 new members during both January and February and there were 4,732 visitors during this time with a daily average of 215 visitors.

She requested that community events are shared on all Council platforms and not just on the What's on Greymouth page.

Her Worship noted that there are new swim school tutors employed. She asked if all age groups are now catered for.

The CRSM responded that Council has now increased service delivery with a higher level now offered and a full time newly qualified senior swim school tutor has been employed and higher level tutors are now available and will be fully trained in a few months' time. She stated that Swim School is slowly crawling back to where it used to be.

Cr Gibson asked about sewer separation inquiries and the status of resource consents for these.

The CE advised that these inquiries relate to residents who have questions around the letters that Council has sent out and the status of residents sewer separation. She confirmed that Council is covering building consent fees for sewer separation until the end of June this year.

The UIM confirmed that the current focus is on the Greymouth Sewage Scheme but outer areas will be included later on in the process.

RESOLUTION OCM 25/03/041

Moved: Mayor Tania Gibson

Seconded: Cr Jack O'Connor

That Council

1. Receives the Community and Recreation Services Report and notes the contents herein.

Carried Unanimously

5.7 CORPORATE SERVICES REPORT FOR THE PERIOD ENDING 28 FEBRUARY 2025

Refer page 107 of the agenda.

Cr Mallinson asked the CE if there will be a detailed variance commentary provided subsequent to this meeting.

The CE confirmed that this will be provided at the April meeting and the narrations for the current reporting period will be sent out tomorrow afternoon.

Cr Mallinson asked the CE if Council has enough cash on hand at the moment.

The CE advised that the reserves are not cash backed reserves and this is part of the analysis staff are working on at the moment as well as looking at the Enhanced Annual Plan as to what might be required moving forward. She advised that a report will be coming to the April Council meeting which will deal with the shortcomings in this area.

Cr Mora asked when the finalised LTP will be to hand.

The CE advised that the Consultation Document is closed to completion and expected to be with Council by mid April but must be audited prior to coming to Council.

RESOLUTION OCM 25/03/042

Moved: Cr Rex MacDonald

Seconded: Cr John Canning

That Council:

- a) Receives the report and notes the contents.

Carried Unanimously

5.8 ECONOMIC DEVELOPMENT & REGULATORY SERVICES REPORT

Refer page 110 of the agenda.

RESOLUTION OCM 25/03/043

Moved: Mayor Tania Gibson

Seconded: Cr Tim Mora

That Council:

- a) Receives the report and notes the contents.

Carried Unanimously

5.9 OPERATIONS AND CAPITAL PROGRAMME REPORT

Refer page 118 of the agenda.

The CE spoke of the Retirement Housing maintenance report that was brought to last month's Council meeting. She advised that in the report there was reference to an audit done in 2021 which was staff's understanding at the time. She advised that staff have now discovered that the actual scope of work for that contract was to install wall heaters and not actually undertake a comprehensive audit against the Healthy Homes Standard. She advised that the staff currently looking after this area are not the same staff, and there has been a loss of corporate knowledge around this matter, and Council got this wrong. She apologised to the contractor concerned.

Cr Kennedy asked about ongoing issues with reservoirs at Runanga and if there has there been any progress with water loss issues.

The UIM advised that the process for looking for this leak is ongoing. He advised an area on Ranfurly Street is likely to be part of the answer. He advised that work has commenced today on the renewal of 250 metres of pipework in this area. He stated that a drop test is being done on the reservoir along with ongoing investigations on mains and streets through Coal Creek, Runanga and Rapahoe. He stated that the situation hasn't changed since the last meeting, as the ability to fill the reservoir is still compromised and in the last five days the current level has ben maintained. He stated this matter is at the top of the list of issues to resolve and he is working with staff and contractors.

Her Worship noted that the tender is out for the Rapahoe work.

RESOLUTION OCM 25/03/044

Moved: Cr Rex MacDonald

Seconded: Cr Jack O'Connor

That Council

1. Receives the Operations and Capital Programme Report and notes the contents herein.

Carried Unanimously

5.10 DOCUMENTS EXECUTED UNDER THE COMMON SEAL OF COUNCIL

Refer page 128 of the agenda.

Cr Kennedy declared a conflict of interest in regard to the Deed of Lease for the Grey District Council Land and Council Building at Carroll Street, Runanga.

RESOLUTION OCM 25/03/045**Moved: Mayor Tania Gibson****Seconded: Cr Allan Gibson**

That the following documents be executed under the Common Seal of the Council:

1. Deed of Lease of Grey District Council Land and Council Building, Carroll Street, Runanga between Grey District Council (Lessor) and Runanga Village People Incorporated (Lessee) and Kate Mary Kennedy and Janice Daphne Flinn (Guarantor) for the land and Building situated at Carroll Street, Runanga known as the former Runanga Service Centre in Section 2 Block XXV town of Runanga being approximately 0.0610 hectares and contained in LINZ Parcel 3685655 as outlined in black as set out in Schedule C of this Deed.
2. Deed of Variation of Sublease between Grey District Council and West Coast Society of Arts Incorporated, for 1 Tainui Street, Greymouth.
3. Deed of Lease of Lake Brunner Motor Camp between Grey District Council and Lake Brunner Motor Camp Ltd and Anton William Spruyt and Jo-anne Jane Wilson for all the land contained in Record of Title WS8C/80.

Carried Unanimously**6 MISCELLANEOUS ITEMS****7 REPORTS FROM OUTSIDE ORGANISATIONS****7.1 RECEIPT OF MINUTES FROM OUTSIDE ORGANISATIONS**

Refer page 130 of the agenda.

RESOLUTION OCM 25/03/046**Moved: Mayor Tania Gibson****Seconded: Cr Jack O'Connor**

“that

The Minutes of the following outside organisation be received:

1. Minutes of the Joint Committee West Coast Emergency Management Meeting held on 4 November 2024.
2. Minutes of the Te Tai o Poutini Committee Meetings held on 13 December 2024 and 16 January 2025.

Carried Unanimously**8 IN COMMITTEE ITEMS**

That the public is excluded from this part of the meeting in relation to:

Agenda items 8.1 – 8.8

The general subject of each matter to be considered 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 the passing of this resolution are as follows:

RESOLUTION OCM 25/03/047

Moved: Mayor Tania Gibson

Seconded: Cr Allan Gibson

General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) under section 48(1) for the passing of this resolution
8.1 - CONFIRMATION OF IN COMMITTEE MINUTES OF ORDINARY COUNCIL MEETING HELD ON 24 FEBRUARY 2025	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.2 - CONFIRMATION OF IN COMMITTEE MINUTES OF EXTRAORDINARY COUNCIL MEETING HELD ON 19 FEBRUARY 2025	<p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest</p> <p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p>	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.3 - CONFIRMATION OF IN COMMITTEE MINUTES OF EXTRAORDINARY COUNCIL MEETING HELD ON 11 MARCH 2025	s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for

		withholding would exist under section 6 or section 7
8.4 - RECEIPT OF IN COMMITTEE MINUTES OF THE TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 27 FEBRUARY 2025	<p>s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities</p> <p>s7(2)(i) - the withholding of the information is necessary to enable Council to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.5 - RECEIPT OF IN COMMITTEE MINUTES OF THE EXTRAORDINARY TENDERS SUBCOMMITTEE MEETING HELD UNDER DELEGATED AUTHORITY FOR INFORMATION OF COUNCIL HELD 11 MARCH 2025	s7(2)(h) - the withholding of the information is necessary to enable Council to carry out, without prejudice or disadvantage, commercial activities	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.6 - IN COMMITTEE MATTERS UNDER ACTION IN COMMITTEE	s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely otherwise to damage the public interest	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7
8.7 - OVERDUE DEBTORS REPORT	<p>s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons</p> <p>s7(2)(c)(ii) - the withholding of the information is necessary to protect information which is subject to an obligation of confidence or which any person has been or could be compelled to provide under the authority of any enactment, where the making available of the information would be likely</p>	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7

	otherwise to damage the public interest	
8.8 - HISTORY AND FUTURE OF 50 PRESTON ROAD PROPERTY & LORD STREET LEASE AREAS	s7(2)(a) - the withholding of the information is necessary to protect the privacy of natural persons, including that of deceased natural persons	s48(1)(a)(i) - the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 6 or section 7

Carried Unanimously

9 COUNCIL RESUMES IN OPEN MEETING

CLOSURE OR RATIFICATION OF DECISIONS IN OPEN MEETING.

The meeting concluded at 3.58 pm.

Confirmed

T Gibson
Chairperson

____/____/_____
Date