

ABEL Chris

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

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Agree

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Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

ACLAND David

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Q. 8A: Comment here.

We are an engaged community, pleading with QLDC to prioritise active transport to make our town:

- safer and healthier
- more efficient and productive
- less polluting and more respectful of the environment

Biking and walking is key to our town's future. We require QLDC to meaningfully invest in active transport, now.

Wanaka is at risk of becoming 'another Queenstown'. All the data indicates that transport congestion will become rife in the town. Parents are consciously preventing their children from riding bikes due to safety concerns. As a town that trades on the beauty of its environment, Wanaka has a vested interest in minimising its carbon emissions.

Active travel/alternative transport funding for Wanaka be increased to \$10m for the period 2018-2027

We request proportional distribution of active transport funding between Queenstown and Wanaka. While we recognise Queenstown has pressures, this long term plan needs to service the resident populations fairly.

We request at least 90% of this funding be allocated for the specific building of cycleways as identified in Stage One of Wanaka's Active Transport Network Masterplan

Active travel/alternative transport funding for Wanaka to commence in 2019

Wanaka expects action now, not in four years time. A number of the cycleways outlined in Stage One of Wanaka's Active Transport Network Masterplan can be initiated immediately.

QLDC expressly recognises active transport as a means to addressing Wanaka's parking challenges.

An underpass be built to get residents across SH84 in to 3 Parks and the new primary school and pool

ACLAND Hamish

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Oppose

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Neutral

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Disagree

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Would prefer to see greater investment into cycleways in Wanaka including that this proportionate to population forecasted growth.

ACLAND kate

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ADAMS Blyth

Cardrona Valley Residents & Rate Payers

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Support

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The funding allocation of \$3.35m with the bulk being spent in years 2024/25 is far too late for the proposed developments and current public health of the Cardrona Village. We have over the past 10 years wasted considerable funds with consultants / public consultations and empty actions/undertakings with the end result that little has happened.

The Community urges the QLDC to bring forward funding for an immediate solution to the existing overloaded Waste water treatment system .A staged redevelopment of the Baxter QLDC Village scheme with an immediate start is necessary with the winter ski season looming.

We require action now2024 is too late.

AITKEN Julie

Kingston

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ALEXANDER Chris

Hawea

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Oppose

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Support

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More funding for wanaka cycleways

ALGIE Campbell

Wanaka/Upper Clutha area

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Oppose

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Support

Q. 8A: Comment here.

Please don't harvest Coronet Forest until properly mature. We are seeing the Sticky Forest Wanaka being butchered before maturity at the moment with no obvious gain.

AMOS Luke

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ANDERSON Colin and Norma

Kingston

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Disagree

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Support

Q. 8A: Comment here.

Essential to provide clean water and a sewage scheme to Kingston. Currently water quality from existing bores and streams falls well below acceptable standards.

RATES (REVALUATION, AFFORDABILITY):

7A:

Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support Neutral Oppose

PLEASE USE THIS SPACE TO COMMENT ON BIG ISSUES OR ANY ASPECT OF THE DRAFT PLAN:

8A:

Comment here.

FILE UPLOAD:

Upload your submission or any supporting material here:

Maximum file size of 5MB.

Select file to upload...

Allowed file type(s): .doc, .docx, .pdf, .jpeg, .jpg, .png

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ANDERSON Karen

Queenstown/Wakatipu area

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Re 1 - I think the arterial routes should go ahead at all costs. Then with less cars within the CBD we can widen footpaths etc at a later date. Ferry service could be funded privately.

Re 3 - I think a council office in Fktn with space for some council fleet would work and keep remaining 2 on council land in Qtown.

I do not agree with taking out loans for the next 30 years.

Annette

KCA

Kingston

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ARBUCKLE Chris

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ARNESTEDT Hans and Dorothy

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AUBREY Yvonne

Kingston

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BAGLEY Janette

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Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Safe walking/cycle way to 3 parks rec centre from the schools especially. Meaning a crossing at Anderson's road, an underpass or the likes across highway to rev centre. My children are users of the turf and soon to be the pool and would appreciate them not being a statistic. Safety and access should have been part of the consent process with 3 parks and the rec centre development. Perhaps the developer needs to be partially responsible for a solution on this also - at least a financial contribution seeing his development prices for realestate/leases have shot up considerably.

BAGLEY Ken

Q.

Ken Bagley.pdf - 920 KB

Submission on the
Queenstown Lakes District Council Ten Year Plan

1 KEN BAGLEY

submit

Lake Wanaka Tourism (LWT) Strategic Plan (2012-2022) has provided the basis for LWT's funding over the last 5 years. As infrastructural pressures continue to build on the region, it is paramount that the focus on tourism ensures that we are attracting "quality - not quantity". A focus on quality should help alleviate issues caused by the proliferating number of tourists on our already at times stretched infrastructure. LWT has already identified concerns at the minimal number of tourism related infrastructural projects in the 10 year plan. It needs to be noted that the infrastructural issues are not only those that QLDC are responsible for but also facilities provided by DOC and LINZ.

LWT's strategic plan identified this and therefore contains some very modest growth targets within. The plan states that the target is to grow arrivals at a rate of 3% each year at the same time increasing the average stay by 2% each year. This in turn should see an increase in bed nights of 5% each year.

You will note from the attachment (page 5 of LWT's strategic plan) that the average stay length is lower than the average stay at the starting point of the 10 year strategic plan.

It is submitted that due to the massive growth in tourism worldwide, LWT is having less of an influence on the number of tourists coming to the region. Of specific concern is that LWT clearly has little influence on the type of visitor that is coming to the region given the declining average night stay.

Council cannot without further consultation alter the course of funding but it would be preferable to see the current funding for LWT put into projects that develop and enhance tourism related infrastructure in the district.

The community is already concerned at the minimal amount of proposed infrastructural improvements in the 10 year plan for the Wanaka region. It is respectfully submitted that the Council withdraw the funding of LWT whilst the Wanaka master planning process is completed and the appropriate infrastructure projects are planned, to properly accommodate the already burgeoning numbers of tourists to the district.

It is requested that the funding of LWT should cease whilst Wanaka, and the greater region takes stock of where it is heading.

I do not
~~I~~ wish to be heard on my submission.

Signed

Date

Email Address

Contact No


13/4/18



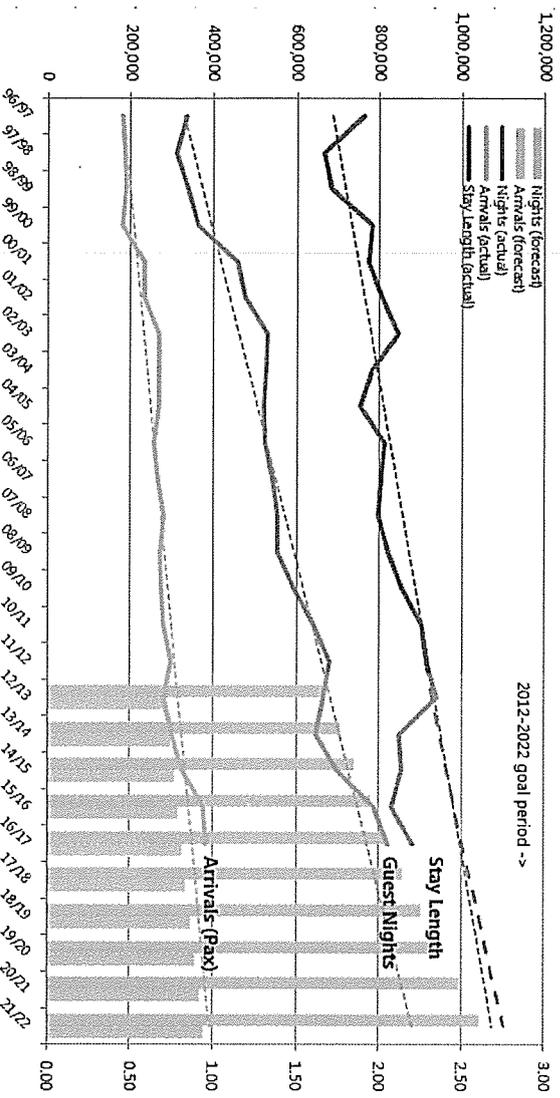
03 Goals – 2022 Targets

In 2012 new 10 year goals were set to serve as aspirational targets to drive our visitor economy forward. Through a thorough consultation process, 89% of members supported these goals and 85% supported the increase in resources required to reach for these goals.

The gap between the Guest Night trend line and forecast shows the magnitude of the step change targeted, with increased stay length vital to reach these targets.

As the Wanaka region moves towards these goals, it is inevitable that visitor numbers will fluctuate from year to year as we transition through economic cycles, raise awareness in new/emerging markets, drive sufficient volume/value and experience supply constraints.

Progress Towards 10 Year Goals – Guest Night, Arrival, & Stay Length performance

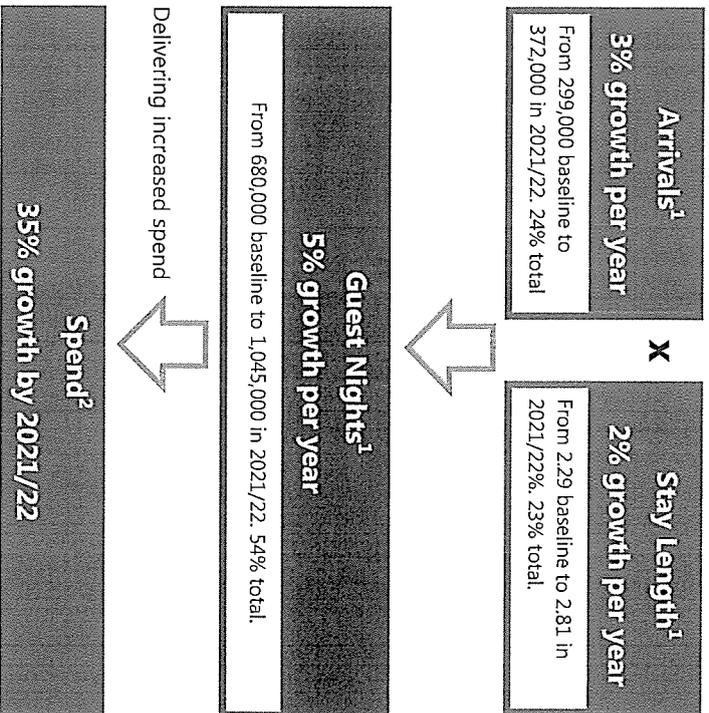


Note: 2016/17 CAM performance figures include July-March (actual) and April-June (forecast).

OLDIC
Wanaka Service Centre
Received
13 APR 2018

10 Year Goals in Detail

Guest Night Target generated from arrivals and stay length,



Notes:
1: 10 year goals measured through 1: Commercial Accommodation Monitor (CAM) and 2: Monthly Regional Tourism estimates (MRITE).
Target figures exclude visitors staying in non-commercial accommodation (eg: private/holiday houses).
Growth based on market forecast and historical performance (5 & 10 year averages). See detailed figures in 06 Appendices.

BAKER Ardouin

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Oppose

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Wanaka can not wait for projects to start. A master plan is great, but some things need to be addressed now. Specifically our roads are overwhelmed with cars and cyclists. The funding of an under pass to allow or children to safely cross the state highway is the bare minimum that needs to be done IMMEDIATELY not in 5 years time.

BALLS Lori

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

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Agree

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Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

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Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Encouraging bus services into Queenstown is great, but there doesn't appear to be any provision/planned provision for drivers coming in from Wanaka. I'm sure a park and ride option based around Five Mile would be well received.

Some form of safe road crossing for SH84 is essential, especially as a new school is planned at Three Parks.

Parking in Wanaka, especially near the supermarket, is becoming intolerable during busy times - the combination of tourist numbers and ever more frequent events. At some point it makes sense to introduce parking fees (as opposed to tighter time limits) with (minimal cost) annual parking passes available to residents. Residents still need to be able to access the town centre at these peak times, but it is becoming more and more difficult to park there.

Further subdivision consents (Wanaka and surrounds) need to be limited until infrastructure is in place to cope with the growth - at the present rate of development, the degradation of the existing systems/environment seems inevitable, be it the effect of increased local traffic or the added runoff into waterways and the lake.

BARHAM Blaise

Remarkable Theatre

Queenstown/Wakatipu area

Q. 8A: Comment here.

We are in support of a Queenstown Civic Community Heart that supports and enables the creative arts, including theatre and performance art. We believe the current facilities do not enable local theatre groups to have a home base (as seen in most other NZ towns of this size) for storage, rehearsal or performance, or encourage professional theatre productions to the town. This limits the opportunities to build an arts presence, which in turn supports economic growth from a tourist visitor experience and provides activities for the growing resident population - as participant or audience.

We ask that Remarkable Theatre is included as a community stakeholder that will be engaged with during the development of the civic heart / arts & culture business cases. Also if the Memorial Hall ends up being demolished that we are consulted on the theatre/stage specifications of a replacement.

We ask that minor improvement funding be allocated for repairs to the leaking roof and rotting floor of the 26 Isle Street rehearsal rooms (provided by QLDC as a temporary space until a permanent home can be found).

We ask for a commitment by QLDC to local community theatre and welcome your support to enhance the wellbeing of our community and visitor experience, as per the requests above.

BARKER-GRANT Janelle

4DESIGN LTD

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

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Neutral

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Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Oppose

Q. 8A: Comment here.

Parking in the CBD

I am a mother of two primary school children at QPS. I own and work at a small business in the CBD that exports design/engineering services overseas and we employ local people.

We are feeling the push to leave the centre of town as there is no provision for us to park at a reasonable cost. I totally understand we need to rid the town of some traffic congestion & the \$2 buses are great although I feel for people in my position with young children & living up a hill it's not so practical for us to be expected to lug ourselves and all our gear up & down the hill to the bus especially in the winter with young children. We feel that it's the local people again who are getting a raw deal while the tourists seem to be well looked after.

There seems to be a bit of a knee jerk reaction to the parking problem by NZTA they have cutoff any possibility for the local people working in the CBD to find a park at a reasonable cost. I am totally prepared to compromise & have no problem with parking somewhere nearby and walking into work and school. Now that the parking costs are astronomical in town there are so many free spaces surely there could be a compromise made by the council/NZTA for working people to pay an affordable weekly/yearly fee (buy a local parking permit as they do in other cities) for some of these parks?

Alternatively there could be a large parking area in gorge road or similar that working people could use then walk into town?

It seems unfair for people who fall into my category who have no provision to pick up my children from school and who work in the town centre. It will be a very sad day if the centre of town turned into a purely restaurant/bar based area and our design business & other local businesses are pushed out to Frankton - this would split the town and make it disjointed as I have seen happen in towns in the US where I have lived previously. I feel strongly about this and would be very saddened if this happened. Queenstown is such a unique place with a great local/international mix it would be horrible to see it split in two -we need some help! Thanks for giving us the opportunity to voice our concerns I really hope they are taken into consideration.
Janelle Barker-Grant

BARNES James

Wanaka/Upper Clutha area

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Neutral

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Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

I believe there should be a safe way for people and particularly children to cross SH84. An underpass would be preferable. Safety is of concern given the number of children that will be accessing the school and facilities at 3 Parks. Funding for active transport in Wanaka seems to be lacking when compared to Queenstown. People and again particularly children should be encouraged to choose active transport options and should feel safe in doing so.

BARRON Brian

Resident

Arrowtown

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

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Oppose

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Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Oppose

BARTLETT Gavin

Wakatipu Rugby Club

Queenstown/Wakatipu area

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Neutral

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Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

WAKATIPU RUGBY CLUB 10yr PLAN SUBMISSION

Queenstown Recreation Ground Playing Surface Condition:

The members of the Wakatipu Rugby Club ("the Club") have noted an apparent reduction in care and maintenance of the Queenstown Recreation Ground playing surface, and a consequent ongoing deterioration in the quality of the ground and its fitness for purpose as a playing surface throughout the year.

This situation has been aggravated by damage caused directly to the playing surface during and associated with events held at the Recreation Ground. Of particular concern has been the operation of vehicles on the playing surface, even

at times when the surface has been very wet due to inclement weather.

We note the following extract from the Queenstown Recreation Ground Reserve Management Plan (2006):

Policy 1 – Rugby Ground

1.1 Provide and maintain the current size rugby ground comprising a high quality multi-use sports turf.

1.2 Minimise the impact of organised sport and events on playing surfaces by defining and enforcing maintenance requirements and recovery periods.

1.3 Give priority to allocation of the field to rugby as long as the Wakatipu Club has clubrooms adjoining the site.

The committee of the club is concerned that these policy objectives are not currently being met, and submits that the annual budget for care and maintenance of the playing surface should be increased over that allowed in recent years.

Further to this, consideration should be given to funding a full rehabilitation of the playing surface in order to bring it up to the high quality standard set out in the Management Plan, and to be able to host sporting events throughout the year. The Club would like Council to engage a qualified turf management company to provide an assessment of the state of the playing surface and a recommendation as to the long term sustainability of the grass surface.

In the meantime guidelines need to be put in place for users of the ground, particularly with respect to operation of vehicles on the surface, with reference to areas of operation, prohibited areas, surface conditions, etc.

Recreation Ground Access:

Separate to these concerns, we also note the poor accessibility to the ground, particularly for wheelchair users. At present, the only access for wheelchairs to the ground is at the Robins Road/Boundary Street corner of the ground. An opportunity was missed to provide wheelchair access during the recent upgrade of the steps near the public toilets at the Camp Street end. Consideration should be given in the 10yr plan to providing additional and better access points for such users.

Queenstown Town Centre Masterplan:

The Wakatipu Rugby Club prefers that an alternative option, not requiring demolition of Memorial Centre and the Club's facilities, be further investigated, one possibility being the use of Boundary Street to link Gorge and Robins Roads. If it is decided that demolition of its clubrooms is the only viable option the Club would expect a similar or better replacement clubrooms building in return for relinquishing our existing facilities including the Memorial Centre changing rooms, should these need to be demolished to make way for the proposed arterial route. We would also expect to be consulted at all stages where the demolition of our existing facilities is being considered.

Planned Wastewater and Stormwater Capital Works:

We note the draft plan refers to capital works at the Queenstown Recreation Ground, namely a new 'wastewater pump station' and 'stormwater improvements' at the ground. As a significant stakeholder, and with premises located at the ground, we would expect to be consulted during the planning phases of any proposed works.

BARTLETT Gavin

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

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Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

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Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Active Transport - Queenstown

Of the amount budgeted for active transport in Queenstown, and in conjunction with NZTA, funding should be put towards developing sections of footpath alongside the eastbound lane of Frankton Road (where already possible without significant earthworks) and crossing points, to encourage walking/bus use/cycling. This should be carried out with a view to a future continuous shared footpath/cycle way running along both sides of the full length of Frankton Rd. Ideally, users on the North side of Frankton Rd would not necessarily need to cross the road to complete their journey, especially as it has become so busy.

Continuity of the existing footpath and cyclepath network also needs improvement, with consideration to be given to level transitions (drop kerbs at appropriate locations for cycles, pushchairs and wheelchair users).

Inconsiderate positioning of wheelie bins and rubbish bags on cycleways and footpaths is also a continual problem each week, and it is often impossible to navigate past these obstructions without physically moving them. The first step would be education (by leaflet, Scuttlebut) about courteous placement, timings (eg out no earlier than 5pm the night before, back in the day of collection), and reminders to those not complying.

Increased enforcement against motorists parking on footpaths would also help make life easier for footpath users, and therefore encourage use.

BATTSON Jude

Ruby Island

Q. 8A: Comment here.

Thanks for the continued grant of \$5000 for Ruby Island Management Committee to keep the island in good order.

This past year funds were spent on the first toilet pumpout empty which required a helicopter and DOC pump, tanks and staff. The cost was over \$2000.

A weedeater, mower, gloves, secateurs and new BBQ were purchased. The BBQ was \$160 from Mitre 10. A very generous gesture on their part. The last one we bought from them lasted 5 years which is fantastic as it is used a lot. Other costs have been for Lakeland Adventures to transport us to the island for working bees and clean the toilet. This is the first season, we have paid someone to clean the new toilet. A welcome break for me after nearly 20 years of going over during the season. Lakeland have done it for \$80 a clean which is a very good price. They use their boat and do a fantastic job.

Mat and Kasandra Davidson from Caltex Wanaka have continued to supply the gas for the BBQ at no charge. They have provided the gas for many years now. This season, approx 6 or 7 cylinders were used.

Wanaka Helicopters, owned by the Spencer-Bowers were very generous with no charge to remove the two 23yr old fibreglass water tanks that had been used for irrigation but no longer required. They funded six employees, used a boat, a helicopter and all up it took 5 hours of work so we were most grateful. The fibreglass tops on the tanks were brittle and identified as a hazard. Irrigation is not required on the island. In saying that the summer drought was pretty tough on some plants this season.

We also did an island inspection this season with Diana Manson from QLDC Parks and Reserves and two audit and risk people. Hazards were identified and solutions worked out that included upgrading of fencing at the top of a bluff and signage.

A working bee will be held in May to do necessary Autumn work. The next working bee will be in September.

Next season, we plan to install information panels on the information booth that was installed last year. We are doing the necessary research work and communicating with Diana Manso to achieve the panel.

We had two meetings at the QLDC office with Diana. Lorraine Knowles was appointed the new treasurer. We will meet with Diana in August or September. We are most grateful to have her in the loop.

Some of the funding may have to be used to empty the toilets next season. We do not know how many people use the island. The large boat, Dual Image does daily tours and it is obvious from looking at the tracks that usage has increased. We are hoping the toilet will last another season. It may be that the toilet has to be emptied every season with the increasing number of tourists.

Once again, thanks for the funding inclusion in the Ten Year Plan.

BATTSON Sally

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Disagree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Disagree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

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Agree

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Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Oppose

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

See attachment

Supporting Comments re QLDC Long Term Plan

Sally Battson
[REDACTED]

3A Wanaka Master Plan

The development of a comprehensive and integrated master plan for Wanaka is overdue and should NOT be deferred. It needs to include consideration of and provision for

- Making the CBD area essentially a pedestrian zone
- Giving priority to active travel – walking and biking. This should include provision for a pedestrian and cycle underpass under SH84 linking the existing town with the new 3 Parks development and new primary school. SAFE biking and walking should be non-negotiable.
- Parking requirements. In my opinion the time frame within the plan for providing parking solutions for Wanaka is too protracted and solutions are needed as soon as possible. This is going to become especially essential if we look (as I believe we should) to removing vehicles from the CBD. Long term parking (over 2 hours) is a particular issue, especially for those who work in the CBD, and this needs to be addressed.

6B Coronet Forest.

The Council should urgently re-visit their 'early harvest' decision. Leaving Coronet Forest to grow on to maturity would

- Increase the harvest return
- Increase the on-going income available from carbon credits
- Remove the immediate need to budget \$10m for revegetation

Early harvest is a fiscally irresponsible in that it creates an economic burden for ratepayers which appears only to arise from some notion that native trees are 'better' than exotic ones.

Other

Wanaka Ward Manager

I would encourage the Council to seriously consider budgeting for the inclusion of funding to re-instate the formerly existing position of Wanaka Ward Manager. Since the demise of this position there is no constant point of reference for the town. Staff come and go, plans get done and then forgotten and money is wasted re-doing them. There is no constant point of reference for the co-ordination of town services - no single source of knowledge or historical understanding around issues. Having someone in this role would benefit the Community Board and ratepayers and thereby, the effective delivery of Council services in the community.

BAUMANIS Sarah

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

****Queenstown to get \$23.5m for active transport. Wanaka..... \$1.5m****

At first glance of the draft 10 year plan it was pleasing to see active transport featuring prominently for Wanaka. Our community is desperate for a connected, safer cycle network in town.

The funding set aside in the 10 year plan for building Wanaka's active transport network is only \$812,000. \$812,000 over ten years. And guess when this \$812k starts: not 2018, 19, not 2020 or 2021 but 2022.

How can we tell our community that it will be at least 4 years before they start to see a safe route for their kids to get from the schools to the new pool? That Aubrey road won't have a sealed cycleway for at least 4 years? That Anderson Road will continue to be Russian roulette for bikes? That children should take their lives in their hands when they cross the state highway 84 that divides our town?

\$812k has been set aside for building the network. If you add the sum allocated for delivering 'bike facilities' the total spend comes to \$1.5m.

Guess what it is for Queenstown? \$23.5m. And does that start in 2022. No? It starts in 2018.

The draft 10 year plan proudly states that one Queenstown project is an upgrade to the Park Street to Hotops Rise cycle lane at a cost of.... \$7.4M. This one cycle way is 5x Wanaka's entire active transport budget for the next ten years. \$7.4m allocated for a route that has had zero community consultation and no one in Queenstown seems to be able to find a map for. By contrast, 80% of the 120 people who attended Wanaka's community consultation last November voted the Schools to Pool route as their number one preference. How can QLDC push for ONE \$7.4m cycleway in Queenstown but expect Wanaka to build a WHOLE network with a 5th of that?

We don't think this is fair. Either the funding for active travel across the region needs to be significantly increased. Or there needs to be better balance in the spending between Queenstown and

BEABLE Barbara

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Disagree

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Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Disagree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

See attached document headed 8A comment.

Q.

Barbara Beable TYP submission.pdf - 1613 KB

8A COMMENT

The recent meeting in Wanaka of sports and recreational personnel advocating their needs in response to a woefully inadequate and inaccurate Draft Consultation Document prompted the Aspiring Athletes Club (Wanaka) to submit a response (2 April 2018) in the hope that the Consultants and ultimately the QLDC will take notice. These documents are attached.

It was noted by the meeting organisers that the Wanaka area response was greater than any other area where meetings had previously been held. (Queenstown, Alexandra and Cromwell).

I would like to take this opportunity to reiterate the very real need for the QLDC to actively review previous decisions (or offer an alternative plan) in the light of the demand for quality sporting/recreational facilities. In some cases, e.g. athletics no facilities exist.

In summary the **key issues** that were discussed at the meeting (March 2018) viz:

- Population would continue to grow and increasingly put more pressure on current totally inadequate facilities.
- Important that **Wanaka** is designated the hub of proposed new facilities as this is where the participation, demand and coaching expertise is.
- Geographical/climate limitations require that travelling to Queenstown for training on an almost daily basis is unacceptable and impractical.
- Land Acquisition – **this land needs to be secured now** to allow the vision of a sporting hub of excellence to develop. The sports that should make up this hub are: athletics, football, squash, gymnastics, snow sports, hockey, cricket and ice sports. Several of these sports are complimentary e.g. A full-sized Football pitch inside all weather athletics track sharing stand, floodlights, parking, change facilities, club rooms etc.; a dual stand and facilities could serve dual purpose for a full-sized hockey turf etc.
- It makes sense to have these all on one site and surrounding the **Three Parks** Recreation Centre would seem the logical place to develop this hub. The existing "half measure" facilities such as the new Rec Centre (2 courts) with limited usage because of the inferior floor surface and number of courts, a 30m pool, half a hockey turf and one and a half football fields have proved (are proving) inadequate for the community's needs and demands.
- The high-density housing scheme planned for the area seems a tragic waste of centralised, flat land that currently exists around the Wanaka Rec Centre. This could be turned into a visionary hub of sporting excellence that would enhance the Upper Clutha community for the future. The financial reward for a few (developers) seems to have outweighed the call for common sense and logic to develop this site for the future of the community's sporting and recreational needs. The commercial spin off from holding regional, provincial and national tournaments at a high quality planned hub would, I feel sure, be enough to satisfy the local business community and the QLDC.
- **Advocacy:** The various sports/ recreation representatives at the meeting felt that because there was no Wanaka person involved in the committee that made the final recommendations that the area was unfairly disadvantaged.

General: A recent press release (*Southland Times, Saturday 7 April*) the Southland Velodrome was lauded as a prime example of how the development of a quality facility has led local cyclists to the pathway of top national and international

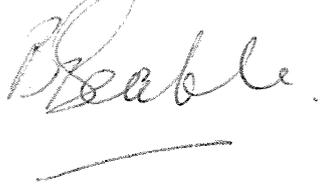
competition. The article commented that the velodrome also draws cyclists from other areas to use its facilities – such could be the case here in Wanaka if other sports were given similar quality facilities.

The limited planning for sport and recreation in Wanaka is the issue. With the growth destined for this area, this will surely be one of the last opportunities to reserve centrally located green spaces required to accommodate the demands for our active residents now and for the future. Development of these green fields cannot be limited to just Queenstown.

Evidence shows that there is the demand and need for immediate action is also required in Wanaka.... hence this submission.

Not to secure land that is centrally located and easily accessible for our youth to develop their skills and talents is short sighted. They deserve better.

B. BEABLE
8 April 2018.

A handwritten signature in cursive script that reads "Beable". Below the signature is a horizontal line.

REGIONAL SPORTS ORGANISATION/CLUB FEEDBACK

Level: 1

Code Summary: Athletics (Track and Field)

RSO: Athletics Otago

Wanaka: Aspiring Athletes Club

1. INTRODUCTION

1.1 Consultant Draft

In the Consultant Draft report prepared on a Facility Strategy for Regional Sport & Recreation, Queenstown Lakes – Central Otago, the following paragraph (pp. 38-39) is a key excerpt regarding Athletics:

“The region has no all-weather Track and Field facility, with local clubs travelling to Dunedin and Invercargill for regional and national competitions. Due to this the sport is limited in provision options and currently uses marked grass areas located at Queenstown Events Centre and Molyneux Park. Co-location at high schools of all-weather athletics training facilities should be considered to increase the use and promote the sport in these schools. Expressed demand for some all-weather surface to keep athletes safe when training in wet conditions in Queenstown. Participation numbers at this time do not warrant extensive all-weather provision. Athletes can use other all-weather surfaces of other codes for training.”

1.2 Local Feedback

This commentary, while accurate about there being no all-weather Track & Field (Athletics) facility in the region, is flawed in other respects and lacks understanding of the sport and its requirements as they relate to Athletics in Wanaka.

For example:

- i. The report is very Queenstown-centric when it comes to Athletics, and based, it would seem, purely from a population perspective; it takes no account of the relatively more active and thriving athletics scene in Wanaka, and actual success at South Island and national level
- ii. It alludes to but doesn't specify that all local athletes have to rely on the 400m track facility at Mt Aspiring College (MAC). Indeed, it's the only T&F facility in the Wanaka area
- iii. It doesn't mention that this 400m grass-track facility at MAC is of poor quality (though it does mention that the Football area of the same ground “is of very poor quality”). In fact, the track is also of very poor quality, it's not well maintained, and it poses a risk of injury to the athletes and other sports people using it
- iv. There seems no awareness that the MAC track is in heavy use, and not just by T&F athletes, but also by all manner of sporting codes (e.g. netball, rugby), as well as endurance athletes (e.g. triathletes, challenge runners)

- v. The suggestion, of local athletes training and competing on the other all-weather surfaces of other codes, is not feasible, because these surfaces are unsuitable in extent and type and because of accessibility issues. It's impractical, for example, that they share a local hockey or football surface, which is not appropriate for fulltime athletic training, even if there were an adequate surface area (which there isn't) and was freely available (which it would not be). Moreover, these surfaces are not designed to withstand the rigours of athletes in spikes doing speed work.
- vi. It is also unrealistic to expect local athletes to have to travel 5-6 times a week to Queenstown, or towns a similar distance away, for training.
- vii. Rather, athletes and those other sportspeople, who make regular use of the MAC track facility, have an immediate requirement in Wanaka for a decent, well-maintained, level and smooth grass track. This needs to be followed a short time thereafter (accepting planning-cycle constraints) with a purpose-built all-weather T&F surface at another location.
- viii. It needs to be borne in mind that without the right track surface which gives the right response back to the feet of runners on the track, there is a real risk to them of lower leg injury, e.g. the development of shin splints which can lead on, relatively quickly, to stress fractures.

Mondo Superflex vulcanised rubber is an example of popular all-weather surface that producing the right foot response for athletes running on it in spikes, for the various T&F different disciplines (e.g. sprinters, hurdlers, jumpers, middle distance runners).
- ix. The suggestion in the consultant draft (p39) of a ½ track J configuration is theoretical, and unworkable in practice.

Moreover, the report needs to recognise that, in essence, Wanaka is already a de facto hub for sporting excellence in the region, not only across winter sports (e.g. as highlighted in the 2018 Winter Olympics and Para-Olympics), but also endurance events (e.g. Challenge Wanaka, Motatapu Race, etc.) and now Track and Field, which is growing rapidly as a significant, successful sport in the region. The sporting facilities being considered for the region should acknowledge and build on this hub concept, with the eventual aim of attracting athletic events and, overall, more sportspeople (and their support teams) to the area.

These points are elaborated on in the following sections. They also underline the immediate need for a good track and field grass surface, initially at MAC as an interim measure, prior to installing a full 8/9 lane grass T&F facility at a new site within 12-18 months, and a complete, purpose-built all-weather facility at this same site.

2. USAGE

2.1 Use Arrangements

The track at MAC is available after school hours at no cost to the club. The Aspiring Athletes Club (AAC) uses this facility regularly on a daily basis.

2.2 Facility Demand

AAC uses the track for club nights on Tuesdays and Thursdays during the summer season.

Competitive athletes use the track for training on at least 5 - 6 occasions during the week, with these athletes also training throughout the winter on this ground when grass/weather conditions permit.

Athletic events covered are distance and middle distance, sprints (60m - 400m), sprint hurdles, long/triple jumps, throws (shot, discus, javelin). High Jump is not really catered for currently, because of the lack of a safe jumping surface and the extreme difficulty in getting the HJ mats in and out of internal storage for each HJ session. Training for 300m & 400m Hurdles is not an option at the moment, because of the pronounced unevenness of the MAC surface.

During the week, many other members of the community use this facility beside the club athletes. The composition of these other users varies widely, ranging from winter sports codes, endurance athletes, triathletes and recreational joggers.

2.3 Other MAC Facility Usage

The AAC competitive athletes also train once a week at the MAC gymnasium, from May to September, using its aging but otherwise excellent wooden floor, as part of part their winter training programme.

The pressure for use on the school gymnasium continues to increase and this hasn't been relieved to any notable extent with the opening of the Wanaka Recreation Centre (WRC). The heavy demand will continue because of the WRC's non-responsive (concrete) floor surface and its lack of suitability in catering for multiple foot strike and impact landing activities. As a result, lower-leg and lower-back injuries will become increasingly prominent.

2.4 Future Usage

The number of registered athletes in the AAC has grown over the 4 years and in 2017 was 89, while the depth of local, expert T&F coaches has almost doubled in the last year.

Under normal circumstances, with the availability of a good T&F facility, it could be expected that athletics would grow significantly, not only because of the increasing popularity of the sport in Wanaka, the coaching available and the successes being achieved, but also because of the projected population increase (9% per year, compounded, for the next 10 years).

Having no proper T&F facility available at this time, or even planned, is a major constraint to the ongoing development to Athletics in the area. It's also a limitation to the various sport codes which need access to a good track facility, in dry and wet conditions, for their speed training – a critical element in many sporting codes. It also a barrier to supporting and promoting the theme of Wanaka being a hub of sporting excellence (and thus attracting additional sports, sportspeople and events to Wanaka).

3. KEY ISSUES AND CHALLENGES

3.1 Mt Aspiring College Track

The key issue is that the College track, owned by the Department of Education, is of very poor quality and poses a real risk of injury.

- i. The actual track surface is well below an acceptable standard. Even the draft report alludes to this when referring to Football: "fields are often over-used and of poor quality" (p. 31). Note that this the same ground which is currently used for the athletics track, and they rightly regard it as not even good enough for Football.
- ii. Restricted to 6 lanes because of limited width of the field, the 400m marked grass track has a reported fall of 2m from the 300m mark to the start of the 100m.
- iii. The surface is lumpy, has many potholes and worn bare grass, all of which contribute to a very uneven, unsatisfactory and unsafe surface. This can lead to injuries (e.g. to quadriceps, hamstrings, calves, achilles, lower back) and precludes high quality speed and speed endurance training.
- iv. The track is marked on the upper field which is ostensibly a school playground, so that there is virtually no maintenance of the surface with little or no irrigation, insufficient mowing, no rolling, and no general upkeep such as grass re-seeding in worn areas (e.g. the 100m sprint lanes) - see Figures 1 and 2.
- v. Track markings are non-existent, with athletes having to re-measure and mark-out distances, e.g. hurdle marks, on a weekly basis.

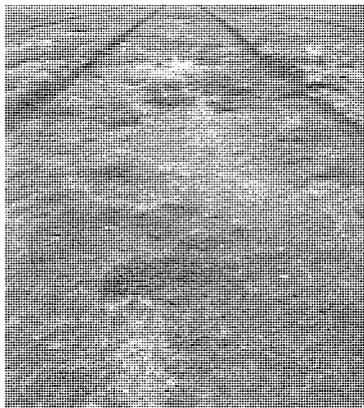


Fig. 1 – Sprint Track at MAC, 2018



Fig. 2 – Sprint Track at MAC, 2018

In recent years AAC undertook fundraising to install its own all-weather rubber run-up for horizontal jumps, utilising discarded rubber from the Caledonian Track in Dunedin. This runup surface at MAC is now well past its 'Use-By Date' and is completely 'dead' (hard and no response). Apart from being better than the previous worn and rutted grass run-up, this 'upgraded' surface is only usable to

limited extent in wet conditions because it becomes water-logged and is therefore slippery. It offers no benefit to long/triple jumpers because of its age and condition (see Figures 3 & 4).



Fig.3: Long Jump run-up- view towards pit



Fig. 4: Long Jump run-up - view away from pit

The run-up strip has no LJ board inset. Further, the strip is too narrow to accommodate both a LJ run-up and a TJ run-up side by side, which is the norm so as to avoid triple jumpers landing hard on a LJ board as they execute the TJ.

3.2 Storage of Equipment

T&F equipment is stored in a shed located adjacent to the track. However, the shed is shared with other codes and school-based activities, and thus the space is very limited. As a result, the High Jump mats are stored in the College gymnasium and are too difficult to access for use outside on a regular basis. We know from experience that getting the mats out and then stored away again adds at least an hour to any HJ training session which, moreover, is limited because of the grass surface (not level, and subject to weather and surface conditions).

The club is now considering a permanent outdoor cover for HJ, to increase the opportunity for HJ training locally. Such a facility will require more fundraising and/or sponsorship.

3.3 Future Use of Mt Aspiring College facility

The College is undergoing huge building expansion for the predicted growth in the school population. After consultation with the Principal (Mr Wayne Bosley), we have his assurance that all current grass track, which is part of the College's green-fields site, will be protected and not be built on during this redevelopment.

4. PRIORITIES

4.1 Draft Report

The report refers to developing QEC (not Wanaka) as a priority. It appears to have little consideration of the thriving T&F scene in Wanaka.

Further, the idea espoused in the report of developing "an all-weather run up to the long jump pit at QEC so that it can be used for sprint training", exhibits a lack of understanding as to how such a run-up would be useful for this activity. For example:

- i. The length of a triple/long jump run up at its maximum 40m (allowing for placement of triple jump take off board being further away from the pit than long jump)
- ii. It doesn't acknowledge that actually the run-up should be wide enough to accommodate boards for both these events
- iii. Triple jump board placement traditionally allows for a placement of at least 3 boards (to accommodate the variety of abilities of the jumpers).
- iv. If no provision is made for triple jump (i.e. wider run-up), then only one person could use the run-up at any one time and thus there is no possibility of allowing 'Starts' competition side by side on the run-up.
- v. A 40m length would only permit starting/sprinting for a maximum of ~20m, recognising that the athlete would also have to slow down in the remaining 20m.
- vi. Speed, including speed endurance Type 1 and Type 2, involves distances from 30m to 400m+, not 20m.

4.1 QEC Report Suggestion

Also stated in the Draft Report (p.39), *and with reference only to Queenstown*, that "if participation grows, then maybe an all-weather 200m J track with 4 - 5 sprint lanes with one lane used for long jump run up track."

- i. This reference only mentions development at QEC with nothing in Wanaka
- ii. A halftrack is not a practical solution (-see comment above 1.2. ix.)
- iii. This statement wrongly assumes that all athletes only train over 200m. It does not cater for any distances beyond that, whereas the large majority of athletes and runners from other sports train at repetitions of more than 200m.

4.3 Other All-Weather Surfaces

The Draft Report also states (p.39) that "athletes can use other all-weather surfaces of other codes for training." This statement is neither practical nor relevant:

- i. Given that the all-weather surfaces are already being used to capacity by the codes they were designed for, as reported in the draft document, there is no space/time available for athletes to use these all-weather surfaces anyway.
- ii. These surfaces are not of the type that can be used with spikes
- iii. These other all-weather surfaces are not large enough or suitable for track and field.

These points refute the notion of athletes sharing the all-weather surfaces of other sporting codes in the area.

4.4 Participation Comparison

The “priorities” mentioned in the report are all Queenstown-oriented, when in fact there is relatively higher level of Athletics activity in Wanaka and its athletes are achieving a higher level of success, despite having an inferior T&F facility. As shown in Table 1 in the Appendix, at the recent Otago Senior and Children’s Athletic Championships, there were 54 entries from Wanaka and 4 from Queenstown.

However, as also shown in Table 1, a direct comparison between Wanaka and Queenstown at a regional level is not straightforward. For example, Wanaka athletes competed recently at Otago Secondary School championships at the all-weather surface in Dunedin, whereas The Wakatipu High School athletes competed at Southland’s Secondary School championships on the all-weather surface at Invercargill (where the standard of competition tends to be somewhat lower overall).

It’s not until the athletes from the two areas compete at a national level, or at a South Island level, can a real comparison be made. For example, and as shown in Table 1:

- i. at the NZ Championships held in Hamilton on 9-11 March, the three Aspiring club athletes representing Otago each won a medal (3 bronzes), as well as three relay medals (one silver and 2 bronze). On the other hand, it would appear no Queenstown athlete attended these national championships
- ii. at the South Island Secondary School championships in Timaru on 23-25 March 2018, Mt Aspiring College’s 15 individual entries produced six placings (3 x 1st and 3 x 2nd) and broke two records, while Wakatipu High School, with 50% more entries (perhaps due to the lower standard in Southland secondary schools champs), gained three placings (one 1st, one 2nd and one 3rd).

(It’s also worth noting that a MAC athlete in 2017 won the Australian Secondary Schools Cross Country title in August and the New Zealand Club Cross Country title. She was also 2nd in the Senior Girls Road Race at the NZ Secondary School Championships in December.)

In making comparisons of levels of activity and competitive performances achieved between the two places, it needs to be factored in that Wanaka’s population is presently less than half that of Queenstown’s. This makes the results achieved by MAC at the SISS in Timaru even more impressive. It’s a reflection of the higher standard of performance being achieved in Wanaka, where:

- i. there is an active and established club infrastructure, with athletes being able to choose whether to be a club or a competitive athlete
- ii. experienced coaching is available to take athletes to national and international level in most T&F events.

5. SITE

It cannot be over-stated that now is the time to secure the future of Athletics in Wanaka, with selection of a suitable site - at the Three Parks site, or nearby - firstly to accommodate a new grass track facility (with rubber runups), as precursor to installing a complete 8/9 lane, 400m all-weather facility as soon as practically possible thereafter.

The all-weather facility would include:

- a grassed in-field which could be used as a quality football surface. (A football field can fit inside an athletics track, e.g. Newtown Track, Wellington).
- changing & toilet facilities
- equipment storage
- lights
- stand facilities including stadium seating and club rooms

The rationale for choosing the Three Parks site:

- security
- easily available to the community
- parking already exists
- proximity to other sports such as netball, football and hockey, if they need to do speed training & testing
- the ability to partner with Football and incorporate a quality football playing surface within the confines of the track. Such a partnership works well for the site at Newtown Wellington.
- enhance and complement the existing facilities at WRC.

6. FUTURE USE

Speed development is common and basic requirement to most land-based sports. Unfortunately, the slushy grass training grounds, which the winter sports codes are presently exposed to, inhibits this development. It is the track/sprint/speed training that is the base of the pyramid that affects all sporting codes.

The development of a full 400m all-weather track and supporting facilities would grow Wanaka's position as a *hub of Sporting Excellence*, much like Cambridge has done for rowing and cycling in the North Island, for example.

Wanaka would then be able to host:

- local, provincial and national events, e.g. Queenstown Lakes-Central Otago area competitions, Colgate Games, South Island and NZ Secondary School Championships, and eventually NZ Championships
- para-athletics events
- coaching /training clinics.

At a broader level, Athletics is essentially the foundation for all land-based sports; it develops the skills of running and jumping, and caters for all body types and abilities. We therefore see that the installation of a full new T&F facility would a great benefit, overall, to Wanaka's sporting community.

7. SUMMARY

7.1 Draft Proposal

The plan for Athletics for the region, as presented in the Draft report, of simply continuing the existing 400m grass track and facility at the QEC, and ignoring Wanaka altogether, is unsatisfactory. Wanaka is under-resourced in this area. There is no foresight in what a relatively low-cost all-weather T&F facility in Wanaka would mean to the area, not just in improving high performance land-based sport generally in the region, but also in attracting major athletic events to Wanaka.

7.2 Recommendation

The Wanaka community needs a 400m all-weather track and facilities where clearly the interest and coaching are available now.

Given there is *no* facility of an acceptable standard in Wanaka presently, the Aspiring Athletes Club recommends that the immediate focus needs to be on:

- securing and developing a site to accommodate, in the first instance, a quality 8/9 lane 400m grass surface, well aligned to the prevailing winds, and enhanced with all-weather (Mondo Superflex vulcanised rubber, or equivalent) run-ups for long/triple jump run-ups and high jump & javelin run-up aprons.

(The development of these run-up areas is particularly important because athletes essentially run repeatedly in the same places, placing considerable wear and tear on the surfaces concerned, which means that grass is nothing more than a very short-term option. The areas affected would need constant attention to maintain, and they don't provide for safe take-offs, in the case of the jumps, or for the safe throwing of the javelin).

- and then, as soon as practical thereafter (accepting there are planning-cycle constraints), installing at this new site a complete purpose-built 8/9 lane T&F facility, including barrier and security fencing, lighting, changing sheds and toilet facilities, an equipment shed, a spectator-stand and electronic timing.

Thank you for the opportunity to provide feedback to the Draft Consultant Report on a Strategy for region's sporting facilities, and for your future consideration of this submission.

Aspiring Athletes Club, Wanaka.

APPENDIX

Table 1
Comparison vs Queenstown of Activity/Results at Recent T&F Meetings

Otago Athletics Senior/Children's Championships 24-25 February 2018, Dunedin					
CLUB /SCHOOL	1 ST PLACES	2 ND PLACES	3 RD PLACES	# REC-ORDS	NUMBER OF EN-TRIES
Aspiring Athletes Wanaka	22	5	8		54
Remarkable Athletics Queens-town	0	1	0	0	4
Otago Secondary Schools Championships 2-3 March 2018, Dunedin					
Mt Aspiring College	10	7	2	3	29
Southland Secondary Schools Championships 9 – 10 March, Invercargill <i>(the standard in Southland is generally not as high as in Otago)</i>					
Wakatipu High School	18	15	5	0	57
New Zealand Championships 9 – 11 March, Hamilton					
Aspiring Athletes Wanaka		1 relay silver	3, plus 2 relays		3 individual entries
Remarkable Athletics Queens-town					0
South Island Secondary Schools Championships 23-25 March, Timaru					
Mt Aspiring College	3	3	0	2	15
Wakatipu High School	1	1	1	0	23

Queenstown Lakes and Central Otago Regional Sport & Recreation Facility Strategy

FEEDBACK FROM ASPIRING ATHLETES CLUB, WANAKA

2 April 2018

A. Needs Assessment:

1. There needs to be an immediate upgrade to the single T&F facility in Wanaka, i.e. at Mt. Aspiring College (MAC), with re-sowing, levelling and flattening, for the following reasons:
 - i. it's considerably below an acceptable standard (the worst state of a grass track some of our national coaches have been associated with, here and overseas)
 - ii. It's uneven, lumpy and has potholes. It also has a 2m drop from one end of the track to the other
 - iii. It's poorly maintained, with space markings (e.g. for hurdles) disappearing weekly, and thus needing to be remeasured and reinstated at such a frequency
 - iv. It's dangerous: it can cause injuries (e.g. to quad, hamstring, adductor, hip flexors and calf muscles, and the lower back), the likelihood of which increases with the weight and speed of the athletes concerned. This limits the speed training in the older athletes, but also of the faster younger sprinters
 - v. It's heavily used, by all manner of sports people (endurance athletes, triathletes, rugby, netball), in addition to T&F athletes.
2. This MAC facility is ultimately owned by the Dept of Education, which means that Wanaka Athletics is reliant on this government Department for giving a higher priority than it is currently for a safe, acceptable grass track and its ongoing upkeep. It cannot be assumed that this will happen, and promptly, though the principal of MAC has stated he wants to retain the track facility as part of the school's overall 'green-fields' approach.
3. To avoid being too dependent on the Department of Education, Wanaka requires a new, complete T&F facility soon, and at a location other than the college. This facility will need to include specialised, all-weather runups for field events, such as horizontal jumps, High Jump and Javelin, for safety reasons and to enable training in these events year-round. It would also require a gear shed, and the capability to store HJ pads outside which can be covered up and protected from the weather when not in use.
4. This grass facility should be replaced by a complete all-weather T&F facility in the short to medium term (and accepting the planning-cycle constraints), in recognition of:
 - i. the high usage (of the MAC track). This can only be expected to increase significantly over time, and at a higher rate than town's population projected growth rate because of the ongoing organic growth of the club
 - ii. a higher level of athletic activity at Wanaka than Queenstown, and a greater level of success, especially when taking account of the differences in population

between the two places and notwithstanding an inferior T&F facility at Wanaka. As shown in Table 1 in the Appendix, at the recent Otago Senior and Children's Athletic Championships, there were 54 entries from Wanaka and 4 from Queenstown.

However, as also shown in Table 1, a direct comparison between Wanaka and Queenstown at a regional level is not straightforward. For example, Wanaka athletes competed recently at Otago Secondary School championships at the all-weather surface in Dunedin, whereas the Wakatipu High School athletes competed at Southland's Secondary School championships on the all-weather surface at Invercargill (where the standard of competition tends to be somewhat lower overall).

It's not until the athletes from the two areas compete at a national level, or at a South Island level, can a real comparison be made. For example, and as shown in Table 1:

- at the NZ Championships held in Hamilton on 9-11 March, the three Aspiring club athletes representing Otago each won a bronze medal, and an additional three medals in relays (one silver and 2 bronze). On the other hand, it would appear no Queenstown athlete attended these national championships
- at the South Island Secondary School championships held in Timaru on 23-25 March 2018, Mt Aspiring College's 15 entries in individual events produced *six placings* (three x 1st and three x 2nd; and broke 2 records) while Wakatipu High School, with 50% more entries (perhaps made easier through qualifying in the Southland secondary school championships), *gained three placings* (one 1st, one 2nd and one 3rd).

It's also worth noting that a MAC athlete in 2017 won the Australian Secondary Schools Cross Country title in August and the New Zealand Club Cross Country title. She was also 2nd in the Senior Girls Road Race at the NZ Secondary School Championships in December.

- iii. Wanaka has an established and demonstrable thriving athletic club (2017 membership was 89), with T&F coaching expertise available to enable athletes to reach national level, and beyond, and in various athletic disciplines (from sprints, jumps, hurdles and throws through to middle distance).
5. The nearest all-weather surfaces to Wanaka are presently in Invercargill and Dunedin, at least a 3-hour drive away from Wanaka. If we compare this with other parts of NZ, consider the southern area of the North Island where there is a good concentration of all-weather surfaces (i.e. at Ingelwood, Whanganui, Palmerston North, Hastings, Masterton and Wellington). Athletes in that area generally have much better access to such facilities than athletes and sportspeople in Wanaka.
 6. The suggestion in the draft report that Athletes can use other all-weather surfaces of other codes for training is not feasible. Assuming access would be possible, which be

highly unlikely because of competing demands for usage at the same time, it needs to be recognised that athletes require a specifically designed track surface which not only can withstand the rigours and wear and tear placed by athletes running on it with spiked running shoes, but also gives the right response back to the feet of the athletes running on the surface, e.g. the surface must not be too soft, nor too hard, to avoid stress fractures occurring in the lower legs (e.g. metatarsals, the navicular bone, shins).

7. The draft report's suggestion of a 4-lane 200m J-shape all-weather surface is not practical and serves little purpose; it provides neither a decent grass track nor an all-purpose T&F facility. In this regard, it needs to be borne in mind that:
 - i. middle-distance runners do repetitions of 400m and greater in training, and compete over longer distances than 400m (i.e. multiple laps of a 400m track, from 800m to 10,000m)
 - ii. even sprinters and hurdlers do repetitions all-year round over distances of more than 200m, let alone do competitions of up to 400m.
7. The installation of an all-weather track in Wanaka will enhance and promote the community's status as a centre/hub of sporting excellence in the region. It will obviously help to improve athletics in the region, not just on a participation basis but also in terms of even higher performances than what is being achieved already with sub-standard facilities. Moreover, it will aid the land-based sports in the area, because Athletics forms the underlying basis (i.e. foundation of the pyramid of training) of most such sports. Speed, for example, is a common requirement in all these sports.

B. Recommendations:

1. The recommendations in the draft report are very oriented towards Queenstown, presumably based simply on population numbers. It makes no acknowledgement that Wanaka is the real centre for Athletics in the region when you consider, not just club membership numbers but, more importantly, relative activity (i.e. factoring in the difference in population between the two areas) and relative performance/achievement levels. On this basis it's fair to conclude that Wanaka is the right location for the next all-weather Track & Field facility.
2. Moreover, the Wanaka site for this facility, and for the full grass Track & Field that will precede it, should be allocated/acquired now, to future-proof the sport in the area.
3. Ideally this site should be in close proximity to the other new sporting facilities in Wanaka, because of the synergy the sport has with the others catered for in Three Parks and the ease of access to the facility for these sports for speed and interval training, for example.
4. AAC can partner with the local Football club, which could have a quality football playing surface within the confines of the all-weather track facility. Such a partnership and set-up works well, for example, in Wellington at its T&F facility in Newtown.

C. Aspirations

1. Athletics in Wanaka, through the local Aspiring Athletes Club, seeks due recognition of its growing prominence and success in the region. It requires a safe, quality grass T&F facility now, which should be supplanted by an all-weather surface as soon as practically possible.
2. AAC would want to be able to host athletic competitions for athletes in the region. This can be achieved, initially and in a somewhat limited form, with a new grass T&F facility (and specialised rubberised surfaces).
3. When the all-weather T&F facility is installed, this hosting can extend to inter-regional and national athletic events (e.g. in the way that Timaru does now) and to coaching clinics, regionally and nationally.

D. Additional information

The feedback given herein is a summary of the more complete document of AAC's input on the draft report of the region's Sports Facilities' Strategy. You are referred to that document for more detail of the Club's feedback.

E. General Comments

1. The draft report is Queenstown-centric: in respect to Athletics, the report needs to look beyond population numbers, and to relative levels of activity and the success in the sport in Wanaka vs Queenstown. This greater level of analysis would favour Wanaka as the centre of athletics for the region and the appropriate site for the next all-weather surface.
2. Wanaka representation: there is currently no Wanaka-based representative on the panel working in conjunction with the region's Sport & Recreation officials to make decisions on the regional sporting facilities. Accordingly, it's our recommendation that Quentin Smith, local councillor for Wanaka, should be added to this panel forthwith.

APPENDIX

Table 1
Comparison vs Queenstown of Activity/Results at Recent T&F Meetings

Otago Athletics Senior/Children's Championships 24-25 February 2018, Dunedin					
CLUB /SCHOOL	1 ST PLACES	2 ND PLACES	3 RD PLACES	# RECORDS	NUMBER OF ENTRIES
Aspiring Athletes Wanaka	22	5	8		54
Remarkable Athletics Queenstown	0	1	0	0	4
Otago Secondary Schools Championships 2-3 March 2018, Dunedin					
Mt Aspiring College	10	7	2	3	29
Southland Secondary Schools Championships 9 – 10 March, Invercargill <i>(the standard in Southland is generally not as high as in Otago)</i>					
Wakatipu High School	18	15	5	0	57
New Zealand Championships 9 – 11 March, Hamilton					
Aspiring Athletes Wanaka		1 relay silver	3, plus 2 relays		3 individual entries
Remarkable Athletics Queenstown					0
South Island Secondary Schools Championships 23-25 March, Timaru					
Mt Aspiring College	3	3	0	2	16
Wakatipu High School	1	1	1	0	23

BEACHAM Jason

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

We need cycling infrastructure included in the planning of wanakas future. We also need to work on getting sticky forest set as a public reserve.

BEATTIE Sharon

Q. 8A: Comment here.

To whom it may concern

I am writing to enter a submission regarding the ten year plan, with specific focus on active transport for Wanaka.

We are a fast growing area and in all likelihood our population will eventually equal or overtake that of Queenstown in the next 20 years. The council now has a real opportunity in Wanaka to have a world class active transport infrastructure, before it is over-run with the huge problems that Queenstown already is.

With an ageing but active and wealthy population, the use of bicycles, particularly e-bikes, will increase hugely in years to come. In addition, families and particularly children will want to cycle and walk as often, safely and easily as they can, especially as the town sprawls through necessity and we continue to lack any public transport. They won't do this if the infrastructure is not in place.

There are key areas that must be addressed now - cycle ways linking the new sports centre and school to the rest of town and outer suburbs, and main access routes such as Anderson Road (already one runs the gauntlet cycling down this), and Aubrey Road.

An area of huge concern is how the new Three Parks , and school, sports centre etc will be accessed. There MUST be a safe way to cross SH84 to get to this. The council should not even be considering options that involve vulnerable pedestrians and cyclists crossing the road without either (1) a proper crossing with lights, or (2) an underpass or (3) an overbridge. Parents will simply not allow their children to walk or bike to school or sports without a safe way to cross the busy road.

The funds allocated to Wanaka compared to our neighbours over the hill are abysmal. \$1.5 million will buy nothing of value that we need. This amount needs to be substantially increased, AND ring-fenced for safe walk and cycle ways. The purpose should be clearly articulated from the beginning.

I note that the new road linking the back of the airport, Hawethorne Drive, has an amazing cycle and walkway with it, yet it seems unclear what need exactly this is serving - I have driven this many times and never seen a cyclist on it. Although cycle tracks everywhere are the ultimate goal, I wonder what needs analysis was done to justify this very expensive piece of infrastructure in Queenstown when we in Wanaka are given crumbs.

In summary, Wanaka needs safe, separate bike and walk ways connecting the town, and particularly the sports centre and new school. It also needs an underpass or bridge across SH84, and it needs funding which is commensurate with its needs and size.

Yours sincerely
Sharon Beattie

BEATTIE Sharon

Q. 8A: Comment here.

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In summary, Wanaka needs safe, separate bike and walk ways connecting the town, and particularly the sports centre and new school. It also needs an underpass or bridge across SH84, and it needs funding which is commensurate with its needs and size.

Yours sincerely
Sharon Beattie

BEGGS Noel

Arrowtown Village Association

Arrowtown

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

As per attachment

Q.

AVA. 2018 QLDC 10 year plan submission.docx - 37 KB



██████████
Arrowtown 9351

12/04/2018
██

QLDC 10 Year Plan Submission

This submission from the Arrowtown Village Association committee is on behalf of all members, and highlights that we believe QLDC should consistently be aware of decisions that may have particular relevance to the Arrowtown Community.

In addition to selecting our preference within the QLDC submission form (attached) on 'big issue' points that are relevant to the Arrowtown community we wish to emphasise the following:

The key messages of vision stated within the QLDC 10 year plan are:

- Vibrant Communities
- Enduring Landscapes
- Bold Leadership

These key messages are directly relevant to the vision of the Shaping our Future Arrowtown (SOF Arrowtown) report. The Arrowtown Village Association (AVA) has the SOF Arrowtown final report as the guiding principal of the Arrowtown community future. Intensive community input was undertaken to formulate the report. The resulting guiding aim of this report is:

A vibrant, diverse community that is pro-active in managing its future in a way that values and sustainably protects its heritage, character, lifestyle and the natural environment

The AVA requests that the key objectives of the SOF Arrowtown report are considered in every step as the 10 year plan for the wider district is finalised. One such key objective is:

- *QLDC reflects the voice of the Arrowtown community in the formulation of planning rules and guidelines*

Managing the consequences of Growth is recognised as Arrowtown's greatest challenge. Arrowtown is a unique village with the need to balance the heritage, character, environmental and community needs of the village into the future. (SOF Arrowtown report).

We request that QLDC understands and recognises these statements and utilises the SOF Arrowtown report and recommendations when finalising the 10 year plan.

The AVA wishes to thank the QLDC for considering this submission and welcomes the opportunity to be consulted as the plan finalises.

Noel Beggs
Chairperson - Arrowtown Village Association
12th April 2018

BENNETT Tim

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

My views are:

1. Sports and recreation facilities requirements should be a bigger part of the 10 year plan. The Central Otago sports strategy study is underway at the moment, and the results of this (in terms of recommendations about sports facility requirements) should feed into the 10 year plan.

From a Wanaka perspective, I believe there should be a focus from the council on developing the sporting hub at WRC, and particularly supporting existing groups in relocating to new facilities at the WRC hub. Wanaka has huge participation in sports at all levels and all codes, and the council should be supporting and developing this through the 10 year plan.

2. The proposed Wanaka Masterplan should not impact the timing or slow down the progression of the lakefront development plan, which should proceed immediately. The Wanaka lakefront is a huge asset to the town, the lakefront development plan seems to be a very well thought through way of enhancing this, and should be taken forward and completed as soon as possible.

BENTLEY Iona

Wanaka/Upper Clutha area

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 8A: Comment here.

I have serious issues with the lack of proposed funding for the development of cycleways in wanaka, and the time frame attached. This is a critical issue in and increasingly busy town with a growing school age population.

A comparison with the equivalent funding allocation for Queenstown highlights a dramatic disparity which is not comparative to population size or responsive to the current needs. Cycleways will be predominantly be used by locals and will relieve traffic congestion.

This needs to be adjusted for a fair and timely allocation to Wanaka

BERRY Bella

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Support

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Agree

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Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

BERRY Bob

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

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Support

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Disagree

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Neutral

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Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

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Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

Q6a - Include Arts and Cultural Centre

(1) Need tourism tax to fund growth. Entry tax at airports apportioned to District Councils on visitor numbers.

(2) Allocate funds for Arts and Cultural centre long term - \$20m +

BERRY Graham James

Wanaka/Upper Clutha area

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

BERRY Graham

Wanaka/Upper Clutha area

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 8A: Comment here.

Wanaka infrastructure items are inadequate and need to be done now. Water quality, roading upgrades pedestrian and cycleways are required now. The Upper Clutha community would be well served by what once would have been called a Town Clerk or a City Manager, A dedicated staff member who has the Upper Clutha as a focus and is the go to person for residents . This person would also be of value progressing the large amount of work required in the Upper Clutha.

BERRY Graham

Q.

Graham Berry.pdf - 912 KB

Submission on the
Queenstown Lakes District Council Ten Year Plan

1. *Graham Berry*

submit

The funding of Lake Wanaka Tourism (LWT) should cease whilst Wanaka, and the greater region takes stock of where it is heading.

LWT's Strategic Plan (2012-2022) has provided the basis for LWT's funding over the last 5 years. As infrastructural pressures continue to build on the region, it is paramount that the focus on tourism ensures that we are attracting "quality - not quantity". A focus on quality should help alleviate issues caused by the proliferating number of tourists on our already at times stretched infrastructure. LWT has already identified concerns at the minimal number of tourism related infrastructural projects in the 10 year plan. It needs to be noted that the infrastructural issues are not only those that QLDC are responsible for but also facilities provided by DOC and LINZ.

LWT's strategic plan identified this and therefore contains some very modest growth targets within. The plan states that the target is to grow arrivals at a rate of 3% each year at the same time increasing the average stay by 2% each year. This in turn should see an increase in bed nights of 5% each year.

You will note from the attachment (page 5 of LWT's strategic plan) that the average stay length is lower than the average stay at the starting point of the 10 year strategic plan.

It is submitted that due to the massive growth in tourism worldwide, LWT is having less of an influence on the number of tourists coming to the region. Of specific concern is that LWT clearly has little influence on the type of visitor that is coming to the region given the declining average night stay.

Council cannot without further consultation alter the course of funding but it would be preferable to see the current funding for LWT put into projects that develop and enhance tourism related infrastructure in the district.

The community is already concerned at the minimal amount of proposed infrastructural improvements in the 10 year plan for the Wanaka region. It is respectfully submitted that the Council withdraw the funding of LWT whilst the Wanaka master planning process is completed and the appropriate infrastructure projects are planned, to properly accommodate the already burgeoning numbers of tourists to the district.

I do not wish to be heard on my submission.

Signed



Date

13/4/18



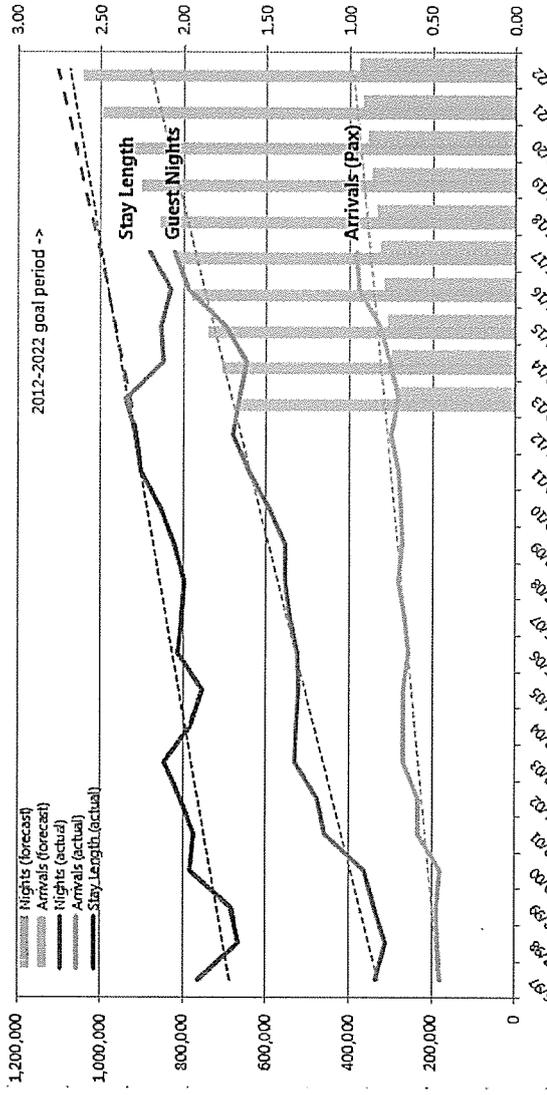
03 Goals – 2022 Targets

In 2012 new 10 year goals were set to serve as aspirational targets to drive our visitor economy forward. Through a thorough consultation process, 89% of members supported these goals and 85% supported the increase in resources required to reach for these goals.

The gap between the Guest Night trend line and forecast shows the magnitude of the step change targeted, with increased stay length vital to reach these targets.

As the Wanaka region moves towards these goals, it is inevitable that visitor numbers will fluctuate from year to year as we transition through economic cycles, raise awareness in new/emerging markets, drive sufficient volume/value and experience supply constraints.

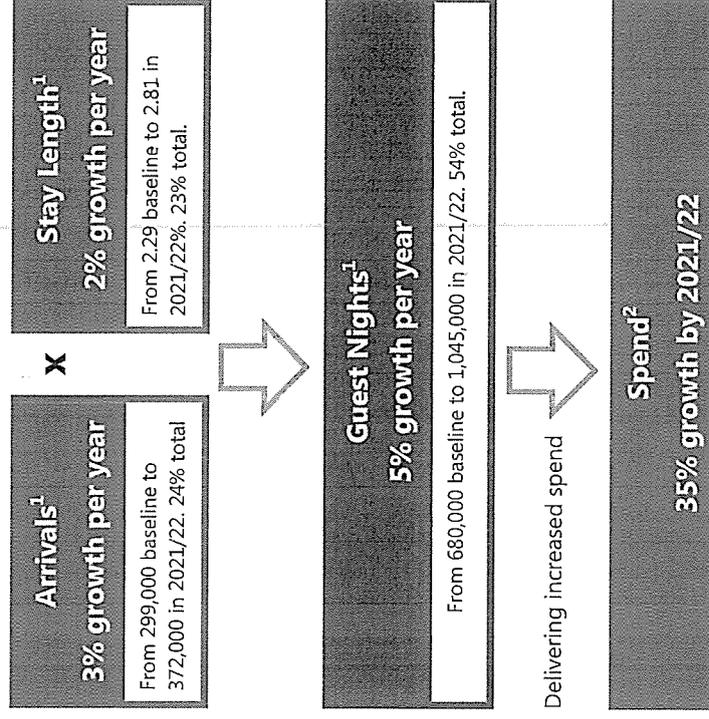
Progress Towards 10 Year Goals – Guest Night, Arrival, & Stay Length performance



Note: 2016/17 CAM performance figures include July-March (actual) and April-June (forecast).

10 Year Goals in Detail

Guest Night Target generated from arrivals and stay length,



Notes:

1: 10 year goals measured through 1: Commercial Accommodation Monitor (CAM) and 2: Monthly Regional Tourism estimates (MRTE).

Target figures exclude visitors staying in non-commercial accommodation (eg: private/holiday houses). Growth based on market forecast and historical performance (5 & 10 year averages). See detailed figures in 06 Appendices.

BERRY Wayne

Queenstown/Wakatipu area

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Oppose

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Disagree

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Disagree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Oppose

BIGNELL Georgina

Kingston

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

BILLING Stefan

Koru Chiropractic

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Disagree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Disagree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Safer biking and walking in Wanaka is important to you:

Our town needs safe and prioritized access from School to Pool NOW. Not in 4 years time and not with a watered down budgetary scraps from the QLDC active transport plan.

It is too obvious to the rest of the region of the QLDC inward, self serving views towards lining Queenstown with streets of gold (Library's, Pretty, shiny, modern, council offices, useless bike trails etc...) and stifling the regional townships through poor growth planning and under budgeting.

BILOUS Emma

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

I am concerned that the plan has limited and delayed funding for active transport in Wanaka. There is a huge disparity between the funding allocated for Queenstown when compared to Wanaka. The current rapid growth in Wanaka and relocation of major infrastructure makes active transport options more urgent to both encourage use and keep cars off the already packed roads as well as keep cyclists safe. Links from the school to the new recreation centre and pool should not be delayed and should begin immediately. I would also suggest that cycle links from major developments such as Northlake to the schools should also be a priority. Wanaka needs to be pro active in the face of growth and make sustainable planning decisions that are equitable with Queenstown not wait to reach a crisis point before acting. Please reconsider the allocation of funding for active transport in Wanaka, make a cycle path to the recreation centre a priority to begin in 2018 and plan an active transport network to meet the growth and development in the town. Thanks.

BINNEY John

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

The Plan only makes mention of prevention of light pollution in smaller communities - refer page 31 of the draft consultation document. This objective MUST apply to the whole region. Other larger communities (eg Dunedin) have recognised the importance of protecting their dark skies for both current and future generations. It is essential our children and their children can look up and take inspiration from our pristine night skies. Furthermore, other communities are already recognising the benefits of dark skies in marketing their region (Tekapo, Naseby for example). The Council's current Southern Lights policy must be updated to reflect current Dark Sky standards and benchmark Sky Darkness values should be established at a range of sites throughout the area with trends in Sky Darkness becoming an annual KPI.

BIRKBY Karen

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 8A: Comment here.

I disagree with being a ratepayer in wanaka and getting nothing back in return. I see Queenstown being granted a large amount of money while wanaka gets nothing. We require more cycle ways to allow children and adults to move around wanaka. We need better services and thought for future proofing wanaka. We require improved water quality which is unsustainable as there are so many houses. There is no infrastructure and no future proofing to improve it.

BIRKBY Richard

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

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Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

I feel that the plan for Wanaka needs to be more detailed and ensures it is focused on the impact of the unrestricted growth currently occurring in the township.

With regard to cycling and alternative transport infrastructure, there needs to be significant attention paid to a number of things:

1. The growth in Northlake and Albert Town will lead to a massive increase in vehicle traffic on Aubrey Road. Consequently the cycle/walkway currently in place will need to be improved. At present, users are expected to cross Aubrey Road just past the Anderson Road junction. This crossing point is already dangerous and is the only crossing point available at present. It is used by numerous school aged children on their way to MAC, Wanaka Primary and Holy Family schools and an accident WILL occur here if it remains in its current state. The fact that Northlake's growth will potentially double traffic on Aubrey Road means that the already busy (and consequently dangerous for non-car users) junction of Anderson and Aubrey Roads will become even busier.

2. A new school and the recreation centre at 3 Parks will require a safe crossing solution for SH84.

3. Whilst a degree of growth is inevitable, we should where possible be trying to restrict growth rather than encourage it. The present rate of growth is going to damage Wanaka's attractiveness to visitors and is detrimental to the quality of life of its residents. If Wanaka is to continue being a pleasant place to live and attractive to tourists we need to protect what makes it special and stop allowing such rapid and large development to take place.

BISHOP Suzanne

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

1. I would like to see more information here about the contribution of Wanaka residents to total revenue compared to the spending on Wanaka

2. I have concerns about the Wanaka waterfront - I would hate to see more of it lost to minority interest projects like the rowing facility. The waterfront should remain in its entirety for the enjoyment of all.

3. The continued development of cycleways/walkways is of more benefit to cyclists. The safety issues for walkers are beginning to be significant as the cyclists are often very inconsiderate. Could some slowing down mechanisms be incorporated in the projects. The signs are not enough.

4. Freedom campers - there are signs up to warn people not to park in places - why is there no phone number for us to call on these signs so that we could report them. The mess they leave in unhealthy eg along the Waterfall end of the Edgewater track - people who freedom camp on the beach leave unhealthy rubbish in the bush verge. Progress towards dealing with this is not in the plan

BLACK Fiona

Real Journeys Limited

Q.

RJs 2018 Submission on QLDC draft ten year plan.pdf - 155 KB

SUBMISSION ON QLDC DRAFT 10 YEAR PLAN 2018-28

Submission Form



Contact Details

Civic Centre, 10 Gorge Road, Queenstown
Private Bag 50072, Queenstown

Phone: 03 441 0499 Fax: 03 450 2223

Email: services@qldc.govt.nz

Name or representative: **Fiona Black**
Organisational name (if applicable): **Real Journeys Limited**
Address: [REDACTED]
Business hours telephone: [REDACTED]
After hours telephone: [REDACTED]

Signature:

A handwritten signature in blue ink, appearing to read "Fiona Black".

Date: 13 April 2018

Tick if you would like to present your submission in person

Real Journeys Limited Background info:

In 1954 Les and Olive Hutchins began operating the Manapouri-Doubtful Sound Tourist Company, running four day excursions to and from Doubtful Sound. In 1966 Les and Olive acquired Fiordland Travel Ltd, with its Te Anau Glow-worm Caves and Milford Track Lake Transport operation and began trading as Fiordland Travel Limited. Continued expansion followed with the purchase of the vintage steamship "TSS Earnslaw" in Queenstown in 1969 and with the establishment of cruises in Milford Sound in 1970. In 1974 a launch was relocated to Doubtful Sound and the company commenced operating coaches on the Wilmot Pass enabling Doubtful Sound cruises to re-commence after the completion of the Manapouri Power Station. In 1984 a luxury coach service was introduced linking Queenstown to the company's Manapouri, Te Anau and Milford Sound excursions which over the decades has expanded to service both day and overnight excursions in Fiordland and the Stewart Island ferries.

Since 2002 Fiordland Travel Ltd has operated all its tourism excursions under the 'Real Journeys' brand and in 2006 changed its company name to Real Journeys Limited. In 2004 Stewart Island Experience was established and the company commenced operating ferry services to Stewart Island. In 2013 Real Journeys launched the Go

Orange brand; purchased Cardrona Alpine Resort and the 155 hectare property at Walter Peak which Real Journeys previously leased for over two decades. Then in 2015 Real Journeys purchased the International Antarctic Centre in Christchurch and in 2016 Real Journeys took over 100% ownership of Queenstown Rafting and purchased Kiwi Discovery which are now operated under the Go Orange brand.

Real Journeys remains a private, family owned company and is now the largest tourism operator in the region with operational bases in Christchurch, Milford Sound, Te Anau, Manapouri, Queenstown, Wanaka and Stewart Island. The company operates 23 vessels (19 RJs) and approximately 50 coaches across the group; Real Journeys' employs about 540 staff during the peak summer months and in excess of 1000 staff across the group; and 950,000 passengers travelled with Real Journeys in the last 12 months, and 1.4 million across the Group.

This is a submission on behalf of the Real Journeys and its 100% owned subsidiary companies based in the Queenstown District: i.e. Go Orange; Cardrona Alpine Resort; Te Anau Developments and Canyon Food & Brew Company.

Our submission on draft QLDC 10 year plan 2018-28 is:

- A. Real Journeys contends that the QLDC section of the Mount Nicolas Beach Bay and Von Roads are under maintained compared to the section of the Von Road and Mount Nicolas Roads maintained by the SDC. Refer the photo below which shows an example of the numerous potholes which pepper the length of road especially from the QLDC boundary.



The Mount Nicolas Beach Bay Road and Von Roads are now an essential part of the Around the Mountain Cycle Trail. In particular, Real Journeys carried 2600 cyclists on the “TSS Earnslaw” for the year ended March 2018, up from 16% from 2017 (which was up 21% from the year before) all of whom cycle at least part of this road. The number of cyclists has been increasing steadily over the last few years and we expect the number of cyclists to keep increasing, as the reputation of the Around the Mountain Cycle Trail grows. Accordingly, maintaining this road to an adequate standard will become increasingly important to ensure the Around the Mountain Cycle Trail current reputation as “one of the highlights of our holiday in New Zealand” and “a great experience of New Zealand’s backcountry” is upheld.

The number of visitors hosted by Real Journeys at Walter Peak increased by 26% in the 2014-15 year, followed by a 21% increase for the 2015-16 year and last year visitor numbers rose another 6% to 188,400 to the year ended September 2017. To address this demand Real Journeys is undertaking a considerable redevelopment of our facilities at Walter Peak starting with the construction of a 400 person amphitheatre for farm demonstrations which was completed at the end of 2017.

The next phase of Walter Peak redevelopment will focus on infrastructure including the provision of a stores facility and additional staff accommodation. All the materials required to construct these new facilities will be transported into Walter Peak via the Mount Nicolas Beach Bay and Von Roads. Further the construction of improved stores facilities at Walter Peak will enable more supplies to be delivered by road rather than vessels ex Queenstown. This will have the advantage of reducing the traffic to and from the Steamer Wharf in Queenstown Bay however the standard of the Mount Nicolas Beach Bay and Von Roads needs to be improved to support this change to road deliveries.

Nonetheless many of the supplies needed to keep this substantial Walter Peak tourism operation running, such as diesel and LPG are transported into Walter Peak via this road and much of our maintenance and servicing work at Walter Peak is undertaken by Real Journeys staff ex Te Anau. Consequently, the Mount Nicolas Beach Bay Road and Von Roads are very important to Real Journeys for the supply and maintenance of our operation at Walter Peak and therefore this road is essential to the continued success of our growing Walter Peak operation.

Further, such road maintenance needs to include maintaining the fords on the Mount Nicolas Beach Bay and Von Roads, so they can be forded more readily during and after periods of heavy rain. At present Real Journeys often has to advise visitors that they should not attempt to travel into Walter Peak via the Mount Nicolas Beach Bay and Von Roads during rain, which then results in the loss of business for us.

Moreover, uncrushed gravel is spread on the QLDC section of Mount Nicolas Beach Bay Road and Von Roads which results in a very high rate of punctures. Because there is little cell phone coverage on this section of the road and assistance cannot be summoned the Real Journeys vehicle which travels this road most frequently has to carry two spare tyres, as this vehicle often receives two punctures during a single trip travelling to and from Walter Peak ex Te Anau. We contend the high rate of punctures suffered by regular users of the Mount Nicolas Beach Bay Road and Von Roads is lamentable and must also create unnecessary headaches for unwary tourists who cannot be expected to anticipate such a hazard or the difficulty of obtaining road side assistance in this location.

Accordingly, we request QLDC affords adequate funding to the maintenance of Mount Nicolas Beach Bay and Von Roads because of importance of this road link, not only for Real Journeys, but also for the other parties which rely on this vital road such as Mount Nicolas Station, Walter Peak Station, Southern Discoveries, and for the continuing success of the Around the Mountain Cycle Trail.

- B. Real Journeys applauds the efforts the council is making to develop credible population and visitor growth projections and plan for this predicted growth.

- C. With respect to Queenstown Centre Master Plan Real Journeys requests that QLDC does not overlook the importance of commercial coach operators such as Real Journeys and Go Orange as they play an important role in getting Free Independent Travellers (FIT) (non-tour) out of their rental vehicles and into coaches. The coach tours, shuttle buses and courtesy coaches operated by companies such as Real Journeys / Go Orange need to be adequately recognised in the Queenstown Centre Master Plan because these vehicle operations significantly reduce traffic congestion especially in and around Queenstown. For instance sufficient bus stops need to be provided in and around central Wanaka, and Queenstown, on Cardrona Valley Road, State Highway 6A and 6.

Also shuttle services to the ski fields will become increasingly important as it is impossible to fit chains to many modern cars therefore to go skiing some people must travel via coach.

Most of the recent tourism growth across Otago and Southland which is stressing our infrastructure is in good part the result of growth in visitor arrivals out of China. For the last few years China has been our fastest growing visitor market. Over the last 20 years, Chinese visitors have grown at a staggering 18% p.a. from barely over 12,000 Chinese visitors to New Zealand in 1996, to over 400,000 in 2017 and China is now New Zealand's second-largest international tourism market. The current

predictions are for Chinese visitor numbers to more than double from 2017 to 2023 to around 913,000 visitors.

This market is also undergoing a very rapid shift away from travelling in coaches towards FIT (non-tour) where now more than half of Chinese visitors are travelling around NZ in rental vehicles – refer graph below. That is until the 2013-14 summer the majority of Chinese visitors travelled around NZ on touring coaches usually with 22 to 50 passengers per vehicle.

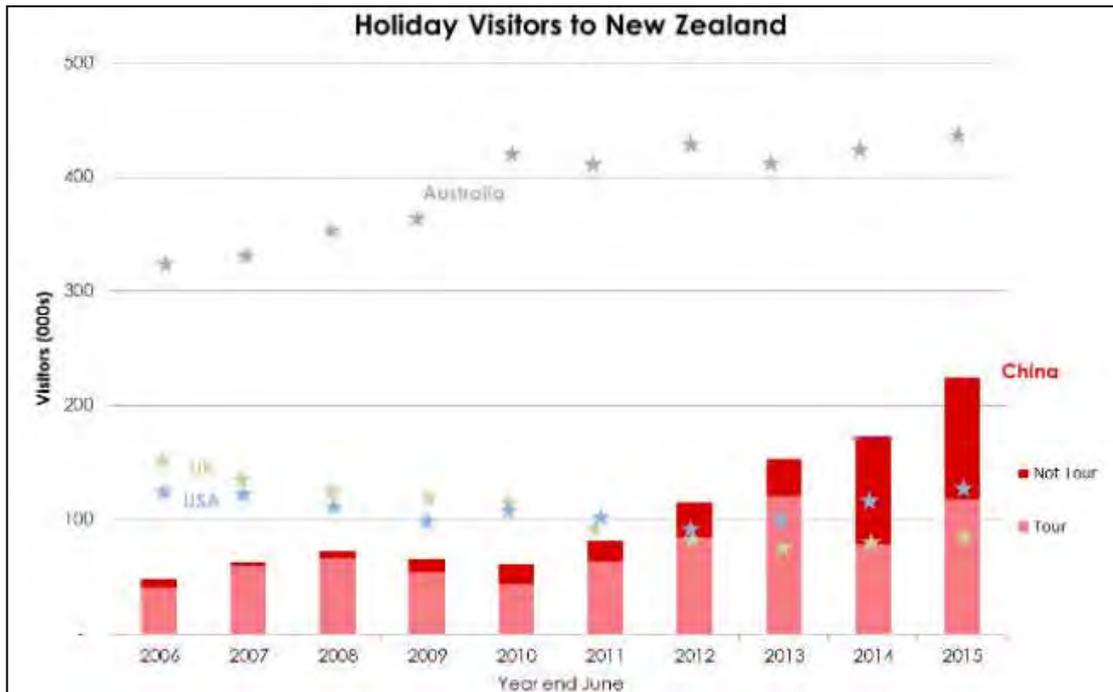


Figure 1 (Source: NZ Tourism@ <http://www.nzcntourism.co.nz/wp-content/uploads/2016/06/china-fit.pdf>)

When the Chinese visitors first started travelling more as FITs in 2013-14 they usually travelled in mini buses (Toyota Hiace) or people carriers such as Toyota Previas' carrying approximately 6 persons per vehicle. Now Chinese visitors are travelling in Toyota RAV4s or Toyota Highlanders often in convoys with as few as 2 persons per vehicle. In other words, Otago and Southland roads around the tourism "hot spots" are being hit by a double whammy with the increase in Chinese visitors and the move away from coach touring to FIT.

In this context operators such as Real Journeys who endeavour to get visitors to travel via coach rather than rental car should be valued and provided for in Queenstown Centre Master Plan. Real Journeys, along with the majority of Milford Sound cruise operators, works very hard and will continue to work hard to get visitors to travel to and from Milford Sound via coach rather than smaller rental vehicles. Real Journeys has demonstrated considerable success in this for many years and in recent years quite surprisingly, (as it is the most expensive Milford

Sound coach–cruise-coach product on the market) one of our most successful products is our nature coach-nature cruise-coach product ex Queenstown where up to three 60 seater coaches travel to and from Milford every day in, busy periods, up from only one coach three or four years ago.

One particular concern to Real Journeys is that the traffic congestion especially in and around Queenstown is slowing down traffic speed and making the coach journey between Queenstown and Milford Sound or Manapouri longer, and pushing our coach drivers to the limit of their driver log book hours. If the travel delays caused by traffic congestion are not addressed this will compromise our ability to operate coach tours ex Queenstown and to and from Milford Sound / Manapouri which in turn, will exacerbate traffic congestion by putting more rental vehicles on the road. Accordingly Real Journeys supports the proposed new Queenstown Town Centre arterial route and advocates for this route to be progressed as quickly as possible.

Real Journeys supports the proposed increased car parking detailed in the Queenstown Centre Master Plan as the provision of sufficient parking (which is perceived as safe and reliable) for visitors to the District in centres such as Queenstown or Wanaka is essential. Otherwise visitors will use their rental vehicles to tour the region and access attractions rather than opting to use the types of shuttle bus services or coach tours operated companies such as Real Journeys; which will in turn increase traffic congestion across the District.

Nevertheless we believe the council should also be developing visitor campervan parking at Frankton with park and ride option into central Queenstown to divert campervans out of central Queenstown where they create undue traffic congestion.

- D. Real Journeys supports the development and operation of an improved water taxi, and ferry network on Lake Wakatipu particularly because such services has the potential to play a vital role in reducing road traffic. However we believe such services need to be appropriately supported with infrastructure such as car parking, cycle parking and passenger shelters.
- E. Real Journeys endorses the proposed Lake Wakatipu jetty / pier upgrades to support the aforementioned improved water taxi, and ferry network. Nonetheless where possible or practical we would advocate for the proposed Lake Wakatipu jetty / pier upgrades to provide for use by “TSS Earnslaw” to retain “TSS Earnslaw’s” historic links around the lake.
- F. Real Journeys was astonished to learn that Destination Queenstown (DQ) members have voted against asking for additional funding from the Queenstown Lakes

District Council in the draft long-term plan. Real Journeys contends that this position is short sighted and QLDC needs to ensure DQ is appropriately resourced to enable DQ to market Queenstown to the "high value" visitors Queenstown desired.

BLACK Marty

Fernhill Community Ass

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

An essential part of the Fernhill Community is the Sunshine Bay area for all water based recreational activities, while there is an upgrade of the existing Jetty due to start within the next few weeks the land or adjacent Reserve is urgently in need of an upgrade. The past summer season has seen bigger than ever huge numbers of folk enjoying the great waterways across the whole district. Sunshine Bay is no exception, with traffic jams with folk trying to launch their boats with vehicles parked any how preventing on odd days access to the boat launching ramp. Photos can be provided.

So this area urgently requires an up to date development plan drawn up to cover such issues as Lake erosion, parking, traffic movement, etc.

BLATT Babu

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Oppose

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

I usually find submission forms unclear in their wording. For question 4.a for instance, yes I believe that Wanaka needs a masterplan, but more than a plan, we need funding and action in 2018. I'm not satisfied with what you outline in the draft 10 year plan. So should I mark it "Disagree" or "Agree"?

I support Active Transport Wanaka. As they have recently pointed out Wanaka is being completely overlooked compared to Queenstown when it comes to making town safe enough to ride a bike as form of transport. I want to see committed funds allocated in 2018 to a safe and efficient cycle network in our growing town. Either the funding for active travel across the region needs to be significantly increased. Or there needs to be better balance in the spending between Queenstown and Wanaka.
Thank you.

BODGER Kate

Hawea

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Kia ora kotou

I am posting this video submission on behalf of the parents children attending Kanuka Corner Early Learning Centre (Lake Hawea) to apply for funding to make Kanuka Corner an Enviroschool. We believe this sits well in the ten year plan to support sustainability in our community. This is in recognition of the centres effort to support sustainability in our local community. Enger and Pip are doing incredible work in the community with our children and would love to see it recognised and celebrated. Here is a link to our video...

<https://youtu.be/z10z-Bnozps>

Thanks
Kate Bodger

BOEBEL Richard B

NA

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Oppose

Q. 6A: Do you agree with the proposed investment in community projects?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

Generally based on a simple population funding model it seems that Wanaka is not getting sufficient funding for necessary projects. An egregious example of this is money allocated for Wanaka's active transport network versus Queentown's \$23.5mil, especially with Wanaka's funding delayed start in 2022. Naturally there is limited funding, but that does not excuse a deeply flawed funding allocation model.

BOOIMAN Inga

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Disagree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Disagree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

I think it would be awesome if things could happen a little faster for wanaka its growing so fast and it only heading towards the way Queenstown is, shouldn't we have learnt from this and already started developing the nesccary things in Wanaka, broke trails for kids and traveling on, more medical options. and a tourist tax more people come through than live here thats not sustainable.

BOOMSMA Karl

Hawea

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

BOTTING Graeme

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

St Peters Anglican Church is the only church in the central city and I hope that your 10 year plan will still allow it to function correctly. It is essential that parking be available for weddings and funerals - guests, hearses, cars etc and also for the normal services Wednesday and Sunday. The church hall is also used very extensively during the week for a large number and variety of community groups.

BOULTON Andrea

Kingston

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

BOWRON Harry Martin

Wanaka/Upper Clutha area

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

BOYD Alasdair

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Early harvest of the Coronet forest would be a costly mistake for rate payers. Eradication of wilding exotic species is neither possible nor desirable. A sensible program of cost effective controlled management can achieve the desired result of protecting our most important landscapes. Wholesale spraying, especially of mature trees, is only of benefit to those supplying and applying the herbicide.

Bradley Family

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Disagree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Water should be metered - Sooner the better

BRADLEY Geoff

ratepayer

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

Care will need to be taken with Town Centre Masterplan as it could affect many people negatively. Some retailers who rely on local residents could be badly affected by comprehensive pedestrianisation. The Anglican church which relies on local parishioner funding but is largely enjoyed, both church building and grounds, by visitors could find maintenance and funding a problem. Perhaps the council could be required to maintain the grounds as a park and visitor attraction the same as any other park.

Although it seems the new council office site has been decided I consider it a mistake as Frankton Flats would be more user friendly. The town site could be used for a massive parking building or other local user/social needs. Another way-out solution could be to re-establish the whole operation in Wanaka where they have space and seem to enjoy council affairs and have the time to take an interest. It may be easier to house staff there. Queenstown could have a branch office the same as Wanaka now enjoys.

Destination Queenstown should have more Council input as it is producing many of our immediate problems by selfish thoughtless promotion. We need less volume but better quality visitors and companies should be responsible for their own promotion. Not ratepayer funded. DQ should employ fewer people at less cost and have their activities controlled by council ratepayer interests. Not by trading company vested interest agendas. Any ratepayer funding could be applied to tourist/ local facilities which will be lasting value for everyone. eg toilets, footpaths, roads, lighting, public areas, safe water, -sewerage and general safety and security. Quality facilities in these areas would naturally bring the visitors we would gladly host and enjoy.

BRADLEY Sue

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Disagree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

As a concerned member of the Arthurs Point community I wish to make the following points to be adopted and prioritised for Arthurs Point's water supply.

- First and foremost I believe in principle the council should be concentrating on getting our current infrastructure up to par rather than focusing on a very large scale grand town centre project.

- I wish to prioritise the programme for Arthur's Point water supply to comply with drinking water standards (2008) relative to option 2 to be brought forward and completed by 2021 to meet these drinking water standards.

- In addition priority to be given to the amount of money indicated in the BECA report for the coming year for Arthurs Point remedial bores work, plus an allocation of \$25,000 towards research & examination (consultation) of alternative water treatment methods. As indicated the following commitments were made recently below by Mayor Jim Boulton.

As quoted at the end of the QLDC meeting on 23rd March in Wanaka "It is a work in progress and that we still need to look at alternatives and that might involve cost"

Also as noted in the Mirror from the Mayor (4th April 2018) "Your councillors all understand that many in the community would prefer an alternative to chlorination and we are resolved to keep this matter under review"

- I also wish to draw the attention that the 340+ Arthurs Point residents signed a letter presented to councillors on the 23rd of March relating to the plan to permanently chlorinate the Arthur's Point water supply and seeking opportunity to explore proven alternatives - <https://www.change.org/p/ashley-murphy-defer-decision-to-permanently-chlorinate-arthurs-point-s-water-supply/> (online additional to signatures received in person). This was also well documented in the three main local papers the same week of this meeting.

- I wish to note that the Arthurs Point system is unique in that it is a recently upgraded system, has a great source, great bore and excellent test monitoring results with no

history of problems. In view of this I ask these points to be given thorough consideration in the protection of our most precious resource so that our infrastructure system can be brought fully up to par quicker and we can more readily be considered for an alternative system to chlorine.

- I would also like to point out that the issue of Clean Drinking Water, without the addition of chlorine is extremely important to many of the small communities around the QLDC area. We would remind you that over 1,000 petition signatures were presented to council from Glenorchy, Hawea, Luggate and Arthurs Point. This is a huge majority of the communities in these areas. It is very important to us, your constituents, to get our water systems up to par as quickly as possible so that we can return to non-chlorine systems of some form.

- I support the application of a tier two charge to the Arthurs Point Scheme (Water) to enable a fairer apportionment of costs to the user - Item 5B on page 27. Currently the hotels (Accommodation) are paying the same flat rate of \$600 as every other house in Arthurs Point, even though they have a lot more rooms/toilets. This change makes it fair to all the users and will be more on a user pays scheme instead of smaller properties funding the larger properties. If this new 2 tier system is approved, I would hope that this allows more resources of capital to be allocated to the above points in a shorter time frame than indicated on the plan.

- I note that the figures used on page 27 in the chart for residential CV's appear to be rather outdated as we have been told that the median values of Arthurs Point are now around \$900,000. Thus the 80% of residential homes paying less would not apply. We would respectfully suggest that these figures should be reviewed & updated before being adopted.

I appreciate you taking the time to read this submission.

BRADLEY Sue

Combined community groups (see below)

Queenstown/Wakatipu area

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 8A: Comment here.

On behalf of the 1,000+ people in our smaller communities who signed petitions against the chlorination of our drinking water supplies we would like the council to:

1) Adopt Option 2 on page 25 of the Consultation Document -Water Supply and Quality --to reprioritise the programme but bringing the dates even further forward to 2021 for completion of getting our water systems up to par in our smaller communities. This supports the move towards non chlorine purification alternatives.

2) To prioritise funding, to reflect these community views and subsequent commitments at the QLDC meeting 23.March.18 and since by the Mayor, to allocate a suitable sum of \$25,000 to fund research and examination of non chlorine alternatives to water safety.

Submitted by Arthurs Point Clean Water Group, Sustainable Glenorchy and Hawea Stand for Pure Water.

(Please note there was not enough room at the beginning section of this form for the full group names)

BRAY Juliane

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Support

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

Wanaka roads are dangerous and we are risking children's lives by not improving the networks immediately.

BRENSELL Margaret

Arrowtown

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Support

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Oppose

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Disagree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Support

Q. 6A: Do you agree with the proposed investment in community projects?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Disagree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

Consider local transfer station for green waste in Arrowtown. Keep the great new bus service. Develop the Arrowtown and Queenstown library service- expand ebooks. every small community cant have everything and Frankotn libray could be a project for the distant future.

BRETHERTON Marc

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Disagree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

The proposed under-investment in a cycling network in wanaka is disappointing. The 'schools to pool' link is essential, as is a dedicated, grade separated crossing point across the state highway for cyclists & pedestrians from Mt Iron to Three Parks. With the roundabout works imminent, NOW is the only opportunity to do this cost effectively. Please don't blow the chance.

In a wider sense, a legible cycling network is an essential first step in solving cross town arterial road congestion, increasing parking issues & CBD congestion.

Also, please BAN parasite (some say 'freedom') campers from the Wanaka lakefront. Would also be nice to see the lakefront car park areas free of large, white camper vans during the day, often blocking the path and always blocking the view for everyone else.

Thank you

BRIDGEWATER John

Q.

John Bridgewater.pdf - 911 KB

Submission on the
Queenstown Lakes District Council Ten Year Plan

I

submit

The funding of Lake Wanaka Tourism (LWT) should cease whilst Wanaka, and the greater region takes stock of where it is heading.

LWT's Strategic Plan (2012-2022) has provided the basis for LWT's funding over the last 5 years. As infrastructural pressures continue to build on the region, it is paramount that the focus on tourism ensures that we are attracting "quality - not quantity". A focus on quality should help alleviate issues caused by the proliferating number of tourists on our already at times stretched infrastructure. LWT has already identified concerns at the minimal number of tourism related infrastructural projects in the 10 year plan. It needs to be noted that the infrastructural issues are not only those that QLDC are responsible for but also facilities provided by DOC and LINZ.

LWT's strategic plan identified this and therefore contains some very modest growth targets within. The plan states that the target is to grow arrivals at a rate of 3% each year at the same time increasing the average stay by 2% each year. This in turn should see an increase in bed nights of 5% each year.

You will note from the attachment (page 5 of LWT's strategic plan) that the average stay length is lower than the average stay at the starting point of the 10 year strategic plan.

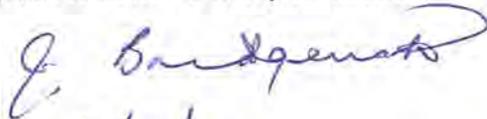
It is submitted that due to the massive growth in tourism worldwide, LWT is having less of an influence on the number of tourists coming to the region. Of specific concern is that LWT clearly has little influence on the type of visitor that is coming to the region given the declining average night stay.

Council cannot without further consultation alter the course of funding but it would be preferable to see the current funding for LWT put into projects that develop and enhance tourism related infrastructure in the district.

The community is already concerned at the minimal amount of proposed infrastructural improvements in the 10 year plan for the Wanaka region. It is respectfully submitted that the Council withdraw the funding of LWT whilst the Wanaka master planning process is completed and the appropriate infrastructure projects are planned, to properly accommodate the already burgeoning numbers of tourists to the district.

I do/do not wish to be heard on my submission.

Signed

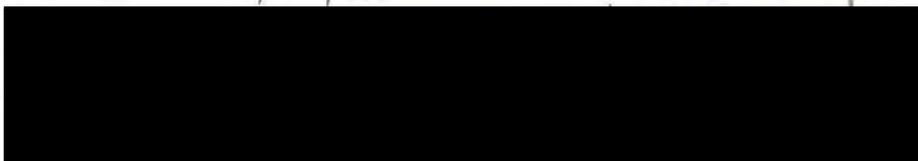


Date

13/4/18

QLDC
Wanaka Service Centre
Received

13 APR 2018



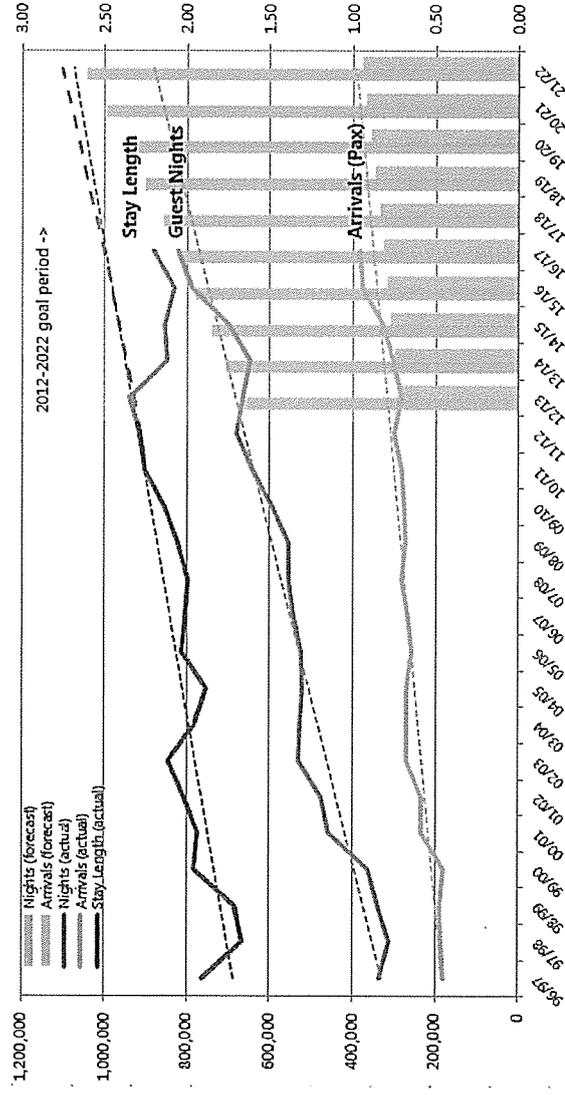
O3 Goals – 2022 Targets

In 2012 new 10 year goals were set to serve as aspirational targets to drive our visitor economy forward. Through a thorough consultation process, 89% of members supported these goals and 85% supported the increase in resources required to reach for these goals.

The gap between the Guest Night trend line and forecast shows the magnitude of the step change targeted, with increased stay length vital to reach these targets.

As the Wanaka region moves towards these goals, it is inevitable that visitor numbers will fluctuate from year to year as we transition through economic cycles; raise awareness in new/emerging markets, drive sufficient volume/value and experience supply constraints.

Progress Towards 10 Year Goals – Guest Night, Arrival, & Stay Length performance



Note: 2016/17 CAM performance figures include July-March (actual) and April-June (forecast).

QLDC
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10 Year Goals in Detail

Guest Night Target generated from arrivals and stay length,

Arrivals¹ 3% growth per year	Stay Length¹ 2% growth per year
From 299,000 baseline to 372,000 in 2021/22. 24% total	From 2.29 baseline to 2.81 in 2021/22. 23% total.



Guest Nights¹ 5% growth per year
From 680,000 baseline to 1,045,000 in 2021/22. 54% total.

Delivering increased spend

Spend² 35% growth by 2021/22

Notes:

- 1: 10 year goals measured through 1: Commercial Accommodation Monitor (CAM) and 2: Monthly Regional Tourism estimates (MRTE).
 - 2: Target figures exclude visitors staying in non-commercial accommodation (eg: private/holiday houses).
- Growth based on market forecast and historical performance (5 & 10 year averages). See detailed figures in 06 Appendices.

BRIGHT Anna

Wanaka/Upper Clutha area

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Oppose

Q. 8A: Comment here.

Support the Wanaka master plan , however more funding for tracks (bike/walk) development to connect three parks area with existing community/urban infrastructure. An underpass for safe connection from new pool to the current urban areas.

BRIGHT Ian

Wanaka/Upper Clutha area

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Oppose

Q. 8A: Comment here.

Support the Wanaka master plan , however more funding for tracks development to connect three parks area with existing community/urban infrastructure. An underpass for safe connection from new pool to the current urban areas.

BRIMBLE John

Sport Otago

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Agree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Support

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Agree

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Agree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Agree

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Neutral

Q. 8A: Comment here.

Sport Otago the regional sports trust for Otago takes this opportunity to thank the Queenstown Lakes district Council for its ongoing support for Sport Central and the services that our regional office provides across the district. Our specific comments on the 10 year plan are as follows;

1. We support the Council's investment into Sport and recreational facilities and amenities in response to increased population growth and the lack of infrastructure that currently exists to meet demand.

2. We have long advocated for the inclusion of a gym and additional courts for the Wanaka Events Centre. This reflects the increased population and needs of that community. The opportunity to partner with the proposed new primary school and add to the field configuration which was underestimated in the initial planning for the Events Centre presents an ideal solution. We would suggest that a future growth

plan be developed for the facility which takes account of the potential to base a range of sport and recreational organisations/clubs within close proximity or linked to the Centre to create a true sports hub and precinct which provides for an economy of scale and shared services whilst also potentially providing a variety of revenue flows to the centre.

3. Through the work we have been involved in developing a facilities plan for the Central Otago area it has been clearly identified that the Queenstown Events Centre is too small to meet community needs and current and projected demand. While we support the provision of funding to expand the facility to include two further courts we challenge Council to consider the long term viability of remaining on this site which is now under increasing pressure from roading requirements, retail and airport needs. Is further investment on this site the best use of these funds when there is a clear need for a new facility that at a minimum would require 6 indoor courts along with the opportunity to incorporate other facilities and provide for a greater number of sportsfields than currently exists on the current site. Linked to this we would suggest that Council commence to purchase land associated with likely expansion of the urban area reflecting residential growth and land bank for future relocation of the Events Centre potentially inclusive of a new aquatic facility due to the current loss of water space for community use within the district with the closure of the Wakatipu High school pool.

4. We applaud Council's commitment to an artificial turf programme. These are the way of the future and will provide a boost for sport and recreation in the District due to the extended use and hours that they can be used for. We assume that lighting will be provided in association with these artificial turfs which would allow for greater utilization and reprogramming of competitions to allow for evening use. However again we challenge whether locating an artificial turf at the current Events Centre is the best investment in light of the constraints on that site.

5. Council has indicated that the plans for the Wanaka foreshore will be revisited as part of the Wanaka Masterplan. Sport Otago advocates for the foreshore to be configured in such a way as to allow for the myriad of events that take place to have unobstructive laneways provided that are not encumbered with furniture or parking bays. Wanaka has become the undisputed Multi sport capital of New Zealand with most of the events starting and ending on the foreshore inclusive of the iconic Challenge Wanaka. Planning must allow for these events to continue to utilize the foreshore and enhance the standard of the area in respect to the upper foreshore grassed areas to ensure that most of the undulations are evened out.

6. Reserves contribution. Sport Otago through the consultation associated with the Facility plan development has become aware of the concerns being expressed by a number of the communities within the Wakatipu basin regards the lack of available suitable local community open spaces and local playing fields. Developers of subdivisions have over time provided land for community use as part of their contribution. However often this land has been of a poor nature unfit for casual community use and/or not of a usable size for local activities. Council has the ongoing cost of maintaining these spaces which have limited use. We would strongly advocate for Council to ensure that developers if providing land provide suitable usable land that can be the focus for local community activities and where communities can base local community amenities. A number of recent subdivisions have demonstrated that some developers working with Council are prepared to create community facilities that are of value and which meet current and future need. This needs to be consistent across the District as a matter of policy.

7. Sport Otago supports Council's ongoing commitment and investment into existing and the creation of new tracks and trails through support of the Trusts who manage and develop these networks.

8. We also note the Council's intent to increase user fees inclusive of access to sport and recreation facilities, venue hire and we assume sportsfield charges. The extent of these increases need to be canvassed with the sport and recreation sector as soon

as possible as they have major budgetary implications for many organisations, clubs and users. With pressure on funding and reductions in gaming funding any increases places further pressure on the sector.

BROWN Alison

Q. 8A: [Comment here.](#)

Submission to Ten Year Plan 2018-2028 Queenstown Lakes District Council

This submission requests the Council to apply speed restrictions to Gladstone Road, beginning at the junction with Cemetery Road and to Timaru Creek Road as far as the reserve at John Creek.

At present this is a 100km per hour zone all the way to Dingle Burn station. It has small sections of Otis seal but the remainder is a gravel road. The gravel mix is very silty so that extremes of dust occur making it necessary to stop at times when passing a vehicle going in the opposite direction and, of course it is necessary to keep one's distance when behind a vehicle. The road is also very corrugated.

During this past summer when there had been no water through the ford of John Creek for some months, the road was graded so that its surface was like a smooth road. This prompted traffic to pass the corner with Denniston Road, come down the hill through the creek and then past the houses at high speeds. This not only threw up considerable dust but was extremely dangerous for pedestrians and cyclists in the area. There has also been a huge increase in the amount of traffic (cars, campervans, caravans and boats) this summer in particular.

Our recommendations would be for a speed limit of 70km per hour along the stretch from Cemetery Road to 100m before the corner of Denniston Road and then a 50km limit past the houses until after the reserve.

We urge the Council to apply speed limits on this section of Gladstone and Timaru Creek Roads, especially around the settlement and houses of John Creek.

We, Alison and Neal Brown, Christine and Murray Gardner and Alistair McKay submit this request on behalf of all property owners at John Creek.

BROWN Angie

Wanaka/Upper Clutha area

Q. 8A: Comment here.

I support an underpass so pedestrians and bikers can cross safely from one side of State Highway 84 to the other, especially with the Wanaka Sport center and swimming pool now at Three Parks. Wanaka is growing with more folk living here and is attracting more and more visitors and vehicles so it is imperative that we have safe passageways for kids and adults to walk and bike across town.

BROWN Nick

Q. 8A: Comment here.

This submission relates to: Big Issue 3, Project Connect and Library Proposal

My submission is that I support funding for a new Council office BUT ONLY if that office complex is located in Frankton. I appreciate that Council has already decided that any new complex should be located within the CBD, but that decision was taken over two years ago, the situation is constantly evolving and parameters have changed. Councillors should never shy away from revisiting past decisions should the decision-making environment have changed. While the proposed Plan (Vol 1:21) says the location "is a clear Council mandate", I have not been able to locate any evidence that this mandate was from ratepayers??

It is over two years since the "Accommodation Project" report was prepared by Colliers, and much has changed in the interim. In particular, the report notes that back in early 2016 "Frankton was still in the establishment phase" and it was unclear how it would evolve. The development of both the Remarkables Park and Five Mile sides of the airport is now well advanced and future direction is clear. This certainly now behoves the Council to revisit the location decision. Many of the advantages of the Frankton location still apply, with the Colliers report concluding even back in 2016 that "there are strong practical factors and financial fundamentals which support a relocation to Frankton".

Specific advantages were seen to be:

"Suppliers and Consultants would find Frankton more convenient

"Frankton would be more convenient for customers with respect to parking

"Frankton was a convenient place for contractors to visit

"Frankton offers a convenient locality in terms of staff work access

I cannot comment in detail on the costs and benefits of the various options since this information has been withheld by Council due to "commercial sensitivity". We do know that financially it is cheaper to develop a new office complex in Frankton, but the detail of these numbers have not been publically released so we are unclear as to the quantum of extra cost associated with a central location. Being an economist, I'd also wager that when overall costs and benefits of this proposal were assessed (including costs to Council as well as those that access Council services), then there would be considerable net social benefits associated with the Frankton location, particularly reflecting the social costs attached with "clients of the Council" driving or bussing into the CBD vs Frankton – in this context, it must be remembered that at the weighted population centre for the whole District lies well to the east of Queenstown's CBD. The draft 10 year plan (Vol 1:22) notes that "the value to the community of building will be considerably greater than this cost (the \$42.3M) because the Council intends building on Council-controlled land". Clearly this statement does not account for the opportunity costs attached to this existing Council land holding, and if this were taken into account the Frankton option would undoubtedly be considerably more cost effective.

The key rationale that the Council is using to opt for a CBD location is the notion that removing the complex from town will adversely "impact the dynamic and authenticity of the CBD". The veracity of this statement needs close examination. Certainly, staff would frequent the cafes for coffees and lunch, and access to this

amenity is noted in the staff responses to the Colliers questionnaire. But more than half the staff live out in Frankton or beyond to the east, and so it is unlikely that staff will provide noticeable stimulus to business turnover from late afternoon onwards. In the case where the economic viability of the CBD was under pressure from declining business turnover, then there might be a case for propping up business activity, but in fact the opposite is the case and the CBD is expanding with significant growth in business activity. This activity is more and more geared toward servicing the tourist and visitor sector, and not toward servicing the resident District population – if anything, the servicing needs of the latter cohort are increasingly met by businesses located in Frankton. From this I conclude that the additionality to CBD business activity by having staff in a downtown location is not critical. The other question is whether the “authenticity” of the CBD is adversely affected by a move to Frankton. It is a given that a small service centre would need to remain within the CBD, and actually could be located in a much more publically accessible location than the current Gorge Road office. Authenticity relates to “reliable” and “undisputed origin”. None of these apply in the current context so I am a loss as to why that word is used.

The new civic offices are not for Queenstown, but for Queenstown Lakes District. When all the factors of cost, accessibility (to ratepayers, consultants, staff, and suppliers), flexibility for further expansion, and ease of parking are weighed up, the logical and inevitable conclusion is that any new civic office building complex must be located in Frankton.

This submission also relates to: Big Issue 4, Wanaka Masterplan

My submission is that I support funding for the development of a Wanaka Masterplan in 2018.

I was privileged to be Project Manger for the Wanaka Town Centre Strategy Study which was undertaken during 2009 and adopted by Council in November 2009. The aim of this study was to:

“provide direction for the future enhancement of the traditional Wanaka Town Centre and guidance to ensure that the future urban growth in the Upper Clutha enhances the sustainable development of this hub.”

While it is accepted that certain parameters have changed since this study was completed, and the brief was limited in scope, the Town Centre Strategy did, after extensive consultation and analysis, surface a number of initiatives which are as applicable today as they were back in 2009. My submission is that this study, along with Shaping Our Future, Travel Plans, Lakefront Development Plans and the Parking Projects all comprise necessary background information and ideas to feed into the Masterplan.

I would like to be heard in relation to this submission.

BROWN Sandy

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Oppose

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Oppose

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Oppose

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Disagree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Oppose

Q. 8A: Comment here.

Sick of millions of dollars of local money being wasted on the behemoth that Queenstown has become

Stop wasting money on consultants when nothing is ever implemented ie

Wanaka2000 wanaka2020!

Put some proper funding forward regarding cycling and safe routes to schools and the new swimming pool and recreation centre

BUCHANAN Karl

Wanaka/Upper Clutha area

Q. 8A: Comment here.

The proposed spend on the Active Transport Network is unbalanced, and not in keeping with the rapidly growing needs in Wanaka. Traffic and parking is a growing issue and while council has cited under-investment in Qtown infrastructure, this cannot be at the expense of Wanaka, in repeating this mistake.

Spending planned on the Hotops Rise Cycle Lane is 5x Wanaka's entire spending in the next 10 years!!!

Need to continue to invest in facilities and means to get people out of cars and onto bikes or walking, both for transport and recreation.

BUDGE Jane

Property Council New Zealand

Q. 8A: Comment here.

RECOMMENDATIONS

1.1 Thank you for the opportunity to submit on your draft Long-term Plan 2018/28 (LTP).

1.2 Property Council New Zealand (Property Council) recognises the challenges posed by the significant growth expected over the life of the LTP and wants to help support Queenstown Lakes District Council's (Council) in dealing with those growth challenges. We have some concerns about the approach to the LTP. We believe the LTP does not adequately address those growth challenges in an equitable and sustainable way. To help meet the challenges of growth we suggest Council consider:

- a. a thorough reprioritisation of Council's capital programme to ensure projects are essential and support the significant growth expected in Queenstown Lakes District over the next ten years. We suggest this reprioritisation would assist with decreasing the proposed rates increases. Robust business cases are an important part of the prioritisation process;
- b. further options analysis for the capital projects incorporated in the LTP. We suggest more options can be considered, such as shared services with neighbouring authorities for water and back-end operations, and a long-term lease agreement approach for the new council building;
- c. a change to the apportionment of the Queenstown Master Plan targeted rate. It is inequitable to charge the commercial sector a 65 per cent of a targeted rate for benefits that accrue to all ratepayers.
- d. alternative funding solutions for infrastructure and services. Property Council is happy to work with you to lobby central government for alternatives;
- e. not progressing with the parking buildings for Queenstown. We believe the commercial sector is better at providing this service and that the public funds earmarked could be reprioritised to growth supporting infrastructure;
- f. pausing Council's draft Development Contributions Policy until key decisions have been reached with central government. Assessing each project to show a greater causal nexus between the development and growth will aid in prioritisation of projects included in both the LTP and DCs policy.

2. INTRODUCTION - OTAGO PROPERTY INDUSTRY

2.1 The Property industry contributes over \$3.1 billion in 2016 to the Otago economy, with a direct impact of \$1.4 billion (14 per cent of the GDP) and indirect flow-on effects of \$1.7 billion. It employs 8,150 people directly which equates to 8 per cent of the total employment in Otago. For every \$1.00 spent by the Property Industry it has a flow-on effect of \$1.27 to the Otago region.

2.2 The Otago region's building stock is worth \$43.5 billion. Commercial property makes up \$7.5 billion or 17 per cent of the building stock, which includes offices, retail, hotels and industrial buildings, and residential property makes up \$36.0 billion or 83 per cent. Queenstown Lakes makes up 34 per cent of Otago's total value of buildings, with \$9 billion worth of buildings.

2.3 In 2016, within the Otago region there is 5.4 million m² of commercial building floorspace (6 per cent of the national floorspace). Queenstown Lakes has 20 per cent of the commercial floorspace in the region.

3. INTRODUCTION – PROPERTY COUNCIL

3.1 Property Council is a member-led, not-for-profit organisation that represents the country's commercial, industrial and retail property owners, managers, investors, and advisors. Our primary goal is the creation and retention of well designed, functional and sustainably built urban environments that contribute to New Zealand's overall prosperity.

3.2 Our members drive economic and social growth; they are the infrastructure that houses the business, residential and commercial property sectors. In Otago, Property Council has 42 members from across the commercial property sector.

3.3 Over the years, Property Council has built and maintained a good rapport with central and local government agencies and is often relied upon for advice, comments and feedback on matters of local, regional and national importance. Property Council supports statutory and regulatory frameworks that enhance economic growth and development.

3.4 Property Council has reviewed Queenstown Lakes District Council's LTP and supporting documentation.

3.5 As with our previous LTP submissions, Property Council supports approaches taken by local authorities in providing essential infrastructure and services. However, we are concerned with the direction of Council's LTP and draft Development Contributions Policy (DC Policy). It is crucial that the Council continues to implement effective, objective, robust decision-making that maximises value for money in investments to meet the challenges of growth equitably and sustainably.

4. FINANCIAL AFFORDABILITY

4.1 Property Council notes the potential seven per cent rates increase and that you had your credit rating reviewed to enable a greater level of borrowing. We also note that you intend to undertake a significantly greater capital programme than previous LTPs.

4.2 We are concerned that past LTPs have led to a significant level of under-investment that is driving the rates increase in this LTP. Council appears to have good grasp of its growth issues although we do question some of the underlying assumptions have made to justify some of the proposed decisions.

4.3 Property Council is not happy with the proposed rates increases but we are pragmatic and understand that due to the successive years of under-investment these rates increases are possibly inevitable. We also suggest that due to the growth pressures currently facing Council, that funding be rigorously prioritised towards infrastructure projects that support growth.

5. BIG ISSUE 1: QUEENSTOWN TOWN CENTRE MASTER PLAN (FUNDING OPTIONS AND DELIVERY)

5.1 Property Council notes that the Queenstown Town Centre Master Plan has been established to revitalise the town centre, along with improving infrastructure. We support a vibrant Queenstown CBD.

6. We are, however, opposed to the commercial sector paying the lion's share (65 per cent) of the targeted rate for the Master Plan. We note the percentages are also estimated to go up between 14.7% to 30.3% for the commercial sector, where the residential sector is only looking at increases between a 6.2% to 15.4%. Not everyone with a direct benefit appears to be paying their fair share and Council is using businesses to supplement benefits that accrue to all ratepayers. We would recommend that Council reconsider the apportionment.

7. TRANSPORT INVESTMENT

7.1 Property Council supports increasing the transport investment. It is critical that residents and tourists have access to a multi-modal transport network that is connected, reliable and safe for users.

7.2 We also note Queenstown's CBD congestion issues and suggest more options be considered, for example park and rides, rather than a reliance on potential parking buildings. We believe parking buildings could only exacerbate congestion issues by bringing more vehicles into the town centre.

7.3 We think local authorities should not be in the business of parking and that it is better managed by the commercial sector. We believe the financial burden and risk of parking buildings should not be falling to ratepayers, residential or commercial.

7.4 We are firm supporters of public transport and believe that a connected, efficient, and cost-effective service reduces congestion in Queenstown. We are pleased to see the Council seeking to improve these services and reliability. We also suggest Council consider bringing the potential ferry service forward to alleviate some of the congestion concerns raised.

7.5 Property Council is concerned that much of the LTP and the Queenstown Master Plan appears dependent on New Zealand Transport Agency (NZTA) funding that represents 80 per cent of the total cost of the Queenstown Arterial project. We assume this means NZTA have confirmed that level of commitment.

8. PROJECT CONNECT AND LIBRARIES

8.1 Property Council notes the Council's proposal for a new council building and hopes a thorough cost-benefit analysis has been undertaken. We suggest consideration of other options, such as separating the customer services and library from your back-end facilities.

8.2 We strongly support Option 2, a long-term leasing approach suggesting it is far more cost-effective. The liability is not held by Council. This approach is often used by central government as a prudent use of public funds. It also ensures that any upgrades are incurred by the owner. Our members are happy to assist with any proposals.

9. WANAKA MASTERPLAN

9.1 Property Council notes the growth pressures that Wanaka is likely to see in the future. However, we recommend that this funding could be more effectively used for infrastructure projects that support growth which we believe are more pressing.

10. WATER (SUPPLY AND QUALITY)

10.1 Property Council supports investing in infrastructure and recommends water projects be prioritised over others. We support Option 2, prioritising water infrastructure supporting growth to be undertaken quicker by 2022/23.

10.2 We suggest that Council appears to have under-invested in key water infrastructure for consecutive LTPs which has led to the problems now being faced. We recommend other options be considered such as shared services with neighbouring authorities. This could again see an effective use of the public fund and cost savings with a water service of scale. Council will be aware of such approaches being looked at in the Waikato.

11. FUNDING SMALLER COMMUNITIES'S WASTEWATER AND WATER NEEDS (FUNDING OPTIONS)

11.1 Property Council notes the proposal of the wider district paying for water and wastewater for smaller communities. We suggest further options be considered such as shared services.

12. COMMUNITY INVESTMENT

12.1 Property Council does not specifically have an opinion on the other community facilities and assets outlined in the LTP. However, we note that money spent on those projects may result in less being spent to manage the pressures of growth and support future growth. We would prefer prioritisation towards those growth supporting projects unless there is a compelling business case for the community facilities and assets.

13. RATES (REVALUATION, AFFORDABILITY)

13.1 Property Council acknowledges that Queenstown Lakes is experiencing significant residential population growth alongside visitors. We also recognise that this growth is placing substantial pressure on infrastructure and Council services.

13.2 Saying that, we have concerns about the impact of the proposed rates increase on commercial property owners at nearly seven per cent. The proposed rise risks unintended consequences of businesses moving away from the district due to the rate increases. We would also not like to see the character of Queenstown be lost as the current smaller boutique type businesses are forced to move away because of the increases. This would undermine the goals of the Queenstown Master Plan. We recommend a thorough review of your LTP programme be undertaken, although we are pragmatic in understanding that some level of rates increase is inevitable, but it should be kept low.

13.3 Property Council would like the Council to transparently identify the crucial growth-related projects, through thorough business cases, and prioritise those over the nice to haves that could be postponed to a future date.

Alternative funding mechanisms

13.4 Property Council encourages consideration of alternative funding tools that could allow councils to better target infrastructure and council services. Our members are happy to support Council advocating central government about the need for alternative funding mechanisms.

13.5 We also note the growing number of tourists while the only funding mechanisms available to local government is rating. We note other tourist regions are lobbying

central government on the GST being allocated regionally. We support the Council similarly advocating for innovative approaches. We again are happy to assist Council in advocating for alternatives.

14. RESOURCING

14.1 Property Council notes the proposal for more Council staff on top of previous LTP requests. We suggest that continued under-resourcing has contributed to the less than ideal LTP analysis. We therefore reluctantly support increasing staffing levels.

14.2 However, we note the unaffordability of living in the district and that this is going to be an on-going issue trying to attract good staff. Council could, again, consider shared services with surrounding authorities to undertake similar back end processes such as IT and HR. This could allow Council to manage its staffing issues more effectively and avoid having to try and attract good staff to an expensive area.

15. DRAFT DEVELOPMENT CONTRIBUTIONS POLICY 2018

15.1 Property Council is particularly concerned with Council's draft DC Policy. For many of the projects and decisions in the draft document the causal nexus between development and growth driving infrastructure development seems weak at best. As this causal nexus is a legal requirement it is important that the analysis underpinning is both robust and transparent. There is not enough information in the LTP and draft DCs policy to show that nexus.

15.2 We have been advised that Council is hoping it will successfully receive some central government funding from the Housing Infrastructure Fund. We have also been advised that the draft DC Policy was only issued in case this funding did not come to fruition. We recommend that you delay your draft DC Policy until decisions have been received regarding this government funding, like Auckland and Christchurch City Councils. Although we were critical of their delays we are pragmatic in understanding that there were too many unknowns for those councils to make adequate decisions on their DC Policies. We suggest you do the same and pause on progress on your DC policy until central government funding decisions have been finalised.

16. CONCLUSION

16.1 Property Council wishes to be heard in support of our submission.

BULL Kate

Wanaka/Upper Clutha area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Neutral

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Agree

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Support

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Agree

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Agree

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Disagree

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Support

Q. 8A: Comment here.

I think the budgeted amount for cycle ways in wanaka is unfair and a real let down. I would love my kids to bike more in our small town but don't feel comfortable with the roading and pathways, it's just not safe. Wanaka has made it clear we want funding to improve/create cycle ways but we have to granted a pathetically small amount which won't be available till 2022, this is totally unfair and unacceptable.

BULLING Jarn

Queenstown/Wakatipu area

Q. 1A: Do you support the preferred option to complete the programme outlined in the draft plan?

Neutral

Q. 1B: Do you agree with the preferred funding model including targeted rates recovery focused on CBD ratepayers?

Disagree

Q. 1C: If the funding assumptions are not supported (NZTA) do you agree that Council re-prioritise some projects?

Neutral

Q. 2A: Do you support the funding for a Council Office?

Neutral

Q. 2B: Do you agree that this should include an interim dedicated Queenstown library space?

Neutral

Q. 3A: Do you support the development of a Wanaka Masterplan in 2018 to enable a strategic and well connected approach to Wanaka planning?

Neutral

Q. 4A: Do you agree with the water supply project programme and timing to meet the Drinking Water Standard (2008) by 2027/28?

Neutral

Q. 5A: Do you agree that Council should introduce a general subsidy in order to protect the environment by supplementing the cost of smaller community schemes?

Neutral

Q. 5B: Do you support the application of a two-tier charge to the Arthurs Point Scheme to enable a fairer apportionment of cost to the user?

Neutral

Q. 6A: Do you agree with the proposed investment in community projects?

Neutral

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Neutral

Q. 6C: Do you agree that Council should enter into a lease for an interim Frankton Library?

Neutral

Q. 8A: Comment here.

Referring to page 20, It is absolutely ridiculous, and I can not understand how this was even tabled as a fair option, let alone the councils preferred option. The CBD is the heart of Queenstown and an area enjoyed by everyone. The proposed zone includes many single occupier residents, families, and elderly that will be unfairly disadvantaged. I can understand how commercial properties in there area may benefit, but to include some residential properties and not others (Eg, Vient Cresent, and Queenstown Hill not included) is unbelievable. I understand the line has to be drawn somewhere, but thats the problem when you draw a line in the first place. The CBD is an earlier that can be enjoyed by everyone, therefore a little increase on everyone's rate would be far more effective than a larger increase on a select few. The statement that the properties in the area will benefit most is absolutely false, and I would be interested to see the evidence to support this.

Parking is also another issue that needs to be addressed. The resent changes have driven many businesses out of the CBD to Frankton etc. You can't simply expect everyone to catch the bus, as for many families, this is not an option. What we are now seeing is large carparks empty (Church St underground, the Gardens) with streets like Brisbane and Park absolutely bursting. I feel the tourists are benefiting at the expense of the local community.

Q. 7A: Do you support the proposal to revise the rating differentials based on the new rating valuations?

Oppose

BULLOCK Richard

Wanaka/Upper Clutha area

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

BULLOCK Tracey

Wanaka/Upper Clutha area

Q. 6B: Do you support inclusion of funding to support the early harvest of Coronet Forest?

Oppose

BURDON Richard

Glen Dene Ltd & Glen Dene Holdings

Q. 8A: Comment here.

Summary QLDC is facing enormous growth and development pressures and from its own research is experiencing enormous visitor demand up to 34 international visitors per 1 rate payer. Hence Council's focus for the next ten years needs to be remaining in control, sustainable and being aware of the Environment. The Council must live within its means while providing better planning policy so the cost of doing business in this district is affordable.

As the Council has identified in the ten-year plan there are a huge number of issues that require upgrading from improved parking across the district, infrastructure upgrades and many roading issues to meet the proposed 150,000 district wide peak population projected for 2028.

Ideally, we would like to get the Council to look to a district wide ban on freedom camping and direct people to campsites across the full range of prices from very basic to full service. We are fortunate that the district has plenty of campgrounds which can provide capacity to handle the current levels of freedom campers.

Council's campground designations were mostly rolled over from the Operative District Plan as part of the District Plan review, however this was done with no consultation with some of the operators. Some of these campgrounds have space to provide additional capacity for visitor accommodation as numbers of visitors and campers grow. I would suggest a review of the Designations in and around those Camping areas, especially on areas like the Lake Hawea Holiday Park where the campground has out grown the original designated area.

Reserve Management Plans for key reserves that are under pressure as a result of experience growth and change should be updated to enable the development of appropriate facilities in these areas.

Areas should be zoned to allow for Worker Accommodation, with Special rules about affordable rents and Worker accommodation made possible in Key locations

Would like to see an operational Airport running a daily service to Christchurch from the Wanaka Airport.