

First name: Hollie

Last name: West

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Would technology to present a powerpoint be available?

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 2

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

General comment

Please find attached my submission around the Creative Community in the district. I look forward to presenting to you in due course.

Attached Documents

File

Taupo District Council 2021 LTP Submission

Taupo District Council 2021 Long Term Plan Submission

Many members of the Creative Community in Taupo are facing similar struggles such as:

- Facility Maintenance
- Short term leases (ie AC Baths reserve leases expire in 2028)
- Availability of affordable facilities
- Governance
- Funding
- Marketing
- Financial Management
- Event Management
- **Lack of volunteer time**

A strategic approach in the district to address some of these issues would be of benefit to the Taupo Creative Community and the Taupo District Community as a whole.

Creating a Creative Hub could assist the creative community greatly.

Two areas in particular are:

- Creation of a shared facility
- Shared paid personnel

A community survey is currently being undertaken to ensure there is an actual want and need for these resources in the community.

How the council can help.

1. Build 'Fostering the district creative community' into the long term plan
2. Provide guidance and contacts in regards to undertaking a feasibility study around a shared facility
3. Provide a councillor and/or council employee that will partner with the project
4. Undertake your own review of the current leases Creative Groups hold with you and the possibility of providing a site for a Creative Hub Facility
5. Guidance around how the Council could aid in the above projects and the extent of involvement/resources you could provide.

Thank you for considering our submission, we look forward to presenting to you.

Organisation:

Long Range Ltd

First name: Alan**Last name:** Brake

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Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Will be presenting with a power point presentation (no sound)

Feedback

General comment

Submission attached with a proposal to continue work with TDC to complete further stages of a placemaking concept for the Paetiki Shopping Centre involving a joint approach from owners (Long Range Ltd) and Council.

Attached Documents

| File |
|--|
| Submission to Taupo District Council Draft Long Term Plan 2021 |
| Paetiki Placemaking Presentation 2021 |
| Letters of support for berm parking |

Submission to Taupo District Council Draft Long Term Plan 2021 – 2031

Submitter: Long Range Ltd
Owner, Paetiki Shopping Centre

Long Range Ltd is submitting a proposal to continue working with Council to complete further stages of a placemaking concept for the Paetiki Shopping Centre. The Paetiki Shopping Centre is the hub of the Tauhara community and we commenced working together with Council in 2018 to create a functional, accessible and attractive hub for the community, fostering a sense of pride and connection.

Stage 1 of the proposal has been completed and this submission outlines **Stage 2 of the joint project**:

1. Shift existing ROW

Long Range is planning to extend the shopping centre to further meet the needs of the local community, using the adjacent commercial zoned property it owns. Ideally we would like to provide a medical hub including pharmacy, doctors and health professionals, as this would serve the community well.

To enable the safest pedestrian and traffic movements (eliminating traffic crossing pedestrian pathways) we need to relocate the existing right of way (a designated road) to the far end of the complex. We can achieve this by doing a land swap with council.

2. Berm Car Parks

Traffic heading south down Taharepa Road from the roundabout is often backed up as cars stop waiting to turn right into an angle car park in front of the shops. To enable safer traffic movements and better flow we request berm car parks on Taharepa Road opposite the shops. These would be similar to the berm parks already installed by council opposite the shops on the Rifle Range Rd side of the centre.

Attached are letters of support from the affected property owners from 227 through to 233 Taharepa Road, all in favour of this proposal.

And there are two existing pedestrian crossing points across Taharepa Road to facilitate safe pedestrian movements, at the roundabout and the recently installed pedestrian median refuge at the southern end of the shops.

3. Remove Power Pole

Five new car parks were installed in front of the property adjacent to the centre as part of the Stage 1 work completed. This was facilitated by land gifted to TDC from Long Range. However the money budgeted did not allow for removal of a power pole which now sits hazardously in the car park area. We would like to underground the power supply to enable the removal of this power pole.

4. Correct letdown from mobility car park

Also as part of Stage 1, an additional mobility car park was installed beside the seating area at the roundabout. We consulted with Access Taupo for the positioning and design of this car park, however the final result does not meet their needs appropriately, as detailed in this

extract from minutes of the Access Taupo December meeting: “Paetiki Shops – mobility space letdown not right, let downs not flush. Very disappointing.” We need to correct these letdowns to ensure the mobility car park is useable.

5. Shade/Shelter Cover

In addition to correcting the letdowns from the mobility car park, we also see value in adding shade/shelter cover over the recently installed seating area. This will enable both comfortable egress from mobility vehicles and an enhanced, accessible social area in all weather conditions.

6. Upgraded Security Cameras

In 2010, Long Range, Paetiki business owners and TDC equally shared the cost of installing security cameras in the area. These cameras have improved safety and comfort levels for locals and proved their worth many times in aiding Police investigating offending both in the area and further afield. Currently footage is stored on hard drive and can only be viewed by Police within one of the Paetiki business premises. The cameras need upgrading and as part of this upgrade we would also like to link the cameras directly to the Police Station, as is the current practice with Taupo CBD security cameras. We have been working with TDC and NZ Police towards this for some time.

7. Public Toilets

As a busy community hub it seems logical and reasonable that there should be toilet facilities available to the public. Paetiki businesses are constantly being asked by members of the public to be able to use their toilets. Private toilet facilities are not suitable as a public facility. As part of our building extensions would like to include two public unisex toilets (1 accessible) and operate a lease agreement incl maintenance and servicing with TDC similar to the current arrangement with the public toilets at Suncourt Shopping Centre.

8. EV Charging Stations

Also as part of our building extensions we plan to include one or two Electric Vehicle Car Charging Stations. This will add another desirable and relevant service to this community hub and has the potential to attract visitors from the bypass to the centre.

9. Beautification

Paetiki has a strong community identity and there is opportunity to create a sense of place and character specific to this community. In consultation with locals and respecting the culture and history of the area we would like to include a sculpture and mural as part of the seating area to nurture pride and a sense of belonging, creating a sociable space.

We would like to continue this theme of social enhancement by including appropriate trees, planting and landscaping in all the areas we are upgrading.

What we are proposing is a joint venture – a continuation of the partnership project approved by TDC in 2018. The attached presentation outlines the estimated timeline and costs involved – a half million dollar project over three years with costs jointly shared between TDC and Long Range.

We will also be seeking support from Taupo Sculpture Trust and Graffiato for the beautification projects, and commercial service providers for the EV Car Charging Stations.

We have already begun consultation with the council, Access Taupo, NZ Police, Paetiki business owners, neighbours and the community, and consider this consultative and collaborative approach key to achieving outcomes that are desirable and beneficial for everyone.

We are very appreciative of your continued support and gratified with our achievements so far. We look forward to completing Stage 2 of this joint venture project.

Alan Brake

Kay Brake

Chris Young

Directors, Long Range Ltd

‘the heart of
a community’



PAETIKI
SHOPPING CENTRE

Placemaking

A great public space cannot be measured by its physical attributes alone; it must also serve people as a vital community resource in which function always trumps form.

When people of all ages, abilities, and socio-economic background can not only access and enjoy a place but also play a key role in its identity, creation, and maintenance, that is when we see genuine Placemaking in action.



Placemaking

What makes a great place

- *It's accessible and well connected to other important places in the area.*
- *The space is comfortable and projects a good image.*
- *People are drawn to participate in activities there.*
- *It is a sociable place where people like to gather, visiting again and again.*



Background

Same ownership for 20 years.

Major refurbishment in 2005.

Continued investment using guiding principles of placemaking with a goal of creating an attractive, safe community hub.

A long-term vision was submitted to the TDC LTP in 2018.

Council approved funding to contribute towards first stage of placemaking proposal.

Further development planned targeting community needs eg medical centre.

Seeking contribution to second stage of proposal.

Paetiki is the largest shopping centre in Taupo outside the Taupo CBD and warrants continued investment from council.

Stage 1 Improvements completed - thanks!

- *Additional mobility car park*
- *Realigned kerb for improved vehicle turning*
- *Garden area & seating*
- *Improved tactile crossing points at roundabout*
- *5 new car parks*
- *Pedestrian median refuge*



Stage 2 Proposal

- *Berm car parks opposite*
- *Remove power pole*
- *Shift ROW to safely accommodate expansion*
- *Improved letdown from mobility car park with seating shade cover*
- *Upgrade security cameras and link to Police*
- *Public Toilets*
- *EV Charging stations*
- *Beautification*



Our commitment

Land swap to allow repositioning of ROW

Provision of ROW car parking

Security Cameras

Sculpture & Mural

Build public toilets

Install EV charging station



TDC commitment

Underground power

Create car parks on berm opposite

Reposition ROW

Flush letdown from mobility car park

Build shade cover over seating area

Security Cameras

Sculpture and mural

Incorporate trees into improvements

Lease & service public toilets



Estimated Investment & Timeframe

| 2021 | TDC | Long Range | Other | Total |
|-----------------------|------------------|------------------|-----------------|------------------|
| Berm Parking | 60,000 | | | 60,000 |
| Remove Power pole | 20,000 | | | 20,000 |
| Security Cameras | 20,000 | 20,000 | 20,000 | 60,000 |
| Shade/Mobility Access | 25,000 | 5,000 | | 30,000 |
| Beautification | 5,000 | | 25,000 | 30,000 |
| 2022 | | | | |
| Shift ROW | 150,000 | 50,000 | | 200,000 |
| 2023 | | | | |
| EV Chargers | | | 50,000 | 50,000 |
| Public Toilets* | | 100,000 | | 100,000 |
| TOTAL | \$280,000 | \$175,000 | \$95,000 | \$550,000 |

* TDC annual lease incl maintenance & servicing



PAETIKI

SHOPPING CENTRE

Working together to sustain a vital community



29-3-21.

TAUPO COUNCIL.

IAN BERRINGTON
229A+B Taharapeka Rd
Taupo.

To whom it may concern,

With regards to the front verge of my properties I would be quite agreeable if the area was sealed to provide extra parking for the Pgetiki shops. People park there already but if our verges were sealed it would create more parking and delete the "eyesore" it is now. My contact is 0221902984.

E-mail = berrington.ian@gmail.com

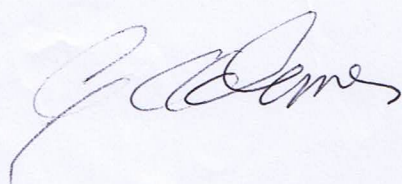
Yours faithfully
I. A. Berrington.

231 , 233 Taharepa rd,
Tauhara,
Taupo,3330.

To whom it may concern,

As owner of the above property I give my written consent for the construction of car parks in the berm area adjacent to the frontage of the above properties.

Signed Mr G D Adams.

A handwritten signature in black ink, appearing to read 'G D Adams', written in a cursive style.

0212377809

Alan Brake

From: Maggie Zhao <maggiezhaonz@gmail.com>
Sent: Wednesday, 7 April 2021 3:00 PM
To: Alan Brake
Subject: Re: Cobblestoning Berm at 227 Taharepa Rd

To whom it may concern:

We, Brian Richard Smith and Bingzhen Zhao, being the owners of both units at 227 Taharepa Road Taupo, hereby consent to the upgrade as proposed in the email of Alan Brake attached. We confirm that no costs will be incurred by us in persuance of any upgrade proposed. We further confirm that no change will be made to the current access point to our property, and that reasonable notice will be given as to the timing of the changes proposed.
Kind regards.

On Wed, 7 Apr 2021, 14:11 Alan Brake, <alan.brake@xtra.co.nz> wrote:

Dear Maggie & Brian

Thanks for talking with me today. My name is Alan Brake and I'm the manager at the Paetiki Shopping centre.

We are putting a submission into the council next Friday to do some improvement work around the centre.

One of the submissions is to cobblestone the berm in front of some properties.

So far we have permission from Ian Berrington at 229a + b and G Adams at 231 and 233 Taharepa Rd.

If That is agreeable to you could you please send me an email addressed to whom it may concern stating you give consent to this work being carried out. We are putting the submission together early next week.

Any issues please don't hesitate to call Alan on 027 230 1107 or email alan.brake@xtra.co.nz

Kind Regards

Alan Brake

Manager Paetiki Shopping Centre

Organisation:

Lakes & Waterways

First name: Paul**Last name:** White

Would you like to present your submission in person at a hearing taking place 4-6 May 2021? Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies

Option 1

Lake Taupo Protection Project

Option 1

Water

Please see attached submission

Attached Documents

File

LWAG submission TDC LTP 2021 2031

Lakes and Waterways Submission to the TDC proposed Ling Term Plan 2021-2031

Ref: Funding of council water supplies

Lakes and Waterways (LWAG) support TDC's preferred Option 1 to have: *"Full district-wide funding of water."* understanding *"This option would see the same fixed charged targeted rate for all customers connected to all of Council's water schemes."*

We note that this is something we advocated for in our 2019 submission to TDC's Water Supply Strategy.

1)Water Tank subsidies

As per our previous submission we also sought *"mandatory water tanks for all new builds in the Taupō District with relevant provisions in the District Plan."* These tanks are to supplement, but not replace, the District supply. In support of this we asked; *"that council consider subsidising water tanks in the next LTP round."*

Advantages of a rain tank (as cited):

- *They reduce the use of potable water from the public water supply system.*
- *They reduce the annual volume of water which runs off from your site.*
- *Improves runoff water quality by filtering out contaminants.*

We understand that water tanks are encouraged and subsidised by several councils including Hamilton City and Kapiti. We believe that subsidising water tanks in the district should occur notwithstanding any local government changes to '3 Waters' management.

2)LWAG would like to see the introduction of metering in the Taupo District.

We understand that the only real incentive for household water reduction is metering, as proven by uptake of this by districts such as Auckland and Kapiti. The fixed charge would therefore be for a certain level of supply over which costs would be incurred.

However, as we previously submitted:

"Short of metering the town water supplies, we feel that water consumption reduction incentives should be clearly stated with reduction targets. Related long-term planning would need to reflect specific measurable goals."

LWAG seek that the LTP document and budget reflects this.

Efficient use of water requires robust directives in the LTP consultation document regarding the need for household reduction of water use and directives for how this will be achieved. It is unclear for instance to what degree the proposed 'Water Conservation Education Plan', coming out of the Water Supply Strategy, is included in this Draft LTP document.

As well as education via designated staff, LWAG feel TDC should be actively promote water conservation via signage, printed material, prominent website information, and other media outlets.

LWAG understand that per household water use is high compared to other districts. If cost/rate savings in this sphere are to be achieved long-term, then household water reduction is required.

LWAG ask that a comprehensive educational and communication plan be included in the proposed LTP.

Lake Taupo Protection Project

Lakes and Waterways (LWAG) wholly support TDC's preferred option 1:

'The governance functions should be undertaken by a joint committee, made up of members from Taupō District Council, Waikato Regional Council, Tūwharetoa Maori Trust Board and the Crown. The Lake Taupō Protection Trust will continue to have oversight of the agreements. This is the status quo.'

Comments:

LWAG have consistently supported the Lake Taupō Protection Project and believe that the continuation of the Trust will ensure the integrity of the project. We note that Tuwharetoa Maori Trust Board also support the continuation of the Trust. In a recent letter to WRC we outlined our reasons for the Trust continuing including:

- Management of covenanted properties requires a high level of engagement to ensure the public fund of \$80 million facilitating the land-use changes is not compromised. This is a long-term internationally-recognised project and semi-independent management has proven to be effective in reducing and maintaining nitrogen to date.
- We believe that robust independent governance is essential, not only in consideration of the complexities inherent in the agreements, but also; ongoing changes in staff and elected representative and extensive water policy challenges faced by the region. Administrating contracts in perpetuity is not the normal work of councils.
- Lakes and Waterways are concerned that the integrity of the Project may be compromised without the continuity of expertise and procedural knowledge held by the Lake Taupō Protection Trust. We understand, for instance, that variations to NDA's are sought from time to time requiring specific processes to enable these, while retaining the overall N reductions.

A less tangible benefit of maintain the Trust is the existing relationship between the Trust and landowners including iwi. This relationship is understood to be appreciated by those in the scheme. It would also likely benefit any newcomers (e.g., if covenanted properties were sold or leased etc), as new owners/leasee could be reassured by existing landowners in the catchment that the process was robust. WRC as an entity can be seen to be intrusive and carriers of a 'stick'.

LWAG agree with TDC's 'Advantages' regarding Preferred Option 1 as outlined above and we support also that maintaining the Trust *"Keeps options open should the partners wish to extend the focus of the trust or should changes need to be made to address new circumstances."* And *"There is the ability to widen the scope of the trust to be responsible for other water quality improvement activities, such as managing phosphorus etc."*

LWAG note that there are cost reductions incorporated into the preferred option relating to

bringing the Trust in-house by either TDC or WRC and are supportive of this.

In conclusion, Lakes and Waterways Action Group has a long history of advocating in this sphere. We seek a structure to preserve N reduction in perpetuity and believe that Option 1 to maintain the Lake Taupō Protection Trust will work towards ensuring this.

We would like to be heard

Paul White
(Chairperson LWAG)

Organisation:

Commercial Accommodation Providers Taupo

First name: Barry**Last name:** Searle

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*

Yes

Taupo hearing

Additional requirements for hearing:

Attached Documents

| File |
|--|
| Submission to TDC |
| Artcle_ Rotorua and Queenstown Tourism Struggling Most |
| Article_Fears for Children in Rotorua Motels |
| BRANZ Doc |

SUBMISSION FOR LONG TERM PLAN

EXECUTIVE SUMMARY

This submission is lodged by the Commercial Accommodation Providers Taupo (**CAPT**), a group that has been formed to represent and advocate for all commercial accommodation providers in the Taupo District.

This submission relates to the impact that the exponential growth of short term rental accommodation (STRA) has on traditional operators, due to the fact that they are able to operate as commercial accommodation providers without the regulatory restraints and costs, simply by using a different booking platform and operating as an AirBnB or similar.

We are seeking to have the LTP formally recognise this situation and for the Council to closer monitor and regulate this industry before the effects on Taupo become irreversible. We believe the statutory powers exist, but enforcement is being avoided due to a generous interpretation of the Building Act, Code and Building Regulations, which if more strictly adhered to would go some way toward levelling the playing field.

CAPT was originally formed in late 2019, when it became apparent that the sector was finding it difficult to compete with un-regulated providers on this unlevel playing field and many previously successful operators now looking away from the visitor market to alternative income streams.

It is estimated that this unregulated market accounted for more than 50% of the total accommodation provided to visitors causing many operators to look to other sources of income such as housing the homeless. (Source Air DNA)

The collective impact was recognised as a death spiral for these operators with the trickle-down affect quickly becoming a torrent. The other more obvious impact has been the decline in standards of these complexes and the associated local social issues that follow.

A presentation to the Mayor and later to the Taupo District Council working group in 2020 by members of CAPT resulted in an undertaking by the Mayor to further consider this matter in the review of the long-term plan.

The meetings with Mayor and Council were resolution focussed with CAPT highlighting statutory solutions under both the Building (Specified Systems, Change of Use and Earthquake Prone Buildings) Regulations 2005 and the Building Act (Section 114 and 115).

Regulation – Change of use

In essence a Change of Use can only proceed after the Territorial Authority gives written notice that it is satisfied that the new use of the Building will comply with the Building Code. We believe that converting a family or holiday home to a commercial use where a tariff is charged for a stay implies a greater responsibility in terms of building construction, separation of accommodation cells for fire safety, including fire warning and egress, and comfort of the paying guest including access and facilities, like any other commercial operator. The operator should meet the requirements of a Building WOF.

We contend that in terms of the Building Act (Schedule 2) the use of the house moves from being a detached residential dwelling or part SH (Sleeping Single Home) to an SA (Sleeping Accommodation

providing transient accommodation). The building is no longer being used as a house and is now acting as a motel or boarding house. They are avoiding any compliance costs by using the AirBnB landing page.

We contend that under the SA interpretation the owner would be required to meet the regulatory obligations of any other operator offering the same facility such as a motel.

The Taupo District Council has advised CAPT that it considered the use of the building had not changed significantly in that one family moves out and another moves in.

CAPT have advised the Taupo District Council that we believe this to be flawed as the risk profile has increased with the property being occupied by people unfamiliar with the layout in case of an emergency such as a fire. The potential absence of fire alarms, properly marked egress and stairway lighting has the potential for a catastrophic outcome, no matter how many guests are in the property.

The fact that there is no internal fire protection between cells exacerbates this.

At our meeting with the Council working group, the Mayor undertook to review this approach.

CAPT contends that the situation with this type of short-term accommodation has changed dramatically over recent years and what was once a hobby, and a means of some extra pocket money to meet the rates and insurance of a holiday home, is now a large business run under a professional business model. In Taupo alone AirBnB generates around \$45million in revenue for operators. (ref AirDNA stats). The traditional approach has changed and requires a change in thinking.

One operator in Taupo advertises in excess of 50 homes as STRAs.

For Taupo, which as a District has in excess of 2000 such houses and with one of the highest absentee ownership of homes in New Zealand, the impact on traditional operators has spelt a death blow for many who now have to deal with the financial impact following Covid19 lockdowns and the loss of international tourists to New Zealand.

The AirBnB type operator is able to act as a motelier and avoid the costs associated and also outside the Healthy Homes regulations required for long term rental properties

Traditional operators contribute disproportionately to the various Council RTOs and organisations that attract tourists to Taupo.

A number of high-level factors and considerations are detailed in the following paragraphs.

OVERVIEW

- Taupo has extensively marketed the town as a destination tourist and event destination based on many factors which include its central location, panoramic beauty, tourist attractions and high standard of accommodation available.
- The Ironman World Championship is an example of the appeal Taupo has to this target market and the hard work by Taupo Event planners.
- Taupo is now at the crossroads in how it positions itself for the future. You need look no further than our neighbouring Rotorua to see the extreme impact the burgeoning unregulated market has had on the commercial sector, with more than half of Rotorua

traditional accommodators now looking to alternative income streams to survive. MIQ centres and housing the homeless being the two most lucrative options.

- The ramifications of successive Covid19 lockdowns has further decimated the sector and many commercial accommodation providers in Taupo are now desperately trying to look at options to maintain sufficient income to remain solvent.
- In the last 12 months at least ten Taupo motels have signed contracts with MSD to act as shelters for the homeless, and two of these Lakefront properties were previously well run operations located within 500m of the Taupo town centre. In the current environment others will follow.
- The flow on effect for the image of Taupo as a destination faces the risk of following Rotorua into the abyss of bad publicity and low visitor numbers. Fenton Street is now regarded as the street with the highest crime rate of any single street in NZ (Todd McClay MP Rotorua).
- The counter side of this is for the Taupo District Council to recognise the risks and take the brave steps into some uncharted but navigable waters to prevent this from happening.

WHAT ARE THE ISSUES

- Traditional accommodation providers are competing with an unregulated private market that can compete with much less expensive alternatives because they are currently able to operate a business without bearing any of the regulatory business expenses.
- This is unfair and the playing field needs to be levelled so that the presently unregulated providers contribute more evenly toward the marketing of the town that they are able to take advantage of, meeting some of the regulatory requirements and costs that presently they avoid, creating this unfair disadvantage.
- The Taupo District Council have avoided tackling this issue head-on as the ramifications are not insignificant. We also recognise that like other local authorities the legislation that governs this area is sufficiently open to interpretation that it has been often easier to take the path of less resistance.
- This approach was probably fine a few years ago but the unregulated market through organisations such as AirBnB, Holiday Houses and Bookabach have meant that this area of the accommodation market is now a multi-billion dollar business worldwide and worth hundreds of millions of dollars to operators in NZ. The spend by visitors on AirBnB alone at year end 2019 was \$43.7 million. (Source AirDNA)
- What started out as a hobby a few years ago, and a tax free means for absentee holiday home owners to pay their rates is now a full-fledged and viable business.
- Many operators own a cache of houses and the income is significant. You only need to pick up any real estate guide or talk to any agent, and where zoning and other factors used to be a

major factor in buying a second home, it is now based on how much income is derived from the business operated from it.

- The time where these operations were treated as a 'little bit of a tax free earner' has gone and the extreme commercial nature of these operations cannot be ignored.
- Traditional accommodation operators are both commercial rate payers and employers. We support the community in different way, through provision of free of charge rooms for major events, sponsorship and the like.

WHAT IS THE POTENTIAL IMPACT FOR TAUPO

- One immediate impact has been that many Motels and other accommodation providers have become shelters for the homeless with the associated social issues being experienced by places like Rotorua.
- Taupo not having sufficient quality accommodation to support national and international events.
- Motels, Hotels and backpackers not having the income to reinvest in the capital infrastructure and gradually lowering the standard of accommodation available. In business this is called the death spiral and there is no happy ending to this.
- Visitors in the higher demographic spend more money with other businesses such as eateries and tourist activities
- The housing stock available for residential rentals becomes smaller and the spiral of homeless becomes exacerbated.

BERL REPORT

- In 2019, Enterprise Lake Taupo commissioned BERL (Business and Economic Research) to undertake a research and review project to both identify issues within our housing market and make recommendations for improvement.
- Amongst the key findings of the Phase One report identified the shortage of affordable rentals and home-ownership opportunities for lower and middle-income families.
- That AirBnB has had a major effect of the rental market with some dire consequences for families who have lost homes they had been renting long term.

REGULATORY ADVICE

- In researching this submission, it is clear there are several local authorities taking steps and an inconsistency of approach, that whilst it indicates they recognise an issue, they are grappling to find an efficient and effective way to deal with it.
- Build Waikato is a cluster of 8 Councils who collaborate on consenting and other matters of collective interest in respect to building.

- A copy of the section headed 'Change the Building Use is attached as an appendix to this submission. Under the heading "Examples of Change of Use' bullet point 5 records '*Changing a detached residential dwelling (SH-sleeping Single Home into a Boarding House (SA-Sleeping Accommodation) as the fire safety requirements are higher.*

BRANZ

BRANZ is an independent research organisation that uses an impartial evidence-based approach to improving the performance of the New Zealand building system.

Many homes are converting to the secondary use of an STRA by the addition of added facilities and amenities. BRANZ advise that the council should be advised if a change of use is being considered from a family home in the traditional sense to one offering transient accommodation. A new risk assessment is required.

Whilst generally offering advice in respect to acceptable and safe building practices, it is interesting to note that they consider any work that requires converting a home into individual sleeping units would require a change of use and tougher building code requirements.

OUR SUBMISSION TO THE 2021 AMENDMENTS TO THE LONG TERM PLAN

It must first be recognised that as a group, traditional accommodation providers represented by CAPT are happy to embrace the concept of private homes, and holiday houses supplementing the commercial accommodation available, we just seek to establish a level playing field so that the market for the available visitors to Taupo is competing within the same regulatory regime and cost structure.

The tools are already in place to achieve this level playing field. This exists with the Building Act and Building Regulations being interpreted and enforced as we believe they should be.

We believe that in advertising and using a family home as a facility for accommodation for transient accommodation and charging a tariff equivalent to a hotel/motel the homeowner assumes a greater responsibility for the health and safety of the guest, who is not generally a member of their family, and should therefore apply for a change of use under the Building Regulations.

This would also require that operator to meet the regulatory requirements of a commercial operator because in fact this is what they have become.

It may be appropriate that the Council retains discretion where an operator is able to show that they do not meet the threshold of being a supplier of transient accommodation but this burden of proof should be on the homeowner and not the regulatory body - in this case the Taupo District Council.

It remains our belief that if you choose to operate on a commercial website (such as traditional operators do with Booking.com and Expedia) then you have 'opted in' and proof to the contrary should not be based on a set number of days which can be easily manipulated but on evidence that this activity is not a commercial enterprise.

This requires a commitment from the Taupo District Council to meet the obligation under the existing Long Term Plan under the heading, as follows:

Community Services

What we do

The activities in this group are community engagement, regulatory services and emergency management, which contribute to the engagement and environment community outcomes.

Why do we do regulatory Services?

Regulatory services and provided to ensure rules and regulations are adhered to for things such as food safety, animal management and safe buildings. This Includes:

- *Processing building consent applications, inspecting buildings, and monitoring and enforcing the Building Act 2004*

This submission seeks to amend the current Long Term Plan to recognise the disparity and unlawfulness of the unregulated accommodation sector

Commercial Accommodation Providers Taupo (CAPT)

Barry Searle – Baycrest Thermal Lodge (Chairman)

Atif Khan – Wairakei Resort (Secretary)

Chris Wilson – Urban Retreat & Tiki Lodge (Treasurer)

Erin Wootten – Anchorage Resort (Committee Member)

Kavita D’ Cruz – Gables Lakefront Motel (Committee Member)

Phil London – Te Moenga Lodge (Committee Member)

Rob Davies – Acapulco Motor Inn (Committee Member)

Sean Campbell – Boulevard Waters and Alpine Lake Motor Lodge (Committee member)

Tony Rutledge - Lake Motel (Committee Member)

Attachments

- 1. BERL Report**
- 2. BRANZ Excerpt**
- 3. Newspaper articles**

ROTORUA DAILY POST

Rotorua and Queenstown tourism 'struggling the most', homelessness impacting 'brand'

18 Mar, 2021 04:30 PM

🕒 4 minutes to read



The 'champagne pool' at Wai-o-Tapu. Photo / Supplied



By: **Felix Desmarais**

Local Democracy Reporter

felix.desmarais@nzme.co.nz



Homelessness is impacting Rotorua's tourism "brand" and the city is one of the areas "struggling the most" as domestic tourism slows, the chairman of Rotorua's economic development agency says.

Speaking at a Rotorua Lakes Council Operations and Monitoring Committee meeting on March 4, Rotorua Economic Development (RED) chairman John McRae said while forestry and processing had had a "stellar year", and there were good signs in the dairy industry, tourism in Rotorua was "not in a good shape".

He said there had been a slowing of domestic travel and Rotorua and Queenstown were "struggling the most".

RED operates as Destination Rotorua.

McRae said there had been "a bit of a lift when everyone got excited after the lockdown and spent quite a bit of money" in Rotorua, but New Zealanders liked to "go and see many places".

He said as a result Rotorua and Queenstown were not seeing a high enough volume of tourism traffic and the two tourist towns were "struggling the most".

"We've got assets that are built for high volume and yet we're not going to see that high volume probably for up to two years.

"We've lost a lot of infrastructure to get people here ... the booking systems, the travel systems ... so that could be another six months to a year before we start getting volume.

"We are now seeing some of our bigger brands [that] have had strong balance sheets now starting to come under pressure. The mum and dad businesses ... are stretched mentally and physically to just try and keep their organisations going."

McRae, a chartered accountant with Deloitte, said he personally didn't think the emphasis should be on volume in the future but on "high value and lower volume".

"On the whole, the [Rotorua] economy's doing pretty well because of our primary sector.

"We need to play to our strengths.

"[RED is] considering a lot about those areas that are doing well and how we accentuate and ... accelerate what they're doing ... as well as try to help the tourism sector rethink what the product is."

He said the property development sector was "constipated".

"There needs to be a lot of help there to get things moving, literally."

Councillor Peter Bentley asked if there had been an impact on tourism from Rotorua's homelessness problem.

McRae said he'd "like to say something other than yes".

"Of course it does.

"From a business point of view it is detracting from our product. We've spent 100 years building Rotorua as a destination ... the homeless situation is detracting from what is an iconic brand and depreciating that brand, quite frankly."

Speaking to Local Democracy Reporting on Thursday, Rotorua Treewalk director Bruce Thomassen said domestic tourism had "softened" and many tourism operators were making most of their business on weekend and school holiday "spikes".

However, Thomassen said Rotorua was in a relatively fortunate geographical position to weather the storm, being so close to Auckland, which he called a "driver" of domestic tourism.

He said reports on Thursday of a possible trans-Tasman bubble by the end of April was "really good news" as the Australian tourist market posed a good opportunity while all other markets were closed.

Thomassen said homelessness was "an issue for the whole country" not just Rotorua and while it "absolutely" impacted on the perception of the city it had another effect: reduced accommodation capacity due to emergency housing in motels.

"When we get demand again and we don't have capacity, that's a lost opportunity."

On Monday, Rotorua MP Todd McClay [held a public meeting](#) to discuss what he termed as "homelessness, social disorder and crime", which was attended by about 350 people.

Fears for children in Rotorua motels growing up next to gang members

A Rotorua district councillor has expressed concern about children growing up in motels next door to gang members and Australia's 501 deportees.

Rotorua Lakes councillor Merepeka Raukawa-Tait made the comments at a council Strategy, Policy and Finance Committee meeting on Thursday as part of discussions surrounding a draft council plan to address community safety.

So-called 501 deportees are criminal New Zealand citizens deported from Australia.

They are named for the section of the Australian Immigration Act that allowed visas to be stripped from New Zealand residents who had disqualified themselves on "character" grounds.

This week Australian Home Affairs Minister Peter Dutton described the scheme as "taking the trash out".

At the meeting on Thursday, Raukawa-Tait said homeless people and rough sleepers had been put into motels during the Covid-19 alert level 4 lockdown to "get them off the streets".

"What we have now is a situation where our motels are being used to mop up the housing crisis in Rotorua.

"That has contributed to the behaviours that we see on the streets.

"We've got people in motels who are just surviving, in survival mode. Who's looking after their high and complex needs? How did that happen?

"We've got mothers with children living beside someone who's just been released from overseas, come back to New Zealand, a 501. You've got other people with gang relations waltzing in and out of those motels.

"There are people in Rotorua who need to take a really good look at what they've contributed to the issues that are going down right now in our city."

Raukawa-Tait, who is also a member of Lakes District Health Board and the chairwoman of Whānau Ora, said some government agencies had "taken the road of least resistance".

"Then we wonder why we've got people with the behaviours that they have on our streets today."

She said the draft plan did something constructive and was "a start".

Rotorua's ranking bottom for crime victimisation

Council operations manager Jocelyn Mikaere, who presented the draft plan, said community safety was a priority in the council's Long-term Plan as it had "such far-reaching consequences".

"We know that our residents and visitors anecdotally are telling us they do not feel safe in Rotorua."

She said the draft community safety plan had been developed out of public consultation about the council's housing strategy as well as concerns raised in other channels.

She referenced a Dot Loves Data report which revealed Rotorua ranked 66 of 66 - the worst in the country - in crime victimisation.

"We're not just trying to be better than number 66, we want to be the safest place to live and raise a family."

She said part of the focus of the plan was on children and young people and developing "effective collaboration" with the police and community groups to ensure the plan was a success.

It included making sure there was crime prevention through environmental design, she said.

"That's things like making sure that if we're planting trees we're not planting them directly right in front of CCTV cameras."

It also included expanding CCTV coverage and "expanding and enhancing" the council's Safe City Guardians.

A detailed implementation plan for the draft community safety plan was being costed and developed, she said.

Te Tatau o Te Arawa representative Eugene Berryman-Kamp said the draft plan appeared to him to be "more about managing the issue, managing symptoms, less about determining the ... cause".

Mikaere said the issues at play had not sprung up overnight, nor were they easy to fix.

"It's not something we can just walk out and shoot a silver bullet and everything will be fabulous."

She said the council wanted to make sure the approach was "based in partnership" with government departments and the wider community.

"It's really important that everyone takes responsibility for a better outcome."

'Fast immediate effect on our streets'

Council chief executive Geoff Williams said the draft plan was not the complete plan but council strategy such as the housing plan, the Eastside Community Wellness Plan addressed underlying issues.

He said the draft plan was "very much the first element off the ground" and was intended for "fast immediate effect on our streets".

Te Tatau o Te Arawa rangatahi representative Danielle Marks asked how safety was to be guaranteed with police involvement, given reports of what Marks described as, in her opinion, "racial profiling".

Rotorua police area commander inspector Phil Taikato said there were "other threads of work going on" to do with family harm and violence.

"It's the foundation of virtually all of our criminal offending we're dealing with."

He said Rotorua was leading the country with initiatives to combat family violence.

"Here in Rotorua in the police ... arrest is the exception, supportive resolutions is the norm."

Rotorua police were running iwi panels and were planning on rolling out more, Taikato said.

He confirmed that the police collected data on where 501 deportees ended up living.



HOME > REGULATION & COMPLIANCE > CHANGE OF USE

Change of use

Renovations sometimes involve changing the use of a space or even a whole building. A basement once used for storage may become another bedroom, or a large shed may be converted into a self-contained rental flat. In cases like these there are special requirements to be aware of.

Change of use can be a complicated business, so it is a good idea to discuss plans with your council early in the process to find out what they require.

Changing one space in a house

When households need more space, a basement, a garage or loft may be converted to a bedroom. This may be less costly than extending the house, but not always – excavating under a home to create a new room will often be more expensive than building a new room at ground level, for example.

Creating a bedroom from another space in a house is not defined as "change of use" under the Building Act (the next section explains this in more detail), so those requirements do not apply.

Some of the work involved in a conversion may require a building consent. Installing a small wet bathroom or retrofitting thermal insulation to an external wall both require consent, for example. Any work that involves load-bearing walls and bracing will also require professional input from a chartered professional engineer, registered architect or similar.

Simple, lower-risk work does not require building consent – installing a small window in an outside wall, removing or adding a section of non-loadbearing wall, adding plasterboard linings to ceiling and walls. Councils can provide more advice. There are also resources online, including a government publication [Building work that does not require a building consent](#).

Remember that even when a building consent is not required, all work must still comply with the Building Act and the Building Code. Work must not make a building perform worse than it did before the work was started.

Changing the use of a building

Different rules apply when it comes to changing the use of a whole building. Under the Building Act (Section 114), a building owner must give written notice to the territorial authority (TA) if they plan to change the use of a building. They can only go ahead with the change after the TA gives written notice that it is satisfied that the new use of the building will comply with the Building Code (Section 115). There are broader compliance requirements where non-residential buildings are being converted to household units.

There are also significant compliance requirements if construction/alteration work is being done to convert, say, a large private house into a facility which members of the public will use, such as medical chambers. In this case, the Building Act requires access, parking provisions and toilet facilities for people with disabilities (Section 118).

What constitutes a "change of use" depends on whether the old and new uses are in the same use category in [Schedule 2](#) of the Building (Specified Systems, Change the Use, and Earthquake-prone Buildings) Regulations 2005. If old and new uses are in the same category, there is no change of use. If they are in different use categories and Building Code requirements for the new use are higher, then the use is changing and the council must be informed before work begins. (The council must be informed in writing of a change of use in a building even if no building work is being carried out.)

A change of use itself does not automatically require a building consent, but you will need to apply for building consent if you will be carrying out building work that requires a consent. Councils have the discretion to exempt work from needing a building consent based on their assessment of the risks involved.

In some cases, resource consent may also be required, for example where part of a property is being converted to a self-contained rental unit that includes a kitchen.

Here are some examples of working out whether something is a change of use or not:

Where a large single house is being converted into three dwelling units, section 115(b) of the Building Act applies. This is a category change, from the "sleeping single home" to "sleeping residential" category. It is a change of use because there are tougher Building Code requirements in the new use, for example around dealing with internal moisture and fire protection. (If the building is two or more storeys and is being converted into three or more household units, it must also be assessed for its earthquake-proneness – Building Act clause 133AA(2).)

A householder plans to launch a business as a sole trader and will use their garage as their workspace. This is not a change of use because the main use of the building still sits within the "sleeping single home" category.

A house is going to be used as a childcare centre. This is a change of use because it is a category change ("sleeping single home" to "crowd small") and the new use will normally require access and bathroom facilities for people with disabilities.

A garage not connected to a house is being made into to a sleep-out for a family member. This is not a change of use as both old and new uses are within the same category of "sleeping single home".

<http://www.renovate.org.nz/>

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Organisation:

Towncentre Taupo

First name: Julie**Last name:** McLeod

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Economic Development & Events

We would like to thank TDC for their continued support of Towncentre Taupo via the grant for the Project Coordinator and appreciate the future funding of the role. We also support TDC funding decisions for Amplify (EGLT) and DGLT through the LTP.

Events are crucial to bringing visitors into the town centre. We encourage TDC to increase levels of funding for the events where possible and invest in the facilities used by events.

Financial Strategy & Infrastructure Strategy

Towncentre Taupo has been and continues to be fully supportive of the TTCT. Should there be a

shortfall in funds to complete the project, we would like to see TDC use funding through the LTP to deliver the full vision of the TTCT, even if this comes at the expense of other projects. Thus far the only funding commitment from TDC has been to pay the staff to deliver the project. We would like to see TDC “do it once and do it right”. If a top up of funding is required, we strongly encourage TDC to make the completion of the TTCT a priority through the LTP.

We agree with TDC plans to delay any significant investment in new facilities and believe this protocol should be followed throughout the LTP. New facilities bring with them not only the cost of the build but additional cost of staff, management and maintenance. This line of thought does not apply to Waiora House, home to numerous organisations providing much needed social services, which are in high demand by our community. Having all of these services in one, quality building will be a great support for our whole community.

Should there be funding available for facilities, we would prefer to see funds put into the upgrade of our current facilities, such as the Great Lake Centre, Events Centre and OD Park. With appropriate upgrades, these facilities would be able to draw sporting events and conferences that currently won't come to the region as our facilities are inadequate for numerous reasons, including capacity, amenity and quality of offering. Now is the time for TDC to invest in facilities that can attract people to the district and have a positive economic impact, not the 'nice to have' options.

We support the preferred option to lease the CAB, as long as that building is located in the Taupo town centre boundary as required in the CISP. There is less cost to rate payers and the development risk sits with the developer. In addition, Covid has taught us all how to work effectively from home and in the future there may less need for a large building to provide space for office workers. We would like to note that in order to protect our members leasing current office space, we expect that the rent TDC would pay is in line with market rates in Taupo for CBD office space.

Attached Documents

| File |
|------------------------|
| No records to display. |

Organisation:

Great Lake Taupo Hockey Club

First name: Jeremy**Last name:** Barber

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Parks, Reserves & Sports Grounds

Our submission is to do with Parks and Reserves

Attached Documents

File

Final LTP Submission for GLTHC

**Submission to the Taupō District Council
Long Term Plan 2021-2031**

On behalf of Great Lake Taupō Hockey Association

To: Taupō District Council
Private Bag 2005
Taupō 3352
info@taupo.govt.nz

Date: April 2021

1.0 EXECUTIVE SUMMARY

The draft Long Term Plan (LTP) consultation document sets out Council's vision and goals over the next 10 years from 2021-2031 and how key projects/proposals will be funded within that period. The LTP includes key proposals for managing and maintaining current facilities and community assets as well as planning for projects and programmes that will promote future growth and development within the District. A key goal of the LTP is to ensure that the Taupō District remains a great place to live.

Great Lake Taupō Hockey Associations (GLTHA) kaupapa and values are about Diversity and allowing all skill levels the opportunity to have a go whether in a Social Team or a more competitive team. GLTHA always encourage fair play and excellent etiquette towards players, coaches, umpires, and spectators alike by showing support and respect to all of those involved to ensure that Hockey can continue to grow in Taupō. Honesty is also one of our corner stones as a club to ensure the games are played in a spirit that upholds our other values. All of these help us encourage children and adults in our community to be "Hooked into Hockey" and this ensures the young ones coming up and playing for their schools feel supported and encouraged to then also consider giving back to the community by coaching teams and umpiring games.

2.0 NEW TURF

As such, we the committee of the GLTHA would like to make a submission to request a second turf to be placed next to the current pavilion, on the opposite side from the current field. Each year we are concerned around increasing numbers playing hockey due to the limited space and limited area for the various teams to train, practise and play on. It is growing increasingly difficult, shuffling projects to try and fit in all schools and club teams for these aspects. Having a second turf of International Standard would allow us more coaching, training and playing opportunities not just for the teams, but the coaches and umpires. It would also allow the ability to host more Tournaments, not just local, but National and International events again. This would support the wider community as out of town teams and officials would utilise local eateries and accommodation facilities during their stay. Other codes (Rugby, League, Football) can use the facilities to run drills and practise set pieces on a turf that has shock mats which assist in preventing injuries to joints, just as the U20 Canterbury Rugby Team did in March 2021. The playing surfaces are all weather turfs and are multi-purpose, so could also

be used for the likes of 'Cross Fit/Boot Camp' styled exercise/training programmes as well as Holiday programmes for the children in the community. Part of GLTHA strategic goal is to future proof not only Hockey, but other codes in Taupō by encouraging the Taupō District Council (TDC) to consider a 'Sports Hub' next to the GLTHA pavilion. Currently, on AC Baths Avenue there are a lot of disjointed buildings housing the likes of the Taupō Vintage Car Club, Sports Waikato, Concert Brass Band and across the road are Youthtown, the AC Baths aquatic and Events Centre and Taupō Squash court. As a club, we would like to see this area redeveloped in time to be a central sports hub with a youth gym and being a place where youth programmes like Blue Light can utilise these facilities. This hub could house:

- Office space
- Change rooms
- Communal/ meeting spaces
- Café/ restaurant
- Studios
- Classrooms/ lecture style space
- High performance resource space
- Indoor training space
- Units/offices/ storage space to house the other community groups/clubs and the like
- One area where people in the community can gather and support each other

3.0 THANK YOU FOR YOUR SUPPORT

We support the below:

- Continuation of Community Sports Grants
- A Sports and Recreation strategy plan for the district
- The role of Sport Waikato and the Regional Connectivity Co-ordinator (South Waikato)
- The past and current support with the replacement of the current turf and ground maintenance from TDC

4.0 TURF OWNERSHIP – (HOW WE SEE IT WORKING)

The ownership of the Turf will remain that of the TDC as is the current turf. The maintenance of the turf and the infrastructure also needs to be part of the TDC plan as it is with Owen Delany Rugby Park, the Netball Courts and other reserves about the district. As the GLTHA is

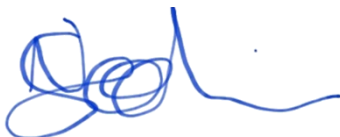
a not-for-profit community group we do not have the funds to take care of these on-going replacement of asset costs. The club is more than happy to continue with the care, operation and maintenance of the pavilion and turf. We currently have just under 500 members across all age groups and we need to be able to ensure all these players get time to train, practice and play. It is important to us to keep fees reasonable to ensure the accessibility of our sport to the whole community. We want to encourage people to join rather than have them unable to play due to fees being out of reach for some. As such, if the club is left to handle the full maintenance/replacement of the turf we would be having to seek hundreds of thousands of dollars in grants from Trust and Support Groups as well as a lot of fund raising to maintain our affordable fees. We would prefer to utilise our time, energy, expertise and funds to assist young people and the wider community in being part of our hockey community and in turn provide a quality hockey experience for players, coaches, supporters and umpires and keep fees reasonable and affordable.

5.0 CONCLUSION

Taupō Hockey has been a strong and vital part of the Taupō Community for well over 30 years. Over that time, we have grown the sport to where we now consistently have over 500 players each year for the last 10 years. However, to allow us to grow and increase membership numbers, we need a second turf, without which we will always be limited on the numbers we can have due to the facilities available. For us to get the community 'Hooked into Hockey' and to grow the game locally and to get back to being able to host tournaments, we need a second turf. We would like to request fund of \$2,053,500.00 be budgeted for Year 4 of the LTP to build a second hockey turf in the same vicinity of the current one (Hickling Park). Year 4 will give time to explore options for a facility to support multiple sport in the same area.

Thank you for the opportunity to make this submission.

GLTHA COMMITTEE



Organisation:

Turangi Foodbank Inc

First name: Maggie**Last name:** Stewart

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

General comment

Re planned new rec centre for Turangi: You state that " These costs are currently included in the financial model as it is Council's intention to construct this centre." and that it will be funded by debt . We are concerned as our organisation is situated in the Community Hall on Te Kapua Park. Our current lease with Council makes our operation viable. If council were to demolish the Community Hall, would we be given space in the new building? SeniorNet Turangi is also a valued Turangi organisation using the Community Hall. We note that the hall is used for birthday parties, funerals , church services and fortnightly community dinners, and the community Christmas dinner. We have concerns that the cost to rent space in the new building will put it out of reach of many in our community. We understand that you are going to call for consultation about the planned new building and we would like to be included in the consultation. We feel that there is still a place for the existing Community Hall.

Attached Documents

File

No records to display.

First name: Geoff

Last name: Shearman

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Leasing or owning a CAB
Option 2

Taupo Museum and Art Gallery Building
Option 1

Lake Taupo Protection Project
Option 1

Lake Taupo Protection Project hearing
Yes

Rates

Your commercial rating policy favours larger businesses over smaller businesses.

Your Water Supply Rate (in the absence of meters), Sewage Disposal Rate, Taupo Town Centre Membership should be charged as a rate in the dollar - as the general rate is.

Otherwise, small businesses pay a disproportionately larger share of the rating burden compared to larger businesses (see attached analysis)

Auckland City charges targeted rates at a rate in the dollar as it the only fair and equitable way of comparing large properties with small properties.

Attached Documents

| File |
|------------|
| CCF_000104 |

| Address | Name | Building Area | Land Area | Rates pa | Rates pm2Building | Rates pm2 Land |
|------------------|----------------|---------------|-----------|----------|-------------------|----------------|
| 51 Tongariro St | Lerew Building | 980 | 662 | 30550 | 31.17347 | 46.14804 |
| 149 Tongariro St | Countdown | 2925 | 4292 | 34795 | 11.89573 | 8.106943 |
| 131 Ruapehu St | Pak'n'Save | 4200 | 11130 | 75347 | 17.93976 | 6.769721 |
| 37 Tuwharetoa St | Farmers | 3164 | 3042 | 35452 | 11.2048 | 11.65417 |

First name: Jacquie

Last name: Goldsmith

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 2

Libraries & Museum

The current museum is no longer able to meet requirements of a growing community.

A Need for a Cultural Precinct

The current Museum building its self is no longer able to meet the standards of caring and preserving precious Tonga & artefacts for future generations nor does it have the capacity to display and store these artefacts. My concern is that any future donations of heritage items will be discarded or not accepted due to lack of space & therefor the opportunity of developing a relevant collection of interesting & valuable artefacts would be lost.

As an artist who has exhibited in the museum galleries there are very few other options to exhibit. The current gallery spaces are in need of upgrading with lighting, updated technical and display equipment, security, display and storage spaces.

I see a new purpose built cultural center being a valuable asset to Taupo, it's community and as a tourist destination town, an opportunity to immerse locals & visitors alike in our heritage & local culture.

It seems to make total sense for Tuwharetoa to combine a Whare Taonga with in a Culture Precinct.

A new Cultural Hub is an opportunity to address the issue of what happens to the Active Arts groups and activities. While I was Chairperson some 13 or so years back the old building was failing then.

While it would seem a great amount cost wise initially, however in the long term a purpose built building that provides for better access to the arts, culture and heritage where more intergrative

multifunctional spaces for permanent and temporary exhibitions, art activities/workshop, meeting spaces, cultural/heritage displays, visiting exhibitions, archive storage, taonga repatriation/culture/heritage that is much needed in the community now, would be an asset to the town, the community and visitors, is the cheapest it will ever be to build now or in the near future. Another decade will be too late.

Having the world go through lock down recently it has proven how valuable the arts are to our health and wellbeing.

I would like to think we are a community that can recognize the value of the arts not just for ourselves but for future generations.

This is an opportunity and with innovative forward planning Taupo could be seen as the country's 'heart' of the arts, a real destination not just for sport & extream activities but also a destination for all round vitality & wellbeing through the arts.

I ask council to seriously consider the positive impact a new cultural center would make to Taupo. It seems we are well behind the times looking at other small NZ towns who have upgraded and brought a new vitality to their towns through the arts. (ie. Whakatane)

Lets get proactive. Just do it!

Thank you for considering my submission.

Attached Documents

File

No records to display.

Organisation:

Parents for Climate – Taupō

First name: Hannah**Last name:** Rainforth

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Water

As our climate changes, we may experience longer periods of dry weather in the Taupō District. In order to reduce our use of water, we propose that new developments be required to install rainwater harvesting systems for roof water as part of building covenants. These systems could be used, for example, to water gardens. Council could also subsidise retro-fitting rain water harvesting systems for existing buildings.

Transport

Reducing our transport emissions is key to meeting the target of net zero emissions by 2050. Changing the way we get around will be the most effective way to reduce our transport emissions. This means moving from the use of private vehicles to the use of active transport methods (walking and cycling) and public transport. The “walkable neighbourhood” model should be used when planning for the growth of our communities. In a walkable neighbourhood, the day-to-day services that people require, like food and education, are located within a 15-20 minute walk.

Taupō has a huge recreational cycling culture, but commuter cycling is not as common. In order to encourage commuter cycling, safe cycling routes need to be provided from our suburbs into the centre of our towns. These need to be safe for children in particular, as the morning and afternoon school run are some of the peak times for congestion on our roads. There is plenty of research that suggests that people will cycle more when safe cycleways and shared paths are provided. For example, after building a cycling network, New Plymouth saw a 35% increase in cycling between 2006 and 2013, and increases in the numbers of people commuting by bike on shared pathways were reported in excess of 50%.^[1] It takes time to build cycleways, so in the meantime the council should investigate the feasibility of designating certain key footpaths in the district as shared paths.

To encourage better use of public transport within the Taupō District our public transport system should be redesigned to utilise small electric shuttle buses running frequently and stopping in more places, rather than one lumbering diesel bus running one route infrequently. More bus shelters should be built to make it more attractive for people to use public transport during poor weather. A commuter bus between Tūrangi and Taupō should also be investigated.

[1] <https://www.nzta.govt.nz/assets/Walking-Cycling-and-Public-Transport/docs/benefits-of-investing-in-cycling/cyclelife-benefits-booklet.pdf>

First name: Chareese

Last name: Henare

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 1

Parks, Reserves & Sports Grounds

Taupō Skatepark is in need for an overhaul and upgrade. It has served the community well, producing world-class athletes and national champions. It also proves to continue to be highly frequented for recreation and play. Having viewed the plans to have a significant amount of funds spent on maintenance, with the possibility of the park being relocated in the near future, I would like to suggest more extensive consultation with current park users, Taupo based and / or generated athletes to identify whether this is the best use of funds for the skatepark. It would be useful to identify if the funds could be used towards an upgrade, instead of as part of maintenance, especially if the park is going to be relocated. Fuller consultation for a park relocation is also required. Consideration should also be given to how Taupo could achieve an Olympic grade skateboarding facility with Skateboarding now an official Olympic sport.

Libraries & Museum

Attached Documents

| File |
|------------------------|
| No records to display. |

Organisation:

Mercury

First name: Natalie**Last name:** Haines

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

General comment

Taupo Foreshore Works Programme

Mercury, and no doubt the communities around the lake, are pleased to see an ongoing commitment to the Lake Taupo foreshore in the Long Term Plan financials. The Lake Taupo Erosion and Flood Strategy (2009) clearly set out this responsibility which requires Taupo District Council to have a 10 year foreshore works programme agreed upon by Waikato Regional Council. Without this commitment, Taupo District Council would lose the 45% financial contribution made by Waikato Regional Council through Project Watershed.

Taupo Wave Run Up Hazard

Mercury assumes it remains Taupo District Council's intention to further understand/verify wave heights in an effort to move forward with "wave run up hazard mapping" (which has not yet been formalised for Taupo residents who live around the foreshore). It is not clear from the long Term Plan how this is to be accommodated.

Attached Documents

File

No records to display.

Organisation:

Water Safety New Zealand

First name: Neil**Last name:** McInnes

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Present by video link

Additional requirements for hearing:

Please also contact sally@watersafety.org.nz to arrange video link

Attached Documents

| File |
|---------------------|
| Final 16 April 2021 |



Submission to Taupo District Council

Executive Summary

1. Preventable drowning fatalities costs the NZ economy around \$320 million per year. WSNZ wants to reduce the number of preventable drownings in the Taupo District and believes this can be achieved by ensuring more drowning prevention activity is undertaken, and there is better coordination and direction of the water safety effort. Ultimately, WSNZ wants residents of the Taupo District to be safe in, on and around water.
2. The focus of the first part of this submission is to draw to the Taupo District Council's attention the need for drowning prevention and water safety and highlight the relevant legislation and strategy.
3. This submission then comments on some of the key issues in the 10-year Consultation Document 'Shaping our future' including the:
 - relevance of water safety and drowning prevention to the Taupo District Council's communities well-being – social, economic, cultural and environmental;
 - need to invest in the on-going maintenance of waste and storm water infrastructure to ensure water quality (swimmability and manoeuvrability) in Taupo District's aquatic environments;
 - need to adapt and mitigate the impacts of climate change on aquatic environments in the Taupo District; and
 - possibility of working with Council (and other stakeholders) to expand the awareness of Māori water safety issues, and potential ways to reduce the Māori drowning toll in the Taupo District.
4. What WSNZ wants to achieve from this submission is:
 - to work with the Taupo District Council to help broaden Council's approach for reducing drowning fatalities and improving water safety awareness – a broader approach that is focused on community well-being;
 - Taupo District Council to consider water safety and drowning prevention a key component of maintaining the community well-being of its residents;
 - Taupo District Council to continue to invest in water safety and drowning prevention activities;
 - Taupo District Council to continue to work with WSNZ (and the broader water safety sector) on water safety and drowning prevention issues, including expanding awareness of Māori water safety issues, and potential ways to reduce the Māori drowning toll in the Taupo District.

Introduction

5. Thank you for the opportunity to comment on your Long-Term Plan Consultation Document 2021-31 – ‘Shaping our Future’.
6. Water Safety New Zealand (WSNZ) is the leadership agency for the water safety sector and wants to reduce the number of preventable drownings in the Taupo District. We believe this can be achieved by ensuring more drowning prevention activity is undertaken, and better coordination and direction of the water safety effort by all responsible parties.
7. It is towards these objectives that the following submission is made. Further information about WSNZ can be found in *attachment 1*.

Context

8. The World Health Organisation characterises drowning as a serious and neglected public health threat and a highly preventable public health challenge.
9. Drowning is a growing public health and well-being problem with drowning being the number one cause of recreational death and the third highest cause of accidental death (behind road accidents and falls) in New Zealand.¹ From 2010 to 2019 there were 965 preventable drowning fatalities in New Zealand and injuries are increasing sharply; in 2018 alone there were over 36,000 claims for water related injuries (an average of around 100 a day).²
10. It has been estimated that preventable drowning costs the NZ economy around \$320 million per year. (Based on an average of 80 fatalities per year at \$4.0 million per fatality). In 2016 the economic cost of water related hospitalisations was \$83.6 million. In addition, a drowning incident may require a response from several agencies including: Police, NZ Search and Rescue responders or ambulance and medical service. Intervening early, or preventing the need to respond to a drowning, will provide cost savings to the New Zealand economy.
11. In 2019 the Government-appointed Water Safety Working Group concluded the responsibility for water safety, drowning prevention and frontline rescue services is shared between central and local government, the community, and water safety NGOs. In essence, their message was that central government has a partial responsibility for water safety and further effort is required to ensure all responsible parties are actively involved in the prevention of drowning.
12. In response, through Budget 2020 the Government provided multi-year funding for frontline rescue services, and to grow WSNZ’s capability to lead and support the wider water safety sector. The Government is now looking to other parties responsible for water safety, such as local government, to see what role they can play. To this end WSNZ recently briefed the Minister of Local Government on the state of the water safety sector, Wai Ora Aotearoa (our new Water Safety Sector Strategy 2025), and our intentions to work with local government to improve water safety and prevent drownings.

Wai Ora Aotearoa – Water Safety Sector Strategy 2025

13. WSNZ recently launched [Wai Ora Aotearoa](#) which is the result of a year’s collaborative work by water safety sector leaders. The strategy represents a consensual view of the best way forward for drowning prevention in New Zealand. Moreover, the strategy reflects the need for a step change in the way the sector operates. This change will enable the sector to meet the major challenges it is facing over the next few years.
14. Key actions for the sector to implement over the term of the strategy include:

¹ WSNZ Drowning Report, 2018.

² ACC, 2020

Develop a water safety sector local government engagement strategy that focuses on relationship building and engaging with local government planning.

Complete the Implementation of the Regional Strategy pilots and develop a Freshwater Strategy for the sector.

15. Both these actions are relevant to WSNZ's relationship with Taupo District Council and are reflected in the content of this submission.

Community well-being

16. The Local Government (Community Well-being) Amendment Act 2019 restored the promotion of social, economic, environmental, and cultural well-being to the purpose of local government.
17. The amendments to the Act are intended to enable local authorities, and ensure local authorities are responsible for, playing a broad role in promoting and improving the social, economic, environmental, and cultural well-being of their communities-the four aspects of well-being.³
18. The Minister for local Government, Nanaia Mahuta, stated that this emphasis on well-being will engage councils and communities in an intergenerational approach to improving quality of life outcomes in towns and cities.⁴
19. As shown in figure 1 below, water safety and drowning prevention connects with all four components of community well-being – economic, social, cultural and environment.
20. A fuller discussion of the connections between well-being and water safety, that is consistent with the SOLGM Community Well-being indicator framework, is included in *attachment 1*.
21. What this means is to fully contribute to the well-being of their community, local authorities must place greater importance on, and dedicate resources to, a wider range of initiatives relating to water safety and drowning prevention in all aquatic environments (pools, beaches, rivers, lakes, and the sea).
22. Local government needs to broaden its approach of providing community facilities and infrastructure, such as swimming pools, to a focus on community well-being. For example, focusing on providing and supporting water safety services to help reduce the social cost of drowning and allow New Zealanders to develop skills to feel safe in, on, and around the water. Other examples include a focus on managing the retreat of water safety services and infrastructure from the foreshore (required by climate change), and reducing public safety risks, particularly for high-risk groups and environments (under-fives; underwater activities; males aged 15-35 Years; Asians and male boaties aged 50+).
23. WSNZ wants to work with the Taupo District Council (and its partners and stakeholders) to help broaden their approach and reduce drowning fatalities and improve water safety awareness in the Taupo district.

Figure 1: Water safety and community well-being

Key issues and opportunities WSNZ would like Council to address in their 2021-2031 Long-Term Plan

³ SOLGM, 2020

⁴ Mahuta, 2018

24. Reducing preventable drownings, and improving water safety, will improve the well-being of Taupo District Council's residents. WSNZ wants Council to consider the following points in the development of its long-term plan.

Water safety and drowning prevention - ensuring your communities well-being

25. The Taupo District Council's aquatic environment is diverse with an abundance of rivers and streams, and lakes for residents and visitors to enjoy for sport and recreation purposes. This means Council's water safety risk profile is also variable as users carry out different activities with different risk profiles (such as swimming, kayaking, boating, fishing, or diving).
26. To ensure your communities well-being (which as shown in figure 1 includes the concept of water safety and drowning prevention) a broader and deeper approach to water safety and drowning prevention is required.
27. A broader approach is one beyond the provision of aquatic facilities such as swimming pools and the enforcement of swimming pool bylaws. Council now needs to address water safety and drowning prevention in freshwater (pools, lakes, rivers and streams), and in, on and around vessels (boats, yachts, kayaks etc). A deeper approach involves more people, of many cultures, taking advantage of Council's water safety and drowning prevention activities in the above aquatic environments. This broader and deeper approach needs to reflect the needs of your local community and provide local solutions for local needs.
28. In addition to a broader and deeper approach, WSNZ wants Council's approach to compliment the investment we make into water safety sector partner organisations (like Surf Life Saving NZ), or the funding we give to other providers through our contestable funding process.
29. WSNZ supports Council's existing investment in water safety and drowning prevention such as the AC Baths Swim School. We want Council to continue to work with WSNZ (and in the broader water safety sector) on the broader and deeper approach needed to ensure the community well-being of the Taupo District Council's residents.

Water safety and drowning prevention, a correlation of water quality

30. Water quality, whether it be in pools, beaches, rivers, lakes, or the sea has a direct relationship with recreation and sport activities. This is because contaminated water, or water filled with weed or floating objects impacts on both the 'swimmability' and 'manoeuvrability' of people and vessels in various aquatic environments.
31. Poor water quality may cause or impact on water safety risks and/or drownings. To maintain water quality Council must advocate for (and partnership with others) and carry out a number of activities such as maintenance/improvement to waste and storm water infrastructure and better understand and monitor the current state of the districts water health.
32. WSNZ wants to see Council's continued investment in these activities as this investment is essential to help maintain the quality of water for recreation and sport users.

Adapting and mitigating climate change

33. Climate change may result in rising temperatures and sea /lake levels, changes in wind patterns, storm tracks, and droughts and the frequent heavy rainfall events. These changes may require:
- an increasing demand on water safety services (rescues, medical support) from higher temperatures;
 - a requirement to replace, move or protect the water safety sector's physical assets located on the lake (or any river) foreshore;
 - a need for better monitoring of lakes and rivers condition to identify changes in water safety risks attributable to climate change-related phenomenon; and

- an increasing requirement for the effective communication of the risks to the public from the changing conditions.

34. WSNZ believes preparing for climate change requires a collaborative effort and we (and the broader water safety sector) would like to be kept informed about (and participate as appropriate) in relevant climate change initiatives.

Māori Water Safety strategy

35. Drowning rates for Māori are high and reducing and preventing M āori drownings are one of WSNZ's strategic priorities.
36. Working with a group of key M āori stakeholders, w e recently refreshed [Kia-Maanu-Kia-Ora](#) strategy. Our new sector strategy (Wai Ora Aotearoa) also includes a focus on improving the connection to water for M āori as well as supporting greater use of a kaupapa M āori approach to water safety for tangata whenua.
37. WSNZ wants to work with Council, and your other stakeholders to expand the awareness of Māori water safety issues, and potential ways to reduce the M āori drowning toll in Taupo district .
38. WSNZ does want to be heard at Council 's long-term planning hearing. Please contact Neil McInnes at Neil@watersafety.org.nz.

Paul Veri ć



Interim Chief Executive
Water Safety New Zealand

Attachment 1: About Water Safety New Zealand

Water Safety New Zealand (WSNZ) is the water safety sector leadership organisation for Aotearoa, New Zealand. We work with water safety sector organisations, individuals, and the public to reduce the incidence of drowning and injury. Our work contributes to the reduction in drownings by ensuring evidence-based water safety policies, investment funding, initiatives and aquatic education are delivered throughout the country.

WSNZ is an incorporated society with charitable status that was established in 1949. Our membership structure comprises 37 general members, 3 core members (Surf Life Saving New Zealand, Coastguard New Zealand, and Swimming New Zealand), and a partially elected board. The WSNZ Board includes delegates from each of our core members.

The WSNZ annual operating budget is funded by Sport New Zealand and ACC. We provide both agencies with accountability reports half-yearly. Thus, while we are an incorporated society, Sport New Zealand is the 'government home' for water safety policy and our reporting agency. Sport New Zealand oversees our governance appointments.

The New Zealand Lotteries Grants Board, via Sport New Zealand, provides WSNZ with funds to distribute to water safety providers through our annual funding round. We also provide funds received from charitable trusts and foundations, commercial sponsorship, and other funding partnerships.

In 2020/21 we distributed \$2.5 million across New Zealand to water safety providers. These providers included: drowning prevention and rescue NGOs, professional and national sport and recreation organisations, child and youth support organisations, M āori organisations, swim schools, local authorities, and regional sports trusts.

This partnership funding is focused on two main areas - water survival skills training and water safety awareness raising and behaviour change. Water Skills for Life (WSFL) is WSNZ 's flagship water survival skills program and it reaches over 200,000 primary school children each year. A range of water safety behaviour change initiatives are funded by WSNZ with emphasis placed on reaching demographic groups with high drowning risk (eg. males aged 15-34).

Attachment 2: Community well-being and water safety and drowning prevention

WSNZ community well-being statement

WSNZ has, at the heart of its operations, a commitment to enabling the community well-being of all New Zealanders participating in aquatic sport and recreation or living near bodies of water. Our leadership, advocacy, policies, initiatives, and funding of programmes work to reduce the incidence of preventable drowning and injury in Aotearoa, New Zealand. Our work strives to contribute to a thriving society for individuals, families, and communities. A society where local communities inter-connecting economic, social, cultural, and environmental well-being needs are all met.

The Four Well-beings in the Local Government Act

Most definitions of well-being focus on the quality of life, a healthy human condition as well as happiness and prosperity. Social science research suggests that well integrated individuals with shared community goals have better health and well-being outcomes. Research also indicates the four domains of well-being are all interconnected, and all connect in some way with water safety.



The following outlines how water safety and drowning prevention infrastructure, services and activities provide local government with several opportunities to improve the community well-being of their community.

Cultural Well-being and Water Safety

Cultural well-being is defined by the Ministry for Culture and Heritage as:

'The vitality that communities and individuals enjoy through:

- *Participation in recreation, creative and cultural activities; and*
- *The freedom to retain, interpret and express their arts, history, heritage, and traditions*⁵.

Water is at the heart of our culture and identity as New Zealanders. New Zealanders have important connections to water through their history, experiences and practices that are important to them. Whether it is a connection to places that people swim, or swam as children, regular camping spots or mountain streams that people have encountered on tramps or hikes, many people have particular bodies of water that are important to them. These bodies of water can be important to a person's sense of identity, and from a Māori perspective, people are connected to water and to the natural world through their whakapapa. Aquatic recreation is a large part of the kiwi culture with many families and individuals enjoying spending time at their local beach, river, or lake and being able to

⁵ Te Manatu Taonga Ministry for Culture and Heritage (date unknown)

*safely enjoy taking part in aquatic activities such as, swimming, fishing, jet skiing, or boating is hugely important to New Zealanders.*⁶

Water safety knowledge and skills , gained from WSNZ’s aquatic education programs, promote New Zealanders cultural well-being by allowing individuals to participate in aquatic recreation in a safe , enjoyable, and culturally sensitive way. This sense of feeling ‘safe’ is also relevant to New Zealanders social well-being in that it benefits our physical and mental health.

Environmental Well-being and Water safety

*Environmental well-being promotes interactions with nature; for New Zealander’s to be able to enjoy and maintain their connections with water throughout New Zealand it is important that the quality of the water is maintained. The benefits of improving water quality of lakes and rivers throughout New Zealand benefit many activities from swimming to kayaking to mahinga kai. Environmental wellness can inspire individuals to live a lifestyle that is respectful of their surroundings and this in turn results in them assisting in maintaining and caring for waterway .*⁷

*Protection of mauri (life force or essence) is a principal issue for freshwater management, M āori throughout New Zealand are increasingly concerned with the integrity of waterways. A healthy body of water that has healthy mauri sustains healthy eco systems and supports a range of cultural environmental activities (mahinga kai or waka ama for example) and reinforces the cultural identity of the people.*⁸

Aquatic water, free from hazards such as bacteria, weeds, and floating objects, benefits New Zealanders well-being as it allows them to safely swim, dive, boat and gather food. Environmental well-being and water safety are interrelated, one does not exist in isolation of the other . Environmental well-being also re-enforces New Zealanders cultural identity.

Economic Well-being and Water Safety

Over the past ten years preventable drownings and injuries have incurred social and economic costs of over \$5 Billion. However, this financial figure does not illustrate the real cost in pain and suffering and disruption to families and work.

*Social costs of fatal preventable drownings and water related injuries can be difficult to isolate and measure. The individual victim is usually the person most directly affected; however, accidents can potentially impact on family members, coworkers, medical care providers and a host of other individuals. Socio demographic differences potentially modify the type and extent of a fatal preventable drowning or injury’s social costs. An individual’s age, gender, race, ethnicity, nationality, education, and their socioeconomic status all can influence the responses of the individual as well as others in their social circle. Multifarious impacts are possible and may include vocational, psychological, behavioral, social, economic, and functional effects. These costs and their impacts are varied, wide reaching and include both direct and indirect costs, costs at the micro and macro levels .*⁹

Water safety and drowning prevention services, activities and infrastructure reduce the social cost of drowning. Preventable drownings save the economy costs in terms of reduced hospitalisations, ongoing medical attention, and the attendance of police, ambulance etc. at events. Preventable drownings also reduce family and whanau economic, social, and cultural costs resulting from loss of

⁶ Ministry for the Environment, Manatu Mo Te Taiao, 2020

⁷ U C Davis, 2020

⁸ Tipa and Tierney, 2006

⁹ Dembe, 2001

household income, a primary care giver, and that person 's broader contribution to their community. Reduced social costs benefit the economic well-being of local communities.

WSNZ's awareness and behavioral change programs also provide economic well-being benefits to international visitors, who unaware of the risks in some of our popular aquatic environments , are often included in New Zealand's drowning statistics .

Water safety and drowning prevention services , activities and infrastructure also benefit the economic well-being of local communities. These benefits can be seen in the revenue generated through fees and local employment (which has an economic multiplier effect) .

Social Well-being and Water Safety

*Social connections play an important role across many aspects of people 's lives, from employment opportunities and advice on important life decisions, to receiving support during hard times and having someone to enjoy life and relax with. There is a growing body of evidence supporting the notion that healthy social networks are important for health and well-being.*¹⁰

*Aquatic activities are often undertaken as social activities and allow for social connections to be formed and maintained. Aquatic recreation is both a means to an end (contributes to health and fitness) and an end in itself (enjoyment and satisfaction). Recreation is a useful tool for social connection and social well-being.*¹¹

WSNZ's awareness and behavioral change programs allow individuals (and their families) to be able to safely partake in aquatic recreation activities . These programs equip them with water safety skills to ensure they can keep themselves and their families safe in, on , and around the water. Community education, and the use of safety/warning signage, also promotes awareness of the risks and dangers inherent at popular aquatic recreation spots .

Social well-being can also be enabled through the concept of safe communities. Safe communities are a World Health Organisation (WHO) concept that recognises safety as a universal concern and a responsibility for all. A safe community is a livable community where people can go about their activities in an environment that is without fear, risk of harm, or injury . Twenty-two communities in New Zealand are accredited as Safe Communities by the Safe Communities Foundation New Zealand (SCFNZ). A further five are currently working towards accreditation which is based on the WHO endorsed Safe Communities model. The safe community's website states :

*Community safety is not only about reducing and preventing injury and violence. It is about well-being, building strong, cohesive, vibrant, participatory communities. Homes, the roads, public spaces and the workplace are safe for everyone to enjoy. This is exactly what the Safe Communities Foundation New Zealand (SCFNZ) does for community development, through leadership and collaboration, to create safer communities to work, play and live . The majority of community-based injuries and accidents are preventable and predictable – it is this premise that forms the basis for everyone's safety. Each community or local area is different - each safety approach meets the unique needs of the people, their goals, and the community values, working together for better outcomes. SCFNZ specifically supports communities to adopt the Safe Community model to increase well-being and become effective advocates and enablers of injury and violence prevention*¹².

¹⁰ Frieling, Krassoi, & Cording, 2018

¹¹ Recreation Aotearoa, 2019

¹² Safe Communities Foundation NZ, 2020

This approach to community safety encourages greater co-operation and collaboration between non-government organisations, the business sector, and local and central government agencies. It increases community well-being by creating an infrastructure in local communities to increase action by building local partnerships and collaborative relationships. Currently, some Councils in New Zealand incorporate water safety and injury prevention into ensuring the well-being of the community. WSNZ encourages all councils to consider the benefits to the well-being of their communities of becoming an accredited safe community. WSNZ also encourages all existing accredited communities to place greater emphasis on water safety in their regions.

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First name: Gaeleen

Last name: Wilkie

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

General comment

I would like to support Taupo Blue Light Ventures submission for a Youth Hub in Taupo. Taupo Pathways for Youth Employment is keen to be part of this venture and support it in anyway we can. There is definitely a gap for a facility such as this in our community.

Attached Documents

| File |
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No records to display.

Organisation:

Motuoapa Bay Holiday Park

First name: Brendan**Last name:** Brosnahan

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies

Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Water

Hi There,

Yes we are in desperate need of fresh main water for our guest and also personal use!

At the moment we use a bore water system which is degenerated to a point that it is unpaletable for human use!

We are aware of a survey conducted in 2013, the result being not to go ahead as the was only 5 people in favour of it! Mainly due to the cost as they were holiday homes at that stage.

Due to the deterioration of the water i have reservade motuoapa esplande which would be the water extension ruite of only 300 m.

there are 14 house on motuoapa esplande and 9 of the are happy to contribute towards the cost.

We would like you to treat this as urgent matter

Kind Regards

Brendan Brosnahan

0274420061

Attached Documents

| File |
|------------------------|
| No records to display. |

Organisation:

Kids Greening Taupō

First name: Sian**Last name:** Moffitt

Would you like to present your submission in person at a hearing taking place 4-6 May 2021? Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.

*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Transport

Transport

- More cycleways for people to ride to work/school safely. Bike routes should be easily flowing paths to schools from the suburbs.

e.g. from – Acacia bay

- Rangatira Park
- Richmond Heights
- Around central Taupō too

- It would be good if Taupō was more like the Netherlands with biking being prominent. It then needs to be more part of the roads i.e. bike zone a set part of the roads.
- Make it legal to bike on footpaths in Taupō.
- There are lots of reasons that it is a good idea to bike more, and lots of research to show that safer bike paths encourage people to bike more. <https://www.nzta.govt.nz/assets/Walking-Cycling-and-Public-Transport/docs/benefits-of-investing-in-cycling/cyclelife-benefits-booklet.pdf>
- Transport priorities: walking>biking>wheels>buses>cars. Our local government needs to help our local population utilise non-vehicular modes of transport!
- Work on improving overall traffic flow within town – spa roundabout, Napier-Taupō intersection
- Support more low car zones in the downtown area e.g. Horomatangi St, no traffic and just a walkway like streets in Napier town.
- Taupō transport system – need more alternative, cost-effective transport options
- Public transport – there are not enough public buses and they run at strange times. It would help if there were cheaper buses and that the public was provided with a better understanding of their timetables (i.e., stop times amongst different suburbs).

Parks, Reserves & Sports Grounds

Parks, Reserves and Sports Grounds:

- Plant more native plants in our town and reserves to attract birds. Increasing biodiversity has a wide-range of benefits for both people and the planet <https://environment.govt.nz/facts-and-science/biodiversity/why-biodiversity-matters/>
- Native flowering plants attract birds and invertebrates.
- We want more green spaces
- Include food-producing species on public land as this helps with reducing equity issues.

General comment

Do you have any other feedback or comment?

- We think that Blue Light Taupo's "Youth Development Centre" proposal is a really good idea.

Attached Documents

| File |
|--|
| Kids Greening Taupo Student Leaders LTP submission |

Introduction

The Kids Greening Taupō Student Leadership Team is about learning leadership skills, taking action, connecting with the community, and "improving the Taupō environment for people and native wildlife". We work alongside Greening Taupō to "create a sustainable future" not just through planting trees, but also through learning to live more sustainably and working on other projects in the community.

The Kids Greening Taupō Senior Student Leadership Team has been learning about sharing our opinions with Council through the submission process to play our part in shaping Taupō. We brainstormed in groups to provide feedback on issues that are important for us, to feed into the Taupō Long term plan. This submission is based on the wide range of research that clearly demonstrates the many benefits of more pedestrian-modes of transport and increased biodiversity. **We need strong local governments to lead from the front, breaking down barriers to ensure that everyone has the opportunity to live more sustainable livelihoods.** We want our Council to develop Taupō for healthy people and living species, not just cars.

Our Long Term plan ideas come under three categories:

Transport

- More cycleways for people to ride to work/school safely. Bike routes should be easily flowing paths to schools from the suburbs.
e.g. from – Acacia bay
 - Rangatira Park
 - Richmond Heights
 - Around central Taupō too
- It would be good if Taupō was more like the Netherlands with biking being prominent. It then needs to be more part of the roads i.e. bike zone a set part of the roads.
- Make it legal to bike on footpaths in Taupō.
- There are lots of reasons that it is a good idea to bike more, and lots of research to show that safer bike paths encourage people to bike more. <https://www.nzta.govt.nz/assets/Walking-Cycling-and-Public-Transport/docs/benefits-of-investing-in-cycling/cyclelife-benefits-booklet.pdf>
- Transport priorities: walking>biking>wheels>buses>cars. Our local government needs to help our local population utilise non-vehicular modes of transport!
- Work on improving overall traffic flow within town – spa roundabout, Napier-Taupō intersection
- Support more low car zones in the downtown area e.g. Horomatangi St, no traffic and just a walkway like streets in Napier town.
- Taupō transport system – need more alternative, cost-effective transport options
- Public transport – there are not enough public buses and they run at strange times. It would help if there were cheaper buses and that the public was provided with a better understanding of their timetables (i.e., stop times amongst different suburbs).

Parks, Reserves and Sports Grounds:

- Plant more native plants in our town and reserves to attract birds. Increasing biodiversity has a wide-range of benefits for both people and the planet <https://environment.govt.nz/facts-and-science/biodiversity/why-biodiversity-matters/>
- Native flowering plants attract birds and invertebrates.
- We want more green spaces
- Include food-producing species on public land as this helps with reducing equity issues.

Do you have any other feedback or comment?

- We think that Blue Light Taupo 's "Youth Development Centre " proposal is a really good idea.

Organisation:

Turangi-Tongariro Community Board

First name: Clint**Last name:** Green

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Turangi hearing

Additional requirements for hearing:

| | |
|--|--|
| | |
|--|--|

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 2

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Water

1. Turangi-Tongariro Community Board advocate for Lake Taupo as the 'Jewel in the crown of the North Island' and must be protected as Toanga.

Transport

1. Turangi-Tongariro Community Board support Taupo District Council continued advocacy for the realignment and review of the State Highway One, Turangi to Taupo.

Parks, Reserves & Sports Grounds

1. Turangi-Tongariro Community Board support the proposed Turangi Recreation Activity Centre.
 2. Turangi-Tongariro Community Board request the inclusion in the 10 year plan, regarding the connection of Tokaanu and Motuoapa via a 'boardwalk'. Believe there has been some work done previously by Council in terms of feasibility/costing etc.
 3. Turangi-Tongariro Community Board request funding in the 10 year plan for Turangitukua Park security and community safety. In particular, the entrances to Te Aonini and Hirangi road entrance, including earthworks and boundary fencing. Estimate \$140,000.
-

Libraries & Museum

1. Turangi-Tongariro Community Board support Issue 3, option 2. However the building of a suitable and appropriate satellite Museum in Turangi.
-

Swimming Pools

1. Turangi-Tongariro Community Board support the current level of service for Aquatic Centre/Turtle pools in Turangi.
-

Economic Development & Events

1. Turangi-Tongariro Community Board advocate for the provision of the economic development person resource to be retained for the Turangi-Tongariro Ward as part of the 10 year plan and EGLT Statement of intent.
-

Financial Strategy & Infrastructure Strategy

1. Turangi-Tongariro Community Board support Taupo District Council financial and infrastructure strategy.
-

Democracy, Planning & Investments

1. Turangi-Tongariro Community Board support the continued relationship and partnership with Ngati Turangitukua.
-

General comment

Thank you for the opportunity to submit on behalf of the community board.

Clint Green

Chair

Turangi-Tongariro Community Board

Attached Documents

File

No records to display.

First name: Belinda

Last name: Walker

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies

Option 1

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 2

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Water

Concern over the quality of the water pipes

Transport

We need public transport options for Kinloch

Parks, Reserves & Sports Grounds

Insufficient fields and activities in parks for Kinloch

Libraries & Museum

Great service

General comment

Please consider the submission attached regarding Kinloch Families priorities for Kinloch

Attached Documents

| File |
|--------------------------------------|
| Kinloch Families LTP submission 2021 |

Priorities for Kinloch from a Kinloch Families Perspective

Background

Kinloch has experienced significant growth, especially over the last 4 years, with 17% growth in rateable properties since 2017 (from a base of 1101 properties in 2017, source TDC) and projected figures of a further 44% increase over the next 30 years (based on lots created; TDC Developer Contribution policy).

Accurately measuring Kinloch's permanent population size has been made more challenging by the last Census data being both unreliable and already out of date for Kinloch, however around 1000 people appears to be the current estimate. This does not take into account the large holiday home population which can increase demands on services such as wastewater up to 4 times the normal levels at peak times of the year (TDC Wastewater levels 2019/2020).

While historically Kinloch's permanent population has been predominantly the over 65s, the recent growth has seen a significant increase in the number of families. One consequence of this increase has been the local primary school, Wairakei Primary School, having to introduce a school zone to contain the school roll. Despite the introduction of the zone and building 2 new classrooms, Wairakei Primary School's roll continues to be very stretched and Kinloch's growth has been acknowledged as one of the key factors.

At the end of the Kinloch Representative Group meeting in March 2021 the TDC CEO, Gareth Green, said one of the most useful things the Kinloch Community could do for a submission to the Long-Term Plan is give the TDC an idea of our priorities.

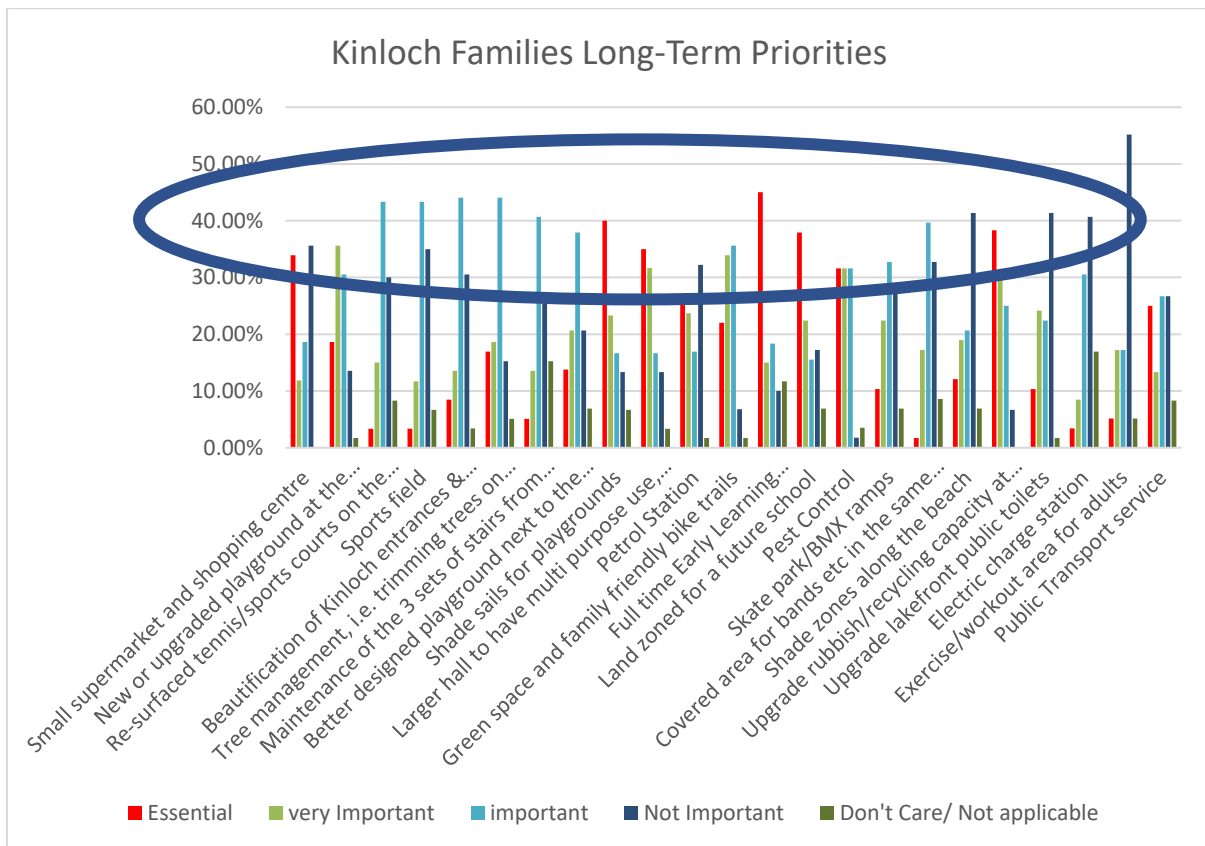
To capture the priorities of Kinloch Families we have used the Kinloch Mums Facebook group. This group was established 29 September 2016 to facilitate Kinloch families (both permanent and visiting) helping each other and enhance their connection with each other and their community. It has grown to 336 members, with 245 members living locally. From 1 Jan to 15 April 2021 alone it has grown by 14% (294 to 336 families, with 295 members active). To join this group, members are required to answer the question, "What's your connection to Kinloch?" and the vast majority of answers in 2021 have been moving or building in Kinloch...we're growing fast!

We ran an online workshop to identify the needs of the Kinloch Families community and then a survey to develop the priority list of these needs.

Results

3 questions were asked; rank the priorities list, how many in your household and are you a permanent resident, holiday home owner or visitor. From the last 2 questions we know that of the 60 respondents 95% were permanent residents and their combined households equals over 220 permanent residents of Kinloch.

| Please rank the following according to how important you think this is to Kinloch? | | | | | |
|--|-----------|----------------|-----------|---------------|----------------------------|
| | Essential | very Important | important | Not Important | Don't Care/ Not applicable |
| Small supermarket and shopping centre | 33.90% | 11.86% | 18.64% | 35.59% | 0.00% |
| New or upgraded playground at the lakefront | 18.64% | 35.59% | 30.51% | 13.56% | 1.69% |
| Re-surfaced tennis/sports courts on the Domain | 3.33% | 15.00% | 43.33% | 30.00% | 8.33% |
| Sports field | 3.33% | 11.67% | 43.33% | 35.00% | 6.67% |
| Beautification of Kinloch entrances & roundabouts | 8.47% | 13.56% | 44.07% | 30.51% | 3.39% |
| Tree management, i.e. trimming trees on all burms | 16.95% | 18.64% | 44.07% | 15.25% | 5.08% |
| Maintenance of the 3 sets of stairs from Nesbitt Tce to lake | 5.08% | 13.56% | 40.68% | 25.42% | 15.25% |
| Better designed playground next to the existing hall with shade | 13.79% | 20.69% | 37.93% | 20.69% | 6.90% |
| Shade sails for playgrounds | 40.00% | 23.33% | 16.67% | 13.33% | 6.67% |
| Larger hall to have multi purpose use, indoor court for bowls, basketb | 35.00% | 31.67% | 16.67% | 13.33% | 3.33% |
| Petrol Station | 25.42% | 23.73% | 16.95% | 32.20% | 1.69% |
| Green space and family friendly bike trails | 22.03% | 33.90% | 35.59% | 6.78% | 1.69% |
| Full time Early Learning Centre/Kindergarten | 45.00% | 15.00% | 18.33% | 10.00% | 11.67% |
| Land zoned for a future school | 37.93% | 22.41% | 15.52% | 17.24% | 6.90% |
| Pest Control | 31.58% | 31.58% | 31.58% | 1.75% | 3.51% |
| Skate park/BMX ramps | 10.34% | 22.41% | 32.76% | 27.59% | 6.90% |
| Covered area for bands etc in the same area as the Hall | 1.72% | 17.24% | 39.66% | 32.76% | 8.62% |
| Shade zones along the beach | 12.07% | 18.97% | 20.69% | 41.38% | 6.90% |
| Upgrade rubbish/recycling capacity at lakefront | 38.33% | 30.00% | 25.00% | 6.67% | 0.00% |
| Upgrade lakefront public toilets | 10.34% | 24.14% | 22.41% | 41.38% | 1.72% |
| Electric charge station | 3.39% | 8.47% | 30.51% | 40.68% | 16.95% |
| Exercise/workout area for adults | 5.17% | 17.24% | 17.24% | 55.17% | 5.17% |
| Public Transport service | 25.00% | 13.33% | 26.67% | 26.67% | 8.33% |



Conclusion

All items were considered important enough by our Kinloch Families community to be listed.

6 items are rated as Essential by 30% or more of our respondents:

1. **Full time Early Learning Centre/Kindergarten (45%)**
2. **Shade sails for playgrounds (40%)**
3. **Land zoned for a future school (38%)**
4. **Upgrade rubbish/recycling capacity at lakefront (38%)**
5. **Larger hall to have multi-purpose use, indoor court for sports, large functions, dividers for multiple groups to use at any 1 time, eg visiting DR or Plunket nurse (35%)**
6. **Pest Control (32%)**

These are the top priorities that Kinloch Families need the Taupo District Council to work with us to achieve.

Action Required

1. Work with the Kinloch Families community, developers, Ministry of Education, Central Kids Kindergarten Trust and a local school to establish a site for a full-time Kindergarten/Early Learning Centre and school/off-site classroom
2. Funding in the Long-Term Plan for shade sails for playgrounds, upgrading rubbish/recycling capacity at lakefront, Larger Hall and on-going support for pest control.
3. Further work with Kinloch Families to refine the needs list and identify any further items that can be achieved

Organisation:

Thermahomes Ltd

First name: Paul**Last name:** Henson

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 2

Transport

I am very disappointed in the quality of traffic consultants in NZ, their and council's bias toward traffic lights, council's analysis of these reports and council's decision making process.

In regard to the Norman Smith traffic lights installation - there was no significant analysis of all options - only traffic lights were promoted. There was a collective ignoring by council staff and councillors, of my comprehensive analysis of the serious issues of the (sole consultant) Traffic Design Group report, which was fundamentally flawed in many areas. This criticism was backed up by a local traffic engineer, and a petition of over 1,000 but again was ignored.

In regard to the Nukuhau 780 sections proposal - the data supplied by the consultants for this project shows that roundabouts are the better option, but somehow traffic lights are recommended. This is, frankly, bizarre. Added to that is the consultant's advice that traffic management will be sorted by 2041 when the new second bridge is completed. How this leap of logic is achieved is unknown as the council have no concrete plans for a bridge.

In regard to the current plans for the TTCT project and specifically the 5 sets of traffic lights now being planned, there has been a serious lack of information from the project team / a lack of options presented to council / a bias towards traffic lights with no justification being able to be supplied (despite 2 meetings and very direct simple questions to this effect) / a pretense that no consultation was required despite some serious changes to the CISP / a reliance on the 'Taupo

Model" as created by TDG (now Stantec) which was clearly substandard and biased.

Virtually every person I talk to states quite clearly that roundabouts are the preferred option.

Notable is the reluctance of project team staff to supply any reasons for the proposed traffic lights and only the vague "it meets our outcome criteria". Other parts of the project elicited clear and logical reasoning that was lacking as soon as traffic lights were mentioned. This is not professional and indicates they are 'hiding something'.

The current TTCT plan has not included (by the project team's own admission) the overall plan for transport solutions in the wider (non-CBD) area, including an admission that the second bridge proposal (which has been debated for over 20 years with no result) will not be happening for another approximately 5 to 10 years.

The quality of decision making in regard to traffic management is, in my opinion, very poor and I can only assume that there are other underlying issues that drive the poor decision to add another 5 sets of traffic lights around the town centre. This decision will be a disaster for traffic flow, it compromises safety, it will add to delays, it will cost the ratepayers maintenance in the long term, it will reduce driver acceptance. In short, drivers will avoid all streets with traffic lights therefore causing a barrier to entry to town and reduce the benefits of better solutions (such as doing nothing apart from direction of flow change for Titiraupenga or roundabouts), therefore failing to achieve the outcomes that council have prioritized.

It will be the worst decision council have made in some time and adds to the collectively poor decision making by council over the last 5 years or more.

In regard to the Arrowsmith, Kiddle, Napier intersection - this has been poorly handled, with a serious lack of concern about drivers safety, despite some serious crashes (including a person breaking her neck). Council's poor response has been to say "wait until Aug 2021". Some simple solutions were suggested but completely ignored in favour of doing nothing. Again, frankly, this is hopeless and shows a serious lack of ability by those responsible in council to make sensible decisions.

The lack of consultation is also very poor with only a few interest groups being asked their opinions on various projects, and little effective widespread ratepayer consultation. The result of this is a poor understanding of ratepayers wishes and further alienates council from their ratepayers. Council seem to forget that we, the ratepayers, are the most important part of Taupo's society, not council staff / ceo / mayor / councillors etc.

Comprehensive reviews are in order of - the consultants ability to provide relevant and unbiased information, the consultation process and a serious analysis of council's decision making process.

Libraries & Museum

I feel the main library functions well, with around 300,00 visits p.a. showing it's popularity.

In general terms I support the investigation into a new art gallery / museum facility.

Financial Strategy & Infrastructure Strategy

Building Consents, Resource Consents, Dogs, Noise, Liquor, Environmental Health

I dealt recently with a housing kitset company who deal with councils all over NZ. They said that Taupo's council was one of the worst he had ever dealt with.

In regard to my personal experience - some of the staff are very helpful and accommodating, while others seem to make it their personal mission to make life as difficult as possible.

Dog control has been ineffective with complaints not even being acknowledged.

Democracy, Planning & Investments

Democracy in regard to TDC is a joke.

TDC may go through the correct bureaucratic process but they are 'judge and jury' when it comes to doing whatever they want, with little regard for the general public's wishes. They are not accountable which makes them dangerous decision makers.

As a result, there is a general feeling in the community that there is no point in complaining - council will just do whatever they want anyway.

This has been evident in many major projects such as the old CAB, the cultural centre, the Norman Smith traffic lights, the hotel application, the Maori wards, the TTCT - with council not being willing to be pro-active in asking ratepayers what they want.

In regard to Maori wards - this is a clear example of council ignoring Taupo and NZ ratepayers' wishes while pursuing their own political agenda. It is a racist-based, illogical, outdated anachronism - the proposal will undermine the ability for rates to be spent as ratepayers, as a democratic group, want them to be spent, not as one ethnic interest group wants to influence them to be spent.

Secondly - limited choice isn't democratic - various options have been proposed, such as including a CAB in all options for the cultural centre without an option to do nothing. This is not democracy, it is a biased agenda from council.

Council appears to learn nothing from their mistakes.

Council do not appear to understand long term strategy, sensible implementation, constructive consultation, or risk management. Some projects have been debated for decades (the second bridge) with no outcome. The town centre plans have waited 16 years for implementation. This isn't just being cautious - it shows a lack of ability to decide.

Also the quality of the CEO needs to be addressed - running a \$60m organization requires more

than a planning degree. Gareth Green has shown, time and again, that he cannot make sensible, pragmatic, intelligent decisions.

The mayor has very little ability to address tough questions and avoidance seems to be his 'modus operandi'.

Councilors also need to be better qualified - most have no clues how to have a decent discussion, and avoidance and following others is the default setting.

General comment

You only ask for my choice on 2 options for 'leasing or building' to accommodate TDC staff.

Where is the option to stay where you are in 5 buildings - which would cost \$300,000 LESS p.a. than a lease of another building?

Attached Documents

| File |
|------------------------|
| No records to display. |

Organisation:

Taupo Business Chamber

First name: Sarah

Last name: Davidson

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies
Option 1

Leasing or owning a CAB
Option 2

Taupo Museum and Art Gallery Building
Option 1

Lake Taupo Protection Project hearing
Yes

General comment
Please refer to the attached submission comments document

Attached Documents

| File |
|---|
| Submission to Taupo District Council LTP 21-31 (V3) (1) |



Submission to Taupō District Councils 2021/31 Long-term Plan

Prepared: April 2021
Submitter: Taupo Business Chamber
Address: PO Box 2377, Taupo, 3331
Phone: 07 217 2177
Email: info@taupo-chamber.co.nz

The Taupō Business Chamber is the local & independent voice for business in the Taupō District (District). We exist to promote business growth and vitality across the District.

We represent approximately 225 members who collectively employ over 1500 staff.

Taupō Business Chamber considers that business growth, prosperity and vitality in the District is crucial to maintaining a prosperous and liveable District that supports the wellbeing our whole community. This is critical now more than ever, in a post COVID context, and the Taupō District Council (Council) Long-Term Plan 2021-2031 (LTP) will play a critical role in supporting this.

Based on our preliminary assessment of the Council Consultation Document against our Advocacy Manifesto we would like to submit the following points and to request a slot to speak to these at your hearings.

With regards to your four primary questions for feedback we comment as follows:

1. FUNDING OF COUNCIL WATER SUPPLIES:

Based on our preliminary assessment, we support option one as it looks to provide the most equitable solution across the District without significantly disadvantaging proportions of the population.

2. LEASING OR OWNING A COUNCIL ADMINISTRATION BUILDING:

As per our previous submissions on the Council Administration Building (CAB) project we have had varied feedback on the lease vs build debate. Notwithstanding this, our members were largely in support of Council building its own building as this is a once in a generation opportunity (possibly even more) for Council to invest in our township to create a lasting asset not just for administrative purposes but also for our District to prosper.

While we see potential benefits with shifting to a lease option (and a number of our members support this), we are concerned that the developer may not create an inclusive shared space within the Taupō central business district that supports locals, businesses and visitors alike. We feel that the information outlined in the consultation document on the lease proposal does not provide adequate information on what this space will look like and the wider benefits to our community.

As a result at this stage we continue to support option two to build you own building, until such time as we have adequate information to feedback on the lease proposal.

3. TAUPŌ MUSEUM AND ART GALLERY:

We support option one not to construct a new museum and art gallery.

In our previous submission we supported the development of a new museum and art gallery as part of a CAB precinct. However, our membership were not in support of the development if it were to be done separately to the CAB site.

We see significant benefit of it from a cultural, heritage, community and visitor perspective, but also see developments such as this putting a significant burden on the local community and not being run in a 'commercial' manner.

The public-private partnership suggested in Option 2 would be preferable. However, as these 'private' funders have not been sought we feel that the business case is not strong enough for inclusion in the LTP. We would however, like to see that this project continue to be explored and considered for inclusion on the next LTP.

4. **LAKE TAUPŌ PROTECTION PROJECT:**

We have chosen not to support an option on this matter.

The importance of the protection of Lake Taupō remains to be of great importance to our members as many of them rely on it for their business' prosperity. As such, it is highlighted in our Advocacy Manifesto as a priority area.

The mechanisms of its protection are not something that we hold a strong opinion on nor have significant expertise in, and feel that there is a lack of information in the consultation document in order to provide feedback on. Is the current mechanism broken? We would like to hear the positions of key stakeholders including iwi & landowners on what mechanism they believe will work best before providing feedback on this.

5. **OTHER COMMENTS:**

We would like to make the following additional comments:

- a) **TŪRANGI RECREATION ACTIVITY CENTRE:** This looks to be a positive development for Tūrangi and something that appears to be overdue.
- b) **WAIORA HOUSE:** We support the Council looking to rebuild this facility and look forward to partaking in consultation on what this will look like in due course.
- c) **THREE WATERS REFORM:** We support Council's approach and inclusion in the LTP and we look forward to participating on consultation in due course.
- d) **CRITICAL ASSETS:** Having a reliable asset network is critical to the running of our businesses and, as mentioned above, the protection of our Lake is of great importance to our membership. We support the Council undertaking significant investment in this area and rolling out a robust renewals strategy.
- e) **CLIMATE CHANGE:** This is one of the most significant issues facing our community and world as a whole, we are very pleased to see Council taking a leadership position on this issue.

- f) **DELIVERING OUR CAPITAL PROGRAMME:** Council has a significant capital expenditure programme and we are pleased to see that they are investing in programmes and training to improve deliverability.

- g) **AMPLIFY:** We understand that Amplify has sought an increase in funding of \$135,000.00 taking the investment by the Council in our Economic Development Agency to \$600,000. We support Amplify's request and this investment as now is the time to put the pedal to the floor as it were.

- h) **DESTINATION GREAT LAKE TAUPO:** We would like to continue to share our support for the work that Destination Great Lake Taupō (DGLT) does for our District and greatly support continued funding of DGLT by the Council.

We look forward to speaking to our submission in May and expanding further on these points.

Regards

The Taupō Business Chamber

First name: Melissa

Last name: Renwick

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Present by video link

Additional requirements for hearing:

Feedback

Issue 1: Funding of council water supplies
Option 1

Leasing or owning a CAB
Option 1

Taupo Museum and Art Gallery Building
Option 1

Lake Taupo Protection Project
Option 1

Lake Taupo Protection Project hearing
No

Attached Documents

| File |
|-----------------------|
| TDC_Submission_160421 |



Hospitality New Zealand

TO TAUPO DISTRICT COUNCIL

SUBMISSION ON

LONG TERM PLANS 2021-31

13 APRIL 2021

CONTACT DETAILS: Hospitality New Zealand

Contact: Melissa Renwick

Phone: 0800 500 503

Email: melissa@hospitality.org.nz

www.hospitality.org.nz

About Hospitality New Zealand:

1. Hospitality New Zealand (“Hospitality NZ”) is a member-led, not-for-profit organisation representing approximately 3,000 businesses, including cafés, restaurants, bars, nightclubs, commercial accommodation, country hotels and off-licences.
2. Hospitality NZ has a 119-year history of advocating on behalf of the hospitality and tourism sector and is led by Chief Executive Julie White. We have a team of seven Regional Managers located around the country, and a National Office in Wellington to service our members.
3. Hospitality NZ has a Board of Management, made up of elected members from across the sectors of the industry, and an Accommodation Advisory Council, made up of elected members from the accommodation sector.
4. We also have 20 local Branches covering the entire country, representing at a local level all those member businesses which are located within the region. Any current financial member of Hospitality NZ is automatically a member of the local Branch.
5. This submission relates to the Long-Term Plan 2021-31 (“the Plan”).
6. Enquiries relating to this submission should be referred to Melissa Renwick, Regional Manager – Central North Island, at melissa@hospitality.org.nz and 0275 072 771.

General Comments:

7. Hospitality New Zealand welcomes the opportunity to comment on Taupo District Council’s Long-Term Plan 2021-31. We have a number of general concerns on issues that we believe will rear their head in the next ten years. These include infrastructure funding, local alcohol policies, short-term rental accommodation, and responsible camping.

Rates

8. Hospitality NZ urges caution around rates increases. While we are supportive of the more conservative approach of council’s plan, we are wary of in many cases, businesses being asked to carry an unfair proportion of the rates bill.
9. We note that small businesses are not being targeted specifically with any unfair commercial differentials and we wanted to record our appreciation for the position of council being willing to work with and support businesses in the hospitality sector.

Infrastructure Funding

10. Local Councils in some parts of the country have recognised infrastructure funding is a significant issue and are working towards change, some Councils are looking at targeted rates while others have openly criticised the funding investment options put forward by the Government.
11. In 2019, Productivity Commission undertook its report into Local Government Funding and Finance. The report recommended that “Better use of existing tools and central government funds should be enough to close the tourism funding shortfall. Given the small scale of the funding gap, introducing new funding tools would incur significant

implementation, administration and enforcement costs and is unlikely to result in a net benefit to councils.”

12. We endorse those sentiments – rather than introducing new tools that target specific sectors, councils should make better use of existing tools to achieve their goals.
13. Hospitality NZ believes a consistent and fair nationwide approach to the funding of core infrastructure needs to be introduced.
14. Hospitality and accommodation sectors are viewed by local councils as an easy source of funds, via targeted rates on commercial businesses, or implementing bed taxes. Hospitality NZ opposes the introduction of bed tax as it targets only those people staying in commercial accommodation.
15. If a targeted rate or visitor levy is deemed necessary, Hospitality NZ believes these must be broad based taxes, and ensure that they are appropriately designed, are fair and equitable to those contributing, have community support, and are used solely for initiatives that benefit the visitor economy. Alternatively, those funds raised must be ring-fenced and used for the benefit of those contributing to the fund. However, Hospitality NZ’s preference would be for any funding of tourism infrastructure to come from a centralised pool.
16. Hospitality NZ recommends further consideration is given to implement the Productivity Commission’s report findings.
17. Prior to COVID, tourism was struggling to maintain social license in communities – in part given the infrastructure pressure tourism growth was placing on some regions. We recognise that tourism and hospitality use and benefit from a wide variety of mixed-use infrastructure. We now have a real opportunity to resolve some of these infrastructure issues and prepare for the rebuild of the sector.
18. Targeted rates and ‘tourism’ or ‘bed taxes’ concern our members, who assert:
 - These unfairly place the burden of funding infrastructure or promotion on just one part of the tourism/hospitality industry;
 - As ratepayers, businesses oppose increased rates to fund basic infrastructure they may not receive a direct benefit from i.e., infrastructure for freedom campers;
 - We would prefer to see Central Government funding of infrastructure, where local councils are unable to fund it themselves; and
 - If new funding schemes are required, there needs to be an emphasis on broad-based levying. They need to be fair and equitable and all businesses who will benefit from further infrastructure development should contribute.

Local Alcohol Policies (LAPs)

19. Hospitality NZ has and continues to be actively involved in developing LAPs, ensuring the sector, local communities and the viability of our members have the best fit settings and rules governing the sale and consumption of alcohol.
20. Hospitality NZ has actively contributed by submitting on all draft LAPs throughout the country. Some Councils have opted not to introduce a LAP and instead used the national default rules set out in the Sale and Supply of Alcohol Act 2012 (SSAA).
21. Since the implementation of SSAA 2012 Act it has become apparent that some Councils often attempt to include rules within an LAP that are beyond their authority. This is a timely and expensive process.

22. The wider hospitality industry would like the process of LAPs to be either repealed or significantly amended.
23. Within the current District Licencing Committees system, there is the ability for each licence to have appropriate restrictions placed on it if deemed necessary by the committee. A shift in the system whereby DLCs administer appropriate restrictions would render the LAP process unnecessary.

Short-term Rental Accommodation (STRA)

24. The significant growth in short-term rental accommodation (STRA) through providers such as AirBnB or Bookabach, has raised a number of concerns for the sector, including:
 - Peer to peer accommodation providers, particularly if they are operating in a highly commercial way, are often not meeting the regulatory requirements under the Building Act, taxation, health and safety or local government district plans that commercial accommodation providers are required to adhere to. Some of these regulations incur significant costs to businesses and this can create an imbalance in competition.
 - In some parts of the country, the preference for rental property owners to convert to AirBnB or similar, is resulting in a lack of available long-term rental accommodation for workers and families.
25. Traditional accommodation operators are seeking a fairer playing field with regard to commercial vs non-commercial rates and regulation.
26. STRA operators do not require the same building and operational compliance and therefore do not attract the associated costs that commercial accommodation providers do. However, they do benefit from things like tourism promotion which is often funded from the tourism and accommodation sector. STRA operators also have an impact on the communities they operate in, contributing to housing shortages, noise impacts and loss of community.
27. There is a growing inequity in the regulation of short-term and long-term accommodation. Stats NZ estimated that for 2018, STRA gross revenue was between \$550-\$700 million, with guest nights between 6-10 million.
28. The STRA sector operates mainly in residential areas, only pays residential rates, operates with less regulation, and often escapes appropriate taxation. Where councils have tried to regulate STRA operators, barriers for regulation include identification of STRA properties, lack of cooperation in data capture from operators and booking platform providers, and consistent regulation between local councils.
29. As more people look to non-traditional STRA, safety standards, hygiene standards, and contact tracing becomes significant guest care factors and priorities post-COVID-19. We face negative impacts of an unregulated and substandard product offered to both local and international visitors.
30. Hospitality NZ alongside other sector associations submitted a letter to MBIE in July 2020 recommending a compulsory registration/data sharing system that allows for information collection from all operators of STRA and a consistent national regulatory framework.
31. Hospitality NZ recognises the work of CAPT, the local representative group, many of whom are members of HNZ also and support the solution proposed in their submission.
32. Hospitality NZ would welcome the opportunity to work with you and related parties to:

- Define commercial accommodation in your area in a way that captures people who are benefiting from STRA house letting on a commercial level;
- Ensure rates are appropriately collected from these businesses;
- Ensure appropriate health and safety and compliance requirements on peer-to-peer house letting is set at a national level, removing the need for local councils to come up with the rules; and
- Advocate to Central Government to create a national register of short-term rental accommodation properties, moving towards fair regulation of STRA operators.

Responsible Camping

33. Freedom camping has been a part of New Zealand culture for many years. However, in recent years, freedom camping has attracted more attention as international tourism numbers have grown, and communities have expected higher standards from both domestic and international tourists. The proliferation of non-self-contained freedom campers parking up in non-compliant spots around the country has increased to the detriment of local's perception of visitors, the environment and to other visitors using these facilities.
34. The number of international visitors who did some freedom camping in New Zealand has been rising recently, from 54,000 in the year ended 2013 to around 123,000 in the year ended 2018. This followed a period of moderate growth from around 10,000 visitors at the beginning of the 2000's. Total estimated spending by visitors who did some freedom camping has also increased significantly in this period, from \$210 million in 2013 to \$540 million in 2018. The growth in numbers and spending from this group of visitors followed a similar pattern to that seen for total international visitors. However, even with this increase, only 3.4 per cent of visitors to New Zealand did some freedom camping in 2017 and 2018.
35. The definition of "self-contained" now means freedom campers wanting to stay in restricted areas will need a toilet that can be used inside the vehicle even when the bed is made up.
36. The wider industry feels their local councils need to do more to control this issue and are also concerned about the damage being done to scenic spots due to lack of appropriate facilities. When left unmanaged it effects the amenity of an area negatively through rubbish, waste and congestion in public areas.
37. Direct effects can be seen on smaller accommodation providers where freedom campers have the ability to stay in areas where no clear local rules have been established. Therefore, having the ability to stay centrally in their vehicles as opposed to staying at small to medium sized accommodation.
38. The Tourism Infrastructure Fund put public bathrooms in many popular tourism spots, and unintentionally created places where people could freedom camp – some of which were only a few kilometres from a holiday park. We do not believe this contributes to the type of high value visitor we want.
39. Businesses primarily impacted are holiday parks as these freedom campers would traditionally have stayed in these facilities. Currently issues for holiday parks include freedom campers using facilities without paying.
40. Hospitality New Zealand wants local government to develop and strengthen appropriate regulations for responsible camping, and create infrastructure cost support for the future.
41. Hospitality NZ would welcome the opportunity to work with you and related parties to:

- Take greater leadership in managing the locations where freedom campers can operate;
- Implement freedom camping bylaws through clear, honest, pragmatic consultation and feedback during its development; and
- Lobby to ensure Central Government has a strategy to acknowledge the growth in freedom camping – accommodating responsible camping but not to the detriment of other visitor experiences and other accommodation providers (i.e., Motels and Holiday parks).

Specific Comments:

Issue 4: The future of the Lake Taupo Protection Project

42. Hospitality NZ is supportive of the continuation of the Lake Taupo Protection Trust and their management of the Lake Taupo Protection Project. As the location of Taupo on the lake is the drawcard for many visitors to the region, we are supportive of any project that ensures the longevity of this attraction and thus continues to provide customers to local businesses.

Conclusion:

43. We thank Taupo District Council for the opportunity to provide input into the consultation.
44. We would be happy to discuss any parts of this submission in more detail, and to provide any assistance that may be required.

First name: Gill

Last name: Wotherspoon

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Issue 1: Funding of council water supplies
Option 1

Leasing or owning a CAB
Option 1

Taupo Museum and Art Gallery Building
Option 1

General comment

I strongly support the proposal to build a recreation activity centre in Turangi.

Attached Documents

File

No records to display.

First name: Paris

Last name: Gray

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Issue 1: Funding of council water supplies
Option 2

Leasing or owning a CAB
Option 1

Taupo Museum and Art Gallery Building
Option 1

Lake Taupo Protection Project
Option 1

Lake Taupo Protection Project hearing
No

Water

The Three Waters:

- the treated discharge for the Tūrāngitukua Wastewater Treatment Plant be moved away from water based to a land based system and removal of the Treatment plant from its current location of whanau owned land and pro-actively work with hapu and whanau towards remediation works for the existing site.
- that priority be given to our Taiao and the effects of this all infrastructure ensuring “Te mauri o te wai”
- that the council implement Cultural Health Monitoring within their reporting framework resourced to tangata whenua
- co-consent ownership of the Tūrangi Drinking Water Take.
- investing in more resources to undertake ‘preventative maintenance and rolling inspections’ across the entire district networks. The natural environment is critical to the health and wellbeing of people. The spiritual significance of water and traditional use is the essence of who we are as hapu and iwi. Spills to the lake and environment are not acceptable

Transport

- reduce Hiranangi road from 100km/h to 50km/h
- increased advocacy for Tūrangi to Taupō highway alignment and safety.

Parks, Reserves & Sports Grounds

- the development of a Tūrangi Recreational Activity Centre with the expectation that Ngāti Tūrangitukua are engaged as a partner throughout the initiation, scoping and project management process.

Libraries & Museum

- Trust recommends the development of a “Whare Taonga” here in Turangi.

Swimming Pools

- maintaining existing swimming pool level of service in Turangi, with free access to our tamariki.

Public Toilets & Cemeteries

- no Public Toilet amenities at Urupa

Solid Waste

- ‘Community Day’ where all whanau refuse can be disposed with zero cost.
- supports more funding and resources should be put into assisting with recycling at Marae, Sports Clubs, Schools, businesses and other high producers of recyclable and re-tasking waste, including composting. We support all organic and bio-waste being processed through worm farms and other biological methods.
- recommends council explore the opportunity for the Trust to grow delivery capability within the Turangi Refuse centre as part of councils long term planning.

Economic Development & Events

- council Invest in the Tūrangi Town Centre infrastructure, supporting the economic vision of the Hapu as a treaty partner.
- the council contract the Economic Development person, resourced by council through EGLT for the Turangi-Tongariro Ward to the Trust.

Financial Strategy & Infrastructure Strategy

- Recommend ‘Land based value’ options for Maori own land.
- council assist owners to develop their Māori Land to a point where they can be sustainable and can then have the capacity to contribute to community infrastructure through rates.

Rates

- review of the ratings system for Marae in particular the charges based on toilet numbers which does not reflect the actual usage.

- a review of the 'rates remission application process' every three years to reflect a better process where Hapu/Whanau have 'rates remission' status until the consent process commences to develop whenua.

Building Consents, Resource Consents, Dogs, Noise, Liquor, Environmental Health

- a fit for purpose consenting process for papakainga and assist hapu to develop clear pathways and and guidelines that assist Maori land owners to navigate through to creating healthy, safe, sustainable homes for people and community.
-

Democracy, Planning & Investments

- the council undertake a Bi-cultural approach in terms of all Council Planning documents, Democracy / committee minute taking including the integration of Te Reo speakers to be reflected in minutes of Council.

Attached Documents

| File |
|------------------------|
| No records to display. |

First name: Angela

Last name: Puru

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Issue 1: Funding of council water supplies

Option 2

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Water

Wastewater Treatment Plant be moved away from water based to a land based system and removal of the Treatment plant from its current location.

Investing in more resources to undertake 'preventative maintenance and rolling inspections' across the entire district networks. The natural environment is critical to the health and wellbeing of people

Transport

Reduce Hirangi road from 100km/h to 50km/h and or installing speed humps along Puataata and Hirangi Roads (high speed areas).

Parks, Reserves & Sports Grounds

Development of a Tūrangi Recreational Activity Centre with the expectation that Ngāti Tūrāngitukua are engaged as a partner throughout the initiation, scoping and project management process.

Swimming Pools

Recommend an outdoor water park in Turangi. Families who don't have the means of transportation to get to and from the lake/rivers.

Public Toilets & Cemeteries

No public toilets in cemeteries

Solid Waste

Recommend placing mini recycling centres around the town (streets) which will encourage the community to recycle and not dump it in the landfills.

Discount days for recycling appliances etc.

Stormwater

Gather the leaves that have fallen from the trees before it rains to prevent surface flooding and blocked stormwater drains.

Economic Development & Events

Recommend investing in the Turangi town Centre.

Financial Strategy & Infrastructure Strategy

Recommend Land based value' options for Maori own land.

Rates

Recommend a review of the 'rates remission application process' every three years to reflect a better process where Hapu/Whanau have 'rates remission' status until the consent process commences to develop whenua

Democracy, Planning & Investments

Recommend the council undertake a Bi-cultural approach in terms of all Council Planning documents, Democracy / committee minute taking including the integration of Te Reo speakers to be reflected in minutes of Council.

Attached Documents

File

No records to display.

Organisation:

Active Arts Taupo Inc

First name: Wendy**Last name:** O'Callaghan

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.**

*

Yes

Taupo hearing

Additional requirements for hearing:

LTP Submission – closes 16 April 2021
 Taupo Museum & Art Gallery build
 Option 1 - Do not construct a new museum and art gallery
 Option 2 - Construct a new museum and art gallery
 In the event that Option 1 takes precedence and the Museum & Art Gallery is not included in this Long-term Plan, what are the plans or measures in the meantime to ensure not only the Museum and Art Gallery are fit for purpose and meet the needs of the community and visitors, but also the arts in general are well resourced over the next few years? A clear strategy for building on and improving the status quo would be welcome.
 The original plan for the Cultural Precinct had the potential to extend the scope of resourcing the arts within or alongside

Feedback

Taupo Museum and Art Gallery Building
 Option 2

Attached Documents

File

No records to display.

LTP Submission – closes 16 April 2021

Taupo Museum & Art Gallery build

Option 1 - Do not construct a new museum and art gallery

Option 2 - Construct a new museum and art gallery

In the event that Option 1 takes precedence and the Museum & Art Gallery is not included in this Long-term Plan, what are the plans or measures in the meantime to ensure not only the Museum and Art Gallery are fit for purpose and meet the needs of the community and visitors, but also the arts in general are well resourced over the next few years? A clear strategy for building on and improving the status quo would be welcome.

The original plan for the Cultural Precinct had the potential to extend the scope of resourcing the arts within or alongside the Museum & Art Gallery development to address some of the issues that arts groups are dealing with.

Many members of the Creative Community in Taupo are facing similar struggles such as:

Facility maintenance and adequate scope for growth and development

Short term leases (ie AC Baths reserve leases expire in 2028, Active Arts lease is due to expire in a few years)

Availability of affordable facilities

Governance

Funding

Marketing

Financial management

Event management

Lack of volunteer time

A strategic approach in the district to address some of these issues would be of benefit to the Taupo Creative Community and the Taupo District Community as a whole.

Creating a Creative Hub could assist the creative community greatly, encouraging collaboration and reducing the 'siloing' that currently exists.

Two areas in particular are :

Creation of a shared facility

Shared paid personnel

Alongside a hub facility, creating an Arts Advisory would also be of benefit, plus the concern of visibility and accessibility to the arts and how this might be better addressed.

A community survey is currently being undertaken to ensure there is an actual want and need for these resources in the community.

How the council can help.

Build 'Fostering the district creative community ' into the long term plan as part of being a 'vibrant place to live'.

Provide guidance and contacts in regards to undertaking a feasibility study around a shared facility

Provide a councillor and/or council employee that will partner with the project

Undertake your own review of the current leases Creative Groups hold with you and the possibility of providing a site for a Creative Hub Facility. Ideally allocate land now.

Guidance around how the Council could aid in the above projects and the extent of involvement/resources you could provide.

Thank you for considering our submission, we look forward to presenting to you.

Further comment/feedback

See under feedback on LIBRARIES and MUSEUM regarding the arts.

While it is understandable post-COVID that the Council needs to prioritise infrastructure, it is important that the arts are not forgotten or relegated to insignificance. The arts contribute much value to creating a vibrant community and provide many economic and wellbeing benefits for residents. Refer to the link for evidence of what the arts contribute to any community - <https://www.creativenz.govt.nz/development-and-resources/advocacy-toolkit/the-evidence-for-advocacy>

Taupo's creative community is ever growing and deserves more strategic support and cohesion, in line with sport and other community activities.

First name: Peter

Last name: Kidd

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Water

Given this is a 10 year future plan I am disappointed the Council does not value water. If Council is serious about valuing this precious resource then why is it not being metered so water users have a sense of value. NONE of the options offered has any incentive to users to reduce water use OR look at options to reduce their consumption. A reduction in consumption will reduce the need for A/ Capital expenditure and B/ Cost of treating increasing amounts of water.

A properly accounted for costing will provide incentive to use (for examlpe) roof rainwater for many garden and other non essential activities and for users to be efficient in use for NON drinking water. New DRINKING water standards will require higher levels of treatment but water used for many purposes does not require that level of treatment so the resource needs to be valued.

One of your proposals has a single district wide charge. With no further charges after that, all water is FREE no matter how much is used?

I am disappointed at the options even if the new water authorities are taking over. We could have set it up so Taupo was seen as a community which valued its water.

General comment

The method by which the Council uses "inertia selling" to create SNA areas is very disappointing. If a ratepayer does not respond OR does not understand the SNA message sent the the area on their property will become an SNA regardless of what it actually contains.

This is the GREATEST DISINCENTIVE to landowners to plant native plantings. My own plantings done in 2005 which I funded and fenced are now going to be subject to resource consents to manage. If this does occur then why would I bother with any future plantings?

Arbitrary classification of WRC soil conservation areas which have a 999 year covenant on them as SNAs so we have double (two layers) of controls on them is beyond belief.

Attached Documents

File

No records to display.

Organisation:

Cheal Consultants

First name: Catriona**Last name:** Eagles

Would you like to present your submission in person at a hearing taking place 4-6 May 2021? Hearings in Turangi and Mangakino will be arranged if there are enough people wanting to present.

*

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Feedback

General comment

1. Submission on DC Policy

Cheal Consultants submits on the Development Contributions Policy on several matters of clarification

1. 1. Definition of Minor Dwelling

– Cheal Consultants supports the inclusion of a minor dwelling definition and its associated 0.5HUE allocation. This inclusion will enable property owners to provide for relatives and have small units for rental income.

- this wording should be altered to *Must be a second dwelling of less than 60m2 of GFA on an allotment*

1. 2. Clause 37 – definition of Commercial, industrial or retail allotment

- It is unclear how this definition of allotment relates to occupied areas which do not have a separate legal definition ie may be leased but not under a unit title, or subdivided lease area

- we support the change whereby contributions are only charged at subdivision of industrial and commercial property, not on change of use as this assists small business owners to lease smaller areas without high DC charges.

1. 3. Tables 2 & 3 – alterations for clarity

- To show transparency, it would be useful to understand in these tables the percentage of Development Contributions collected to date towards each project. This alteration would more clearly show which projects in Table 2 are continuing to be paid for and over time this will show the rate at which DCs are being collected.

2. Fees and Charges

Cheal Consultants submits on the changes to Fees and Charges Policy in that we support the minimal 2% increase in fees and charges, to assist in the economic development of the district.

Attached Documents

| File |
|------------------------|
| No records to display. |

First name: Lauren

Last name: Fletcher

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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Feedback

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Option 2

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Option 1

Taupo Museum and Art Gallery Building
Option 1

Lake Taupo Protection Project
Option 1

Lake Taupo Protection Project hearing
No

General comment

I support all the recommendations submitted by the Ngāti Tūrangitukua Charitable Trust

Attached Documents

File

No records to display.

First name: Naomi

Last name: Riedel

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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Option 2

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Option 1

Lake Taupo Protection Project hearing
No

Transport

I think more work needs to be done on our traffic issues. Better bike paths would be a great start. I live in Acacia Bay and if I wanted to cycle to my school (Tauhara College) that would be virtually impossible. Biking should be more integrated into our road systems. A perfect example of this is in the Netherland where people cycle to work every day and cycling is a big part of their roads making it safer for children and adults. This would do wonders for carbon emissions from cars. However, I do think we need to recognize those who can't cycle to work every day as they have to bring tools or be in two different places within short periods of time. This I think could be fixed by building a second bridge. Without a second bridge or wider one bridge traffic will constantly build up, on spa road and cause havoc. This needs to be addressed as ignoring it will not 'encourage' people to cycle it will just make residents question the council's priorities. The 5 o'clock traffic is a waste of time for many and could be fixed if addressed properly. Yes, we want to move to greener more eco-friendly forms of traffic but this is not the way to get people to change. Adding in bike pathways and bike sections into the roads does!

General comment

Would be nice to see the mayor out more into town talking to people. I understand he may be busy, but he represents the town and its needs. How will he ever know our true thoughts if we never see or speak to him?

Attached Documents

File

No records to display.

First name: Ken

Last name: Lord

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Feedback

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Option 2

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Water

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Transport

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Parks, Reserves & Sports Grounds

I fully support the development of the Turangi Recreational Activity Centre. I also support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Libraries & Museum

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Swimming Pools

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Public Toilets & Cemeteries

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Wastewater

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Solid Waste

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Stormwater

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Economic Development & Events

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Financial Strategy & Infrastructure Strategy

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Rates

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Building Consents, Resource Consents, Dogs, Noise, Liquor, Environmental Health

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

Democracy, Planning & Investments

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

General comment

I support the submission and recommendations made by the Ngati Turangitukua Settlement Trust.

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| File |
|------------------------|
| No records to display. |

First name: Diarmid

Last name: Somerville

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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Feedback

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Option 2

Leasing or owning a CAB
Option 1

Taupo Museum and Art Gallery Building
Option 1

Lake Taupo Protection Project
Option 2

Lake Taupo Protection Project hearing
No

Water

Water supply is a core business item for Council. I think that it should be funded by a loan with the users of the water schemes paying for it. Putting it simply user pay.

Transport

Council should not be involved in providing public transport. Our Council is too small for this.

Parks, Reserves & Sports Grounds

This is core business.

Public Toilets & Cemeteries

Core business

Wastewater

Core business

Solid Waste

Core business

Stormwater

Core business

Rates

Council needs to take greater advantage of the UAGC method of funding. I believe that Council is under utilising UAGC.

Attached Documents

| File |
|------------------------|
| No records to display. |

First name: Thea

Last name: DePetris

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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*

Yes

Taupo hearing

Additional requirements for hearing:

Feedback

Transport

Our family fully support TDC's transport strategy, with specific emphasis on those investments that support, encourage and facilitate human powered transport. We believe that both the research and existing documents such as Waka Kotahi's 'Roads to Zero' paint such a clear picture of where we need to be going for our transport options as a species.

A small study such as that presented below from the Herald on cycling so clearly illustrated what is common sense.

<https://www.nzherald.co.nz/lifestyle/the-conversation-cycling-10-times-more-important-than-electric-cars-for-reaching-net-zero-cities/XYRGT7SIOBQKJBMJYLNZOZVHPQ/>

The health benefits are clear, with Roads to Zero stating that walking returns a net health benefit of \$2.60/km, while cycling returns a net health benefit of \$1.30/km. Obviously the health benefits sit with the Individual in improved quality of life felt immediately, while the cumulative financial benefit sits across our entire economy.

A natural follow on is that humans engaging with the natural environment will translate to them having more empathy for the natural world, and valuing it.

Most people are comfortable travelling in cars. It's what we are used to. Which is precisely why it takes central and local government to enact the changes that we know we need to make.

Democracy, Planning & Investments

Council should take seriously the wide range of extensive international scientific studies demonstrating that humankind must learn to live differently. There is a paramount need to transition to a greener economy and transform attitudes and behaviours amongst all populations to address the root causes and impacts of ecological degradation and climate change. We need a strong local government who leads from the front, breaking down barriers to ensure that everyone has the opportunity to live more sustainable livelihoods. This should be done through both regulation and education. Our family supports all Council planning and initiatives that encourages and fosters more sustainable ways of living in the Taupo District.

Apologies as I am short on time in making this submission and have only been able to give some feedback in relation to the transport sector. However, we also support the feedback as submitted on by Kids Greening Taupo and Parents for Climate Taupo. Thank you.

Attached Documents

| File |
|------------------------|
| No records to display. |

First name: Ngahuia

Last name: Eru

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Issue 1: Funding of council water supplies

Option 2

Leasing or owning a CAB

Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

Lake Taupo Protection Project hearing

No

Water

I support Ngati Turangitukua Charitable Trust submission on this matter.

Transport

I support Ngati Turangitukua Charitable Trust submission on this matter.

Parks, Reserves & Sports Grounds

I support Ngati Turangitukua Charitable Trust submission on this matter.

Libraries & Museum

I support Ngati Turangitukua Charitable Trust submission on this matter.

Swimming Pools

I support Ngati Turangitukua Charitable Trust submission on this matter.

Public Toilets & Cemeteries

No toilets at cemeteries

I support Ngati Turangitukua Charitable Trust submission on this matter.

Wastewater

I support Ngati Turangitukua Charitable Trust submission on this matter.

Solid Waste

I support Ngati Turangitukua Charitable Trust submission on this matter.

Stormwater

I support Ngati Turangitukua Charitable Trust submission on this matter.

Economic Development & Events

I support Ngati Turangitukua Charitable Trust submission on this matter.

Financial Strategy & Infrastructure Strategy

I support Ngati Turangitukua Charitable Trust submission on this matter.

Rates

I support Ngati Turangitukua Charitable Trust submission on this matter.

Building Consents, Resource Consents, Dogs, Noise, Liquor, Environmental Health

I support Ngati Turangitukua Charitable Trust submission on this matter.

Democracy, Planning & Investments

I support Ngati Turangitukua Charitable Trust submission on this matter.

General comment

I support Ngati Turangitukua Charitable Trust submission on this matter.

Attached Documents

| File |
|------------------------|
| No records to display. |

First name: Ian

Last name: Coles

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Option 2

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Option 1

Taupo Museum and Art Gallery Building

Option 1

Lake Taupo Protection Project

Option 1

General comment

I support the recommendations submitted by the Ngati Turangitukua Charitable Trust

Attached Documents

File

No records to display.

First name: Jarym

Last name: Fletcher-Coles

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*

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Feedback

Issue 1: Funding of council water supplies
Option 2

Leasing or owning a CAB
Option 1

Lake Taupo Protection Project
Option 1

Lake Taupo Protection Project hearing
No

General comment

I support the recommendations submitted by the Ngati Turangitukua Charitable Trust

Attached Documents

File

No records to display.

First name: Monika

Last name: Malaviya

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*

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Feedback

Lake Taupo Protection Project hearing

No

Parks, Reserves & Sports Grounds

[Admin – Public Survey] Do you support the construction of the Turangi Recreational and Activity

Centre: Yes

We need it for youth of Turangi.

Attached Documents

File

No records to display.

First name: Sanjay

Last name: Malaviya

**Would you like to present your submission in person at a hearing taking place 4-6 May 2021?
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*

I do NOT wish to speak in support of my submission and ask that the following submission be fully considered.

Feedback

Lake Taupo Protection Project hearing

No

Parks, Reserves & Sports Grounds

[Admin – Public Survey] Do you support the construction of the Turangi Recreational and Activity Centre: Yes

Yes we need some parents family and visitors attraction and facilities to keep them busy. It also needs some sort of attractions to the visitors and people which will make stop in the town relax and spend time with family and move on.

Attached Documents

File

No records to display.