

THE WEST COAST REGIONAL COUNCIL

MINUTES OF MEETING OF TE TAI O POUTINI PLAN COMMITTEE HELD ON 25 MAY 2021, AT THE ARAHURA MARAE & VIA ZOOM, COMMENCING AT 10.45 A.M.

PRESENT:

R. Williams (Chairman), J. Cleine, T. Gibson, B. Smith, L. Martin, L. Coll McLaughlin, A. Becker, S. Roche, F. Tumahai, A. Birchfield, P. Madgwick

IN ATTENDANCE:

J. Armstrong (Project Manager), L. Easton, E. Bretherton (WCRC), P. Morris (GDC), S. Bastion (WDC), S. Mason (BDC), H. Mabin (WCRC), J. Paterson (WCRC), T. Jellyman (WCRC)

WELCOME

The Chairman welcomed everyone to the meeting. He reminded those present that this is a public meeting and members of the public as well as media are welcome to attend. The Chairman welcomed any members of the public who may be viewing the meeting via Council's Facebook page.

APOLOGIES:

There were no apologies.

CONFIRMATION OF MINUTES

Moved (Becker / Cleine) *That the minutes of the meeting dated 5 May 2021, be confirmed as correct.*

Carried

MATTERS ARISING

There were no matters arising.

Declarations of Interest

The Chairman advised that the routine register of interests from Local Authorities will come through automatically to this committee.

The Chairman declared that he is Director on Allied Concrete Ltd

Mayor Cleine advised that he is a shareholder in Bathurst Resources.

F. Tumahai advised that he has recently been appointed as a Director to Bathurst Resources Ltd.

Financial Report

J. Armstrong spoke to this report and advised that net surplus correct \$142471. Tracking as expected. J. Armstrong \$6,000 to \$7,000 is to be spent on GIS work in June.

Moved (Smith / Cleine) *That the financial report is received.*

Carried

Te Tai o Poutini Plan: Issues and Options for Natural Hazards

E. Bretherton spoke to this report and displayed a presentation to the meeting. She outlined statutory context, natural hazard issues, definitions, flooding overlays, insurance issues. It was agreed a comment from insurers would be sort. E. Bretherton spoke about coastal inundation, erosion and storm surge. E. Bretherton advised that more information on seawall regulations will be investigated. P. Madgwick stated that modelling needs to be evidenced based. E. Bretherton advised that methodology regarding this will be peer reviewed. Cr Birchfield

stated that hazard maps must show areas that are prone to flooding. E. Bretherton advised that further work and information on overlays will be provided. Mayor Smith spoke of the importance of looking at implications around these issues.

Coastal tsunami modelling was displayed with red zone being used as an overlay as this is based on evacuation modelling.

Landslide, debris flow and rock fall issues and high risk areas were discussed. It was noted that NZTA have carried out drone photography on state highways. The Chairman spoke of the importance of linking in with NZTA as a source of information. It was confirmed that a coast wide review has not ever been done. J. Paterson advised that she has a proposal drafted. P. Madgwick stated that modelling must also be based on history. Mayor Cleine suggested costs could be passed onto developers.

Active Fault rupture hazards were discussed with maps displayed. It was noted that option B is likely to be the preferred option but it was suggested that a range of buffers is considered. P. Madgwick spoke of the importance of buffers in areas like Franz Josef.

Lake tsunami hazards were displayed. Option A is preferred. It was noted that a Liquefaction mapping project is underway. It was noted that Option A is the preferred option.

High wildfire hazard areas were displayed.

E. Bretherton outlined the next steps to the meeting.

Moved (Coll McLaughlin / Tumahai)

1. *That the Committee receives the report.*
2. *That the Committee gives direction on the approach to be taken for Natural Hazards in Te Tai o Poutini Plan.*

Carried

Technical Update: Outstanding Natural Landscape, Outstanding Natural Features, Outstanding Natural Character

L. Easton spoke to this report. She stated that to "give effect" to something means that it must be implemented. It was noted that protection does not mean, no use.

L. Easton spoke of the Brown Report which was commissioned in 2013. L. Easton advised that this work was used in developing the Regional Policy Statement.

L. Easton advised that there is a national methodology which identifies Outstanding Natural Features. She advised that further GIS analysis is yet to be done.

L. Easton stated that it is likely these issues will be contentious and therefore, a high standard of Section 32 analysis will be needed

S. Bastion stated it is important to differential National Parks from other DOC areas.

P. Madgwick stated that everything is open and fair game for private landowners. He expressed concern a lot of this is on Maori land and this is not able enabling. P. Madgwick suggested that the bare minimum is done. The Chairman stated that this committee needs to provide judgement. Cr Becker asked if landscape areas can be rated as low value. L. Easton stated that the TAT are aware that this matter may end up in court and peer reviews could be considered but staff judgment is that this are unlikely to make a significant difference to Outstanding Landscape identification. Mayor Smith stated this is a West Coast plan and can only come into effect if the committee votes for it. He stated that care needs to be taken on what is agreed upon. Cr Becker expressed concern with how much this could cost in the Environment Court. The Chairman stated that judgement comes from this committee and matters have to be carefully weighed up. Mayor Gibson expressed concern about conflicting peer reviews. Mayor Cleine feels that the focus needs to be on what rules are put in place.

Moved (Williams / Martin)

1. *That the Committee receives the information.*
2. *That the Committee provides feedback on the proposed approach to Outstanding Natural Landscape, Outstanding Natural Features and Natural Character in the Te Tai o Poutini Plan.*

Carried

Technical Update: Sites of Significance to Māori: Draft Rules

L. Easton spoke to this report. It was noted that P. Forsyth and F. Tumahai have been working on this along with Ngai Tahu GIS planners. L. Easton advised that further work is required on LIMS with the three district councils to ensure the new plan provisions will be included on LIMs. F. Tumahai advised that a schedule will be put in place. P. Madgwick highlighted various areas of concern which will be identified in the schedule, including the scattering of human ashes. He stated it is important that these type of matters are built into the rules. L. Easton advised that the policy has been amended where required by the Committee. Matters relating to DoC were discussed and clarified.

Moved (Madgwick / Tumahai)

1. *That the Committee receives the report.*
2. *That the Committee provides feedback on the wording of the draft Rules for Sites of Significance to Māori.*

Carried

Technical Update: Signs Provisions

L. Easton spoke to this report and advised that a considerable relaxation of sign provisions has been made. L. Easton stated that a lot of irritants have been removed. Mayor Gibson stated she is pleased to see progress in this area. L. Easton advised that official signs have been made a permitted activity. She stated that they have tried to reduce complexity in this area. It was noted that flashing and revolving signs will still require a restricted discretionary resource consent. L. Easton advised that a lot of signage issues are a judgement call. It was noted that protest signs should be excluded, as some of these could be temporary signs under the permitted activity rule. L. Easton provided further information relating to sign classifications. It was agreed that further work would be done on wayfinding signs. It was also agreed that flexibility is required if signage has been endorsed by a Council and this would be considered an official sign. Mayor Smith stated that signage for major attractions is very important and he feels this is needed. L. Easton advised that clear and enabling rules will be helpful. P. Madgwick feels wayfinding signs do need to be defined.

Moved (Tumahai / Birchfield)

1. *That the Committee receives the report.*
2. *That the Committee provides feedback on the proposed objectives, policies and rules for Signs.*

Carried

Technical Update: Mineral Extraction – Approach and Rules

L. Easton spoke to this report and advised that further consultation is to be arranged with the wider minerals sector. She stated that permitted activity rules for mining and quarrying are being sought via a special zone approach. L. Easton advised that there have been differing views across the sector with regard to a special zone. She asked the committee if they are happy to continue with this approach. L. Easton spoke of the importance of getting defined boundaries of various coalfields. She advised that there is still time to work through this and final decisions are not yet required. Cr Birchfield feels that a boundary for Ross and Stockton could be achieved. It was agreed that the Paparoa zone is fairly simple. L. Easton stated that she has been working with Bathurst Minerals and this is progressing well but the Ross Goldfield has been slightly harder. S. Mason requested that further work is undertaken for Te Kuha Mine. F. Tumahai spoke of acid mine drainage work at Stockton and it was confirmed that consents would be applied for under the Land and Water Plan. It was noted that Reefton area needs to be considered. L. Easton advised that a zone cannot be obtained without a boundary. She requested help with this matter.

Mayor Smith stated that he is very supportive of a mining zone.

L. Easton advised that a paper map would be very helpful and a clearly justifiable boundary will be needed to support the section 32 analysis. She stated that aerial photography is helpful, but clear and justifiable boundaries are needed.

L. Easton answered questions about mining on road reserve.

L. Easton spoke of the preliminary draft rules. She stated it is likely this will become a mineral extraction zones, for Buller and Paparoa Coalfield specific zones. L. Easton explained existing use rights, management plans,

permitted activities, rural zones, controlled activities, discretionary activities. L. Easton provided extensive information and spoke of what is required going forward. L. Easton advised that the format of this report is what the final version of the Plan will look like. Next step is to get mapping done and bring it back to the meeting.

Moved (Roche / Cleine)

1. *That the Committee receives the report.*
2. *That the Committee confirms that it wishes to proceed with including a Mineral Extraction Zone in the Te Tai o Poutini Plan.*
3. *That the Committee confirm whether it wishes to include a Papanui Coalfield Zone in the Te Tai o Poutini Plan.*
4. *That the Committee confirms it would like include the Ross Goldfield for specific identification in the Te Tai o Poutini Plan.*
5. *That the Committee provides feedback on the draft Rules for Mineral Extraction.*
6. *That the Reefton Coal and Gold areas are identified and that Te Kuha is also included in the Buller Coalfield Zone.*

Carried

Approach to Re-Zoning

L. Easton spoke to this report and advised that there have been approaches from private landowners requesting re-zoning. She stated that technical work and justification is required for re-zoning work. L. Easton spoke of the importance of having clear principles when considering re-zoning. L. Easton answered questions relating re-zoning requests and the type of requests received. L. Easton advised that zoning maps are likely to be finished just prior to the plan being completed. Cr Coll McLaughlin stated that it is important that landowners are kept informed.

Discussion took place on noise contours.

Moved (Gibson / Roche)

1. *That the Committee receives the report.*
2. *That the Committee endorses the Zoning Principles within Te Tai o Poutini Plan outlined in this report.*

Carried

Te Tai o Poutini Plan – Confidentiality of Information

J. Armstrong spoke to this report. She stated that as more research comes through it is going to affect people's properties. J. Armstrong reminded the committee that they are bound by rules around confidentiality. The Chairman advised that the TPPP has now accelerated progress. J. Armstrong advised that it is likely that the committee will go into confidential at future meetings. Cr Birchfield feels that the process should be kept open as he feels ratepayers are paying for this work. He is against going into committee to discuss SNA's. The Chairman advised that in the coming 12 months this committee will be privy to private information and it is important that this is kept confidential.

Moved (Roche / Tumahai)

1. *That the information is received.*
2. *That the Committee acknowledges confidentiality requirements apply to the TPPP decision making process, and will hold each other accountable to maintain them.*

*Against Cr Birchfield, Mayor Smith
Carried*

Project Manager's Report

J. Armstrong spoke to her report, she spoke of recent meetings she has attended and the various agencies that she has met with. She thanked Mayor Gibson for introducing her to local developers.

J. Armstrong advised her team is under pressure at the moment as the TTPP is a complicated project. The Chairman agreed and stated that acceleration of the timetable has contributed to this. He asked the committee to be aware of the work that goes on behind the scenes.

Moved (Coll McLaughlin / Madgwick) *That the report is received.*

Carried

GENERAL BUSINESS

Discussion took place on the approval process for GIS services. The Chairman asked that meeting if they are all happy with this.

Moved (Tumahai / Roche)

That the Committee authorises the contract with the Property Group for GIS services is signed by the Acting Chief Executive of the West Coast Regional Council.

Carried

L. Easton advised that the SNA maps draft report is expected by the end of the month and it is likely the report will come to the committee next month. She advised that a workshop is scheduled for SNA's in the near future.

The meeting closed at 2.08 p.m.

The Chairman thanked everyone for their attendance.

NEXT MEETING

The next meeting will be held at on Tuesday 29 June, at the West Coast Regional Council, commencing at 9.30 a.m.

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Chairman

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Date

Meeting Dates for 2021

	Type of meeting	Day, Date and Time	Venue
July	In Person	Monday 26	Grey District Council
August	In Person	Tuesday 31	Westland District Council
September	In Person	Tuesday 28	West Coast Regional Council
October	In Person	Friday 29	Buller District Council
November	In Person	Tuesday 30	Te Tauraka Waka a Maui Marae
December	In Person	Thursday 16	Grey District Council