



**Notice is given of an Assets and Services Committee Meeting to be held on:**

**Date: Tuesday, 27 August 2019**

**Time: Following Finance Committee**

**Location: Council Chambers Fairlie**

# **AGENDA**

## **Assets and Services Committee Meeting**

**27 August 2019**

**Suzette van Aswegen  
Chief Executive Officer**

**Assets and Services Committee Membership:**

Russell Armstrong  
Stuart Barwood (Chair)  
Chris Clarke  
Paul Hannagan  
James Leslie  
Anne Munro  
Mayor Graham Smith

\*\*\*\*\*

**The purpose of local government:**

(1) The purpose of local government is—

- (a) to enable democratic local decision-making and action by, and on behalf of, communities; and
- (b) to meet the current and future needs of communities for good-quality local infrastructure, local public services, and performance of regulatory functions in a way that is most cost-effective for households and businesses.

(2) In this Act, good-quality, in relation to local infrastructure, local public services, and performance of regulatory functions, means infrastructure, services, and performance that are—

- (a) efficient; and
- (b) effective; and
- (c) appropriate to present and anticipated future circumstances.

(Local Government Act 2002)

**Order Of Business**

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- 1      OPENING**
- 2      APOLOGIES**
- 3      DECLARATIONS OF INTEREST**
- 4      VISITORS**

## **5        REPORTS**

### **5.1       MINUTES OF ASSETS AND SERVICES COMMITTEE MEETING - 2 JULY 2019**

**File Reference:**        NA

**Author:**                Gisela Craig, Governance Advisor (Temp)

**Authoriser:**          Paul Numan, General Manager Corporate Services

**Attachments:**        Nil

#### **RECOMMENDATION**

That the Minutes of the Assets and Services Committee Meeting held on Tuesday 2 July 2019 be received and the recommendations therein be adopted.

## 5.2 WILFRED ROAD FORD REPORT

**File Reference:** na

**Author:** Scott McKenzie, Roading Manager

**Authoriser:** Bernie Haar, Engineering Manager

**Attachments:** 1. Attachment Wilfred Road diagram July 2019  

### PURPOSE OF REPORT

To outline the situation and provide the range of options for Council to consider.

#### STAFF RECOMMENDATIONS

1. That the report be received.
2. That Council resolve to close the ford as there is a viable alternative that provides safe access but with an extended trip of 3.1kms for the most affected resident.

### BACKGROUND

The ford is currently washed out at Wilfred Road Opawa River Ford crossing and the road currently remains closed. Council policy is to maintain this access to a four wheel drive standard only. This has been the case until now and is sign posted appropriately. In the events of November 2018 the ford washed out which forced a road closure and still remains in place at present.

This crossing has become more and more challenging to maintain over time and approaches have been lowered previous to aid in use of the ford. Part of the issue is the bed continues to degrade which isn't helped due to the presence of sand/ mud stone material founding the base of the bed which degrades at an accelerated rate. In high flows the material scours deep and is carried away in the water column. This makes it very difficult to put a permanent solution in place.

There is a permanent access upstream of the ford to access Wilfred road in the form of a concrete bridge. As we understand at the time of replacement this was agreed by the residents of the time as the most suitable location to put the structure. The bridge structure is still in good condition and is not weight restricted and there are no plans to replace it in the near future. This is an inconvenience to the 3 households at the lower end of Wilfred Road as they are having to travel additional distance while the ford remains closed and double back on themselves.

Feedback from the affected property owners is they would typically do 4-6 trips per house per day, with the mail run once daily, 6 days of the week. I am told that it is difficult and confusing explaining to people how to find these lower properties for first time visitors. A number of the residents work from home/ run businesses and often have people that need to visit, e.g. clients and staff who meet them at home. So there is that aspect as well.

I have calculated the peak discharge for the ford for a large weather event. This required 12m<sup>2</sup> of water way to cater with the flows. This was the reason to consider/ explore the option of a wash over ford. It was deemed that concrete wasn't appropriate as it could become undermined with the ground conditions and would be difficult to remediate and would add substantially more cost.



## **POLICY STATUS**

### **Wilfred Road Ford Maintenance (Current)**

#### **1. Rationale**

To set the level of maintenance for the ford through the Opawa River on Wilfred Road.

#### **2. Guidelines**

Mayor Smith said Albury Residents that use Wilfred Road Ford would like the ford upgraded to four wheel drive use.

Resolved: Wilfred Road ford will be maintained to a four wheel drive standard.

## **SIGNIFICANCE OF DECISION**

- This decision affects three ratepayers ease of access to and from their property but doesn't cut off access.
- This decision may set a precedent going forward for similar situations into the future.
- There may be ongoing costs with maintenance if the accesses is to remain.

## **OPTIONS**

- To close the road and install barriers to eliminate ongoing maintenance costs, with residents to use alternative permanent access
- Complete a patch repair - which is likely to wash out again would involve installing a culvert and putting aggregate over top. Likely to continue to wash out and require further maintenance with heavy weather events.



- Complete more permanent repair - As per estimate attached to install culverts, headwall, railway iron to retain the bed and secure in the waterway. With this option there is no guarantee the structure won't undermine given geological conditions and flows calculated in River.
- Install a Bridge/ box culvert – uneconomic given there is already a concrete bridge upstream servicing Wilfred Road. Given the length to the bridge and its condition it is very hard to justify a new additional structure. There are other higher priorities in the district for upgrade rather than a structure for this location at this time. Unlikely to get NZTA approval as there is already a bridge within 1.5km of the ford that provides property access.

## **CONSIDERATIONS**

- Is the project feasible
- How much of an inconvenience is the detour
- Are we wanting to maintain the access
- We have other similar situations in the district which could create a precedent for these.

## **Legal**

Currently the ford is located on legal road and there is public road either side of the ford. If the preferred option is to close the ford we may have to go through the process of stopping the road formally.

## **Financial**

I have a current estimate for the more permanent repair (washover ford) from a contractor for approximately \$31K, to complete the works. A box culvert/ bridge is likely to be ≥\$100,000 excl. GST to construct given the capacity requirement.

## **Other**

N/A

## **CONCLUSION**

SUZETTE VAN ASWEGEN  
**CHIEF EXECUTIVE OFFICER**







Proposed works for Wilfred Road Ford. Ford washed out and currently closed.





**5.3 ASSETS REPORT**

**File Reference:** na  
**Author:** Bernie Haar, Engineering Manager  
**Authoriser:** Simon Mackenzie, General Manager Operations  
**Attachments:** Nil

**STAFF RECOMMENDATIONS**

That the information be noted.

**BACKGROUND**

This report is to update the Assets and Services Committee on the progress on various projects and also the normal operation of the department for the past month.

**INFRASTRUCTURE REVALUATION**

This work is well underway with delivery of the report programmed for 30 September 2019. This report confirms the 3 waters and roading assets owned by Council as at 1 July 2019.

Staff use this information to set the level of funded depreciation for the following three years until the next revaluation cycle and use this most up to date information in the 2018/819 Annual Report.

**UTILITIES****Project updates:****Twizel – Pukaki Airport**

Approval from NZTA has been granted to carry out works in their road corridor and now the Opus are just confirming the pipe size to allow for future development at the airport prior to procuring the works.

**Twizel and Tekapo Sewers**

In the last month we had the opportunity to sort a couple of sewer issues where the original pipelines laid by the old NZED in Tekapo and the MOW in Twizel where compromising future development due to their location.

At the Twizel location a sewer main was extended to eliminate a drain in common and three sections now have their own sewer lateral connection clear of any future building platform. The Tekapo site is where a developer found an unmapped sewer main which had been built over servicing four homes belonging to NIWA. These four houses are now connected to a new sewer line installed by the developer. There will need to be a formal of agreement with Developer on servicing of his private sewer main.

**Water Supplies**

All the council operated water schemes in the Mackenzie District achieved bacteriological compliance though we are still to achieve protozoal compliance for Twizel and Tekapo.

**Budget Breakdown****Water:**

Operation and Maintenance expenditure as at the end of June 2019.

Electricity cost \$94,916 is under budget by \$65,084. This been due to better use of the pumps in Twizel and running the Generator once a month during the summer months.

Contractors costs of \$375,344 is over budget by \$77,354. This due to looking for leaks in Fairlie and Tekapo and then repairing them. Also removing and repairing No3 bore pump.

Water quality monitoring \$48,832 is over budget by \$21,367 due to carrying out extra samples so as to comply with Drinking Water Standards.

Consent monitoring cost of \$1,036 is under budget by \$8,009. This is something beyond Councils control it depends on meeting any requirements Environment Canterbury may apply or the number of site visits they undertake during the year .

**Wastewater:**

Operation and Maintenance expenditure as at the end of June 2019.

Electricity cost \$28,658 is under budget by \$1,518.

Contractor costs of \$286,270 is over budget by \$123,534. This has been due to a number of blockages of the sewer mains in Tekapo and Twizel. Also there was some earth works done on the Tekapo new disposal field swipe drain.

Consent monitoring \$21,173 is over budget by \$2,339. This was for compliance reports that need to be sent to ECAN and their staff carrying out site visits.

CCTV and smoke testing \$33,887 is under budget by \$9,849.

**Storm water:**

Operation and Maintenance expenditure as at the end of June 2019.

Contractor costs of \$32,640 is over budget by \$4,072. This is to cleaning out the drain in Murray Park in Tekapo.

Consent monitoring \$1062 is under budget by \$1,585.

**Allandale:**

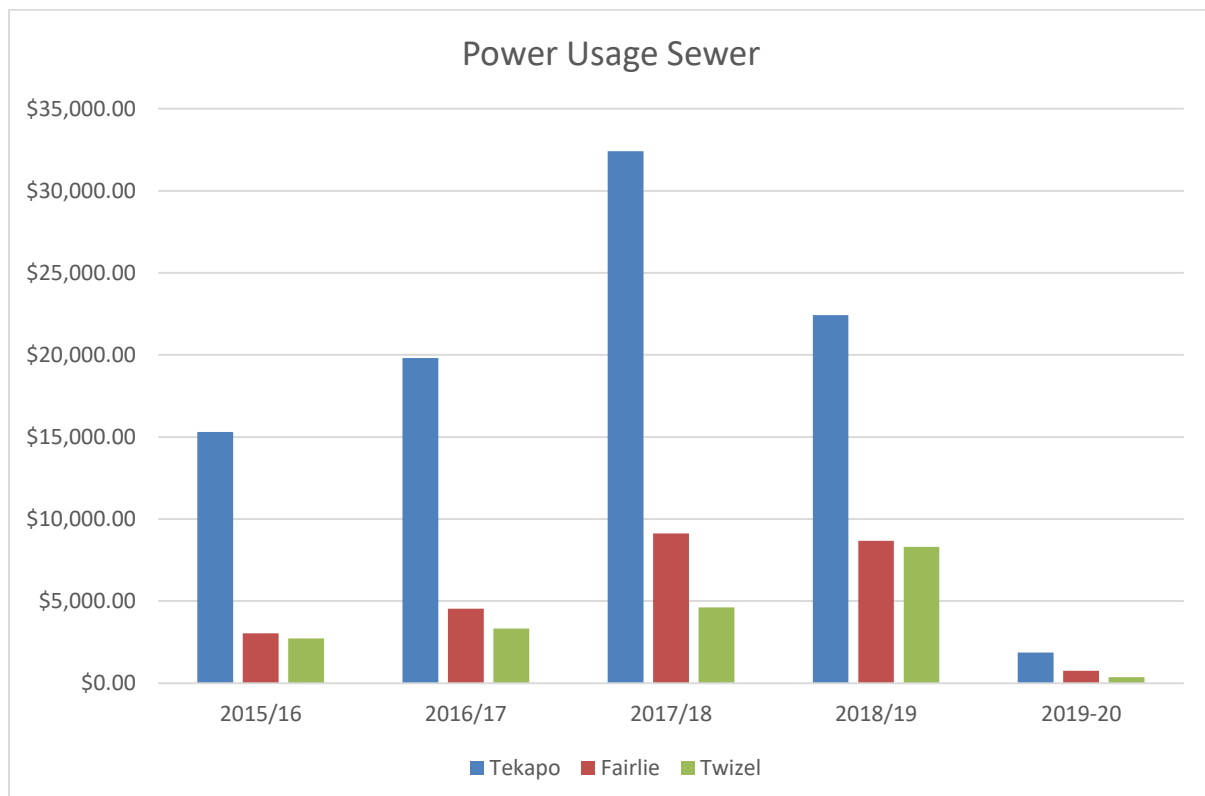
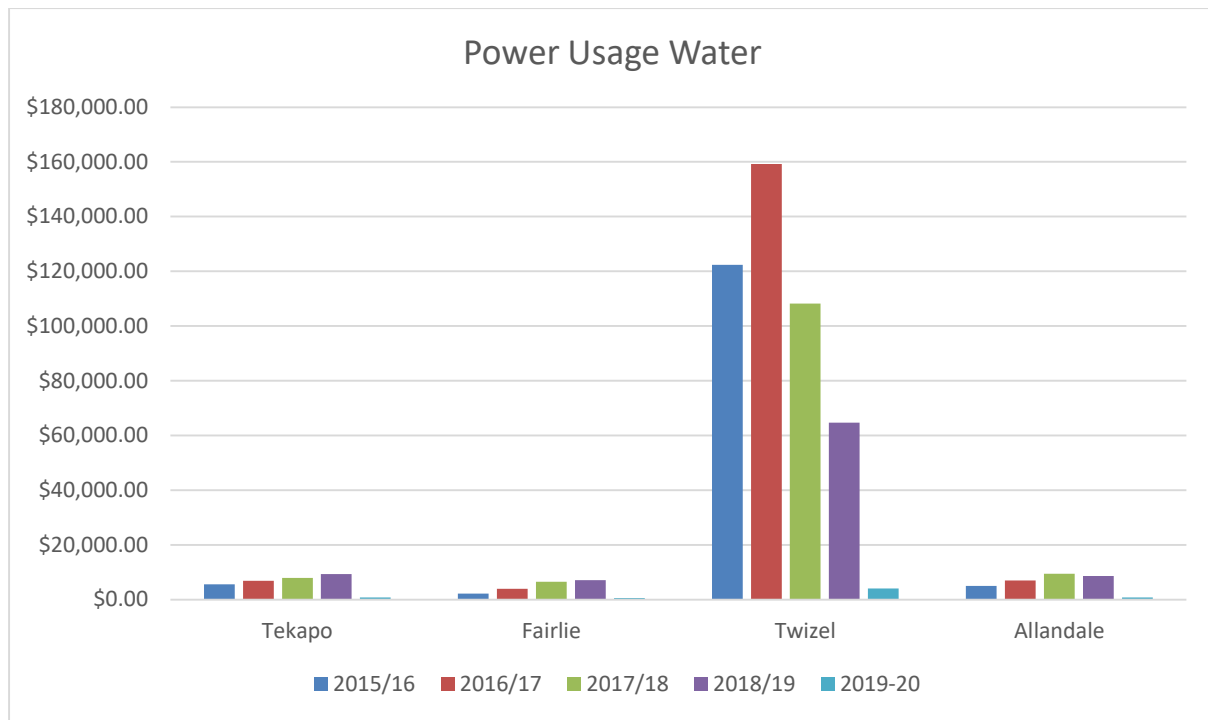
Operation and Maintenance expenditure as at the end of June 2019.

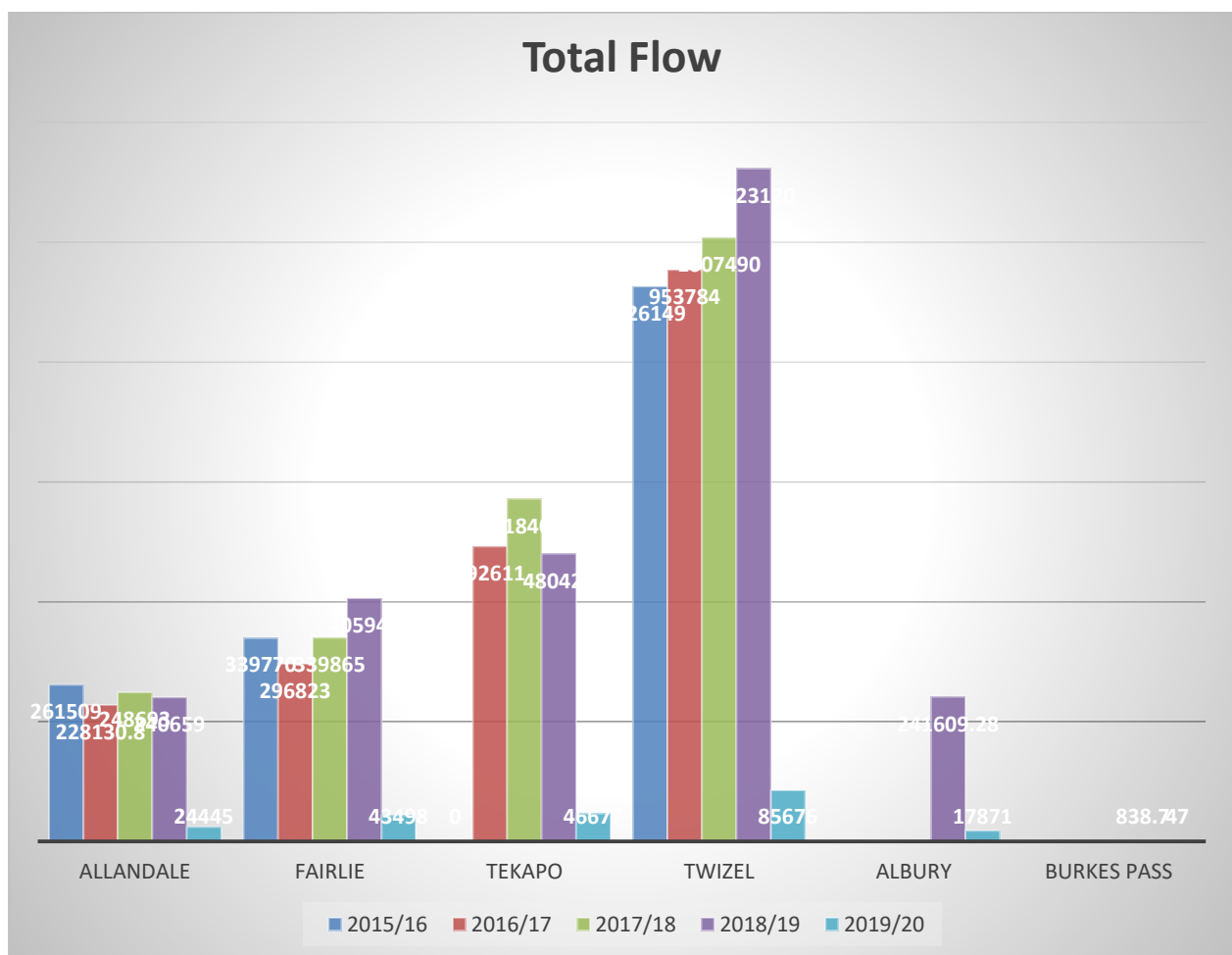
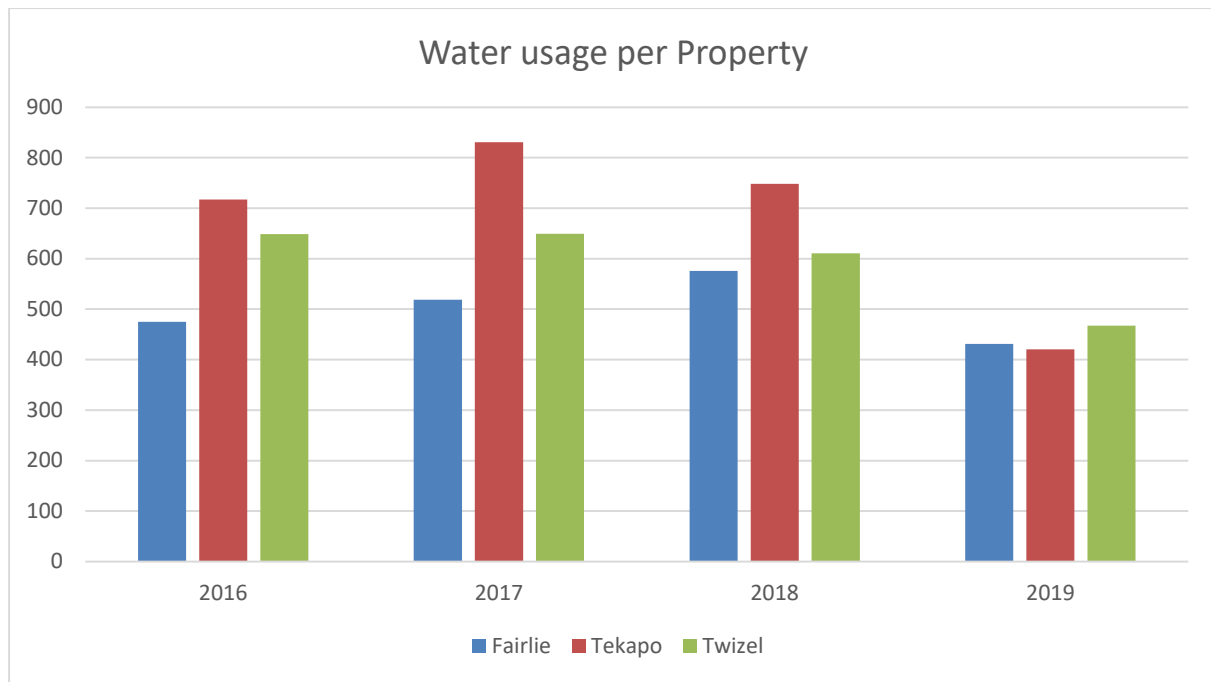
Contractors costs of \$88,119 is over budget by \$33,119. This due to carrying out tank inspection to ensure the correct amount of water going into customers tanks. There have also been a number of large leaks that have had to be found and then repaired.

Electricity cost \$699 is under budget by \$21.

Water quality monitoring cost of \$8,292 is over budget by \$3,792. This is due to extra sampling so as to complying with Drinking water standards.

SPUR Rd pump shed electricity \$5,111 is under budget by \$282.







**ROADING**

With a mild winter to date the roads haven't suffered a lot of major damage. Given the general mild conditions we have been experiencing and the absence of regular moisture, maintenance grading on our sealed roads has become slightly more challenging at the moment.

We are now into the new financial year and year two of the long term plan. At this stage we are focusing on routine maintenance works, drainage works both cleaning and renewal, culvert replacements for expired life, bridge maintenance works, environmental maintenance associated with winter maintenance and weather events, etc.

**Eastern Carpark and Church carpark works**

The Eastern Bus Park in Tekapo is nearing completion and we hope for this to be complete by the end of September as well as the completion works around the Church of the Good Shephard.

**Resealing**

Resurfacing contract has been tendered for the 2019/21 year for the bi annual contract. The tenders have closed and evaluation is now complete for this contract and details and sealing are currently being finalised.

Preseal repairs have begun in the form of drainage and shoulder works on programmed roads. Seal repairs are also been scheduled by the maintenance contractor ready for when the weather warms up.

**Unsealed Road Gravel Renewal and Maintenance**

Unsealed road gravel renewal works are currently being checked, prioritised and programmed for the season. We have also been looking at alternative sources of material to use in future looking outside the box to improve network performance. The aim is to prevent wear and reuse and recycle materials

**Bridge & Structure Inspections/ Repairs**

Bridge and structure inspection/ repairs continue to be undertaken around the district repairing damage from wear and tear and structural inspections by the maintenance contractor and Structural Engineer.

With larger weather events we are finding we are experiencing additional sites where abutments are beginning to erode or becoming undermined. We have ordered in armour rock and gabion baskets to protect these sites and limit further damage occurring. Some of this is due to the water course in the stream/ river alignments bouncing off banks which isn't helping especially when they are ingrained into the bed due to the infrequent events.

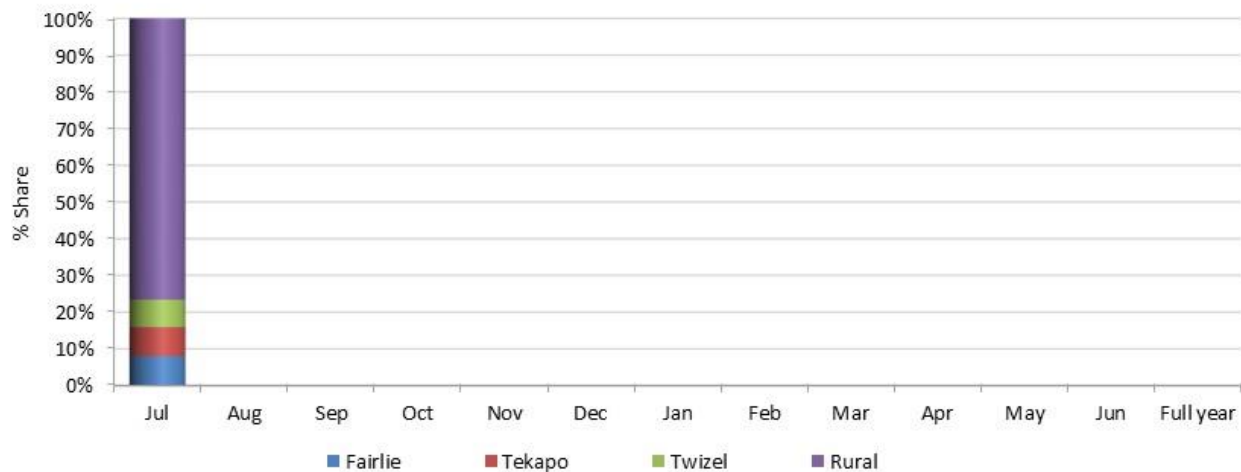
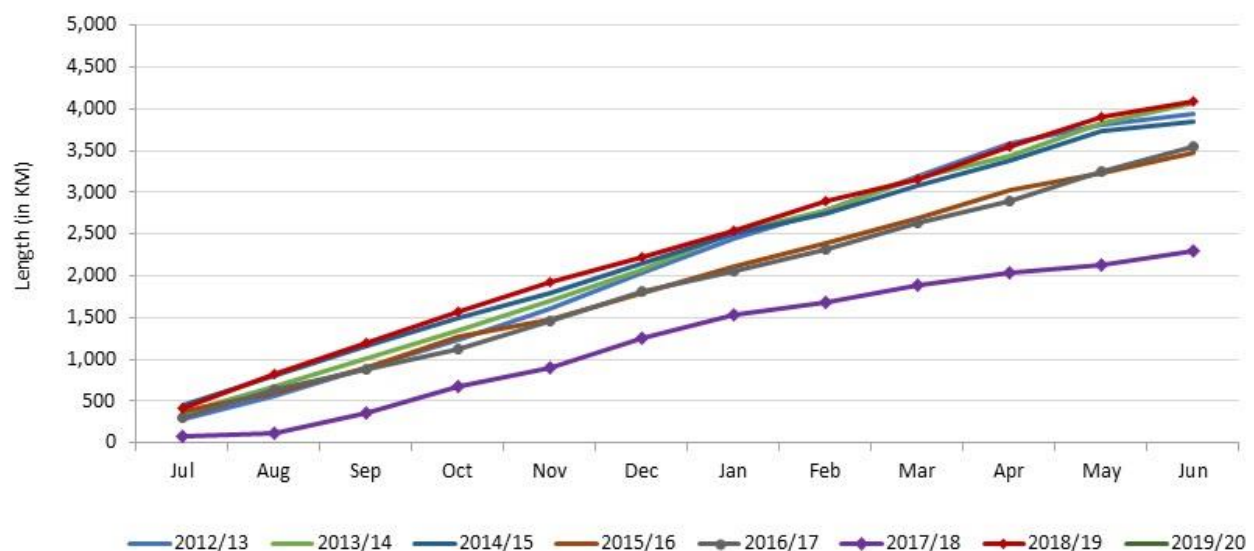
**Traffic services**

We have assessed the Twizel intersections to see whether controls are required in the form of Give Way's or Stop's. Materials for the worst intersections have been ordered we are now awaiting installation which is to be programmed. Tekapo intersections have also been recently inspected a data still requires collation. We will then progress with Fairlie, Albury and Kimbell. This is in light of concerns raised by various members of the community, supported by increases in traffic growth. There are also a number of motorists not following or ignoring the road rules in our towns which is the real cause of the issue.

There are also some directional signage to be installed in Tekapo and Twizel to alleviate concerns about some intersections and town centres.

**North St Bridge**

The North Street Bridge is progressing with the Contractor and Consultant which have had a site visit. We await a programme and physical works start date to be provided.

**Amalgamated Roading Budget 2019/2020****Unsealed Road Grading (Cumulative)****CONCLUSION**

To update the Assets and Services Committee on the progress on various projects and also the normal operation of the department for the past month.

SUZETTE VAN ASWEGEN  
**CHIEF EXECUTIVE OFFICER**

**5.4 COMMUNITY SERVICES OFFICERS REPORT****File Reference:** na**Author:** Charlotte Borrell, Community Facilities and Services Officer  
Angie Taylor, Community Services and Solid Waste Officer**Authoriser:** Simon Mackenzie, General Manager Operations**Attachments:** Nil**STAFF RECOMMENDATIONS**

That the information be noted.

**BACKGROUND**

July has been a busy time for us, familiarising ourselves with the new roles and the status of current projects and maintenance tasks.

**Fairlie**

The Community Board upgrade of the Village Green Playground is complete. A new basket swing has been installed along with the extension and minor maintenance of the existing timber border.





The installation of a hexagonal seat around one of the three lighted trees near the playground is also complete.



Preparation for Strathconan Swimming Pool to open on Saturday 2 November is well under way. Scoping for Fairlie 2019/20 Annual Plan projects has begun in consultation with the community.

### **Tekapo**

The Church of the Good Shepherd project is due to have the raised gathering area (footbridge side) begin in spring for completion before the busy season. Sealing of footpaths around The Dog Statue will be completed by contractors shortly when weather conditions are suitable.

Scoping for Tekapo 2019/20 Annual Plan projects has begun in consultation with the community.

### **Twizel**

Scoping for the Twizel 2019/20 Annual Plan project – Events Centre upgrade has begun in consultation with the community.

### **Alps2Ocean**

The cycle track has recently had additional funding of \$635,000 approved to enable track off-roading between Sailors Cutting and Benmore Dam (Waitaki District). We are in the process of reviewing the start in Tekapo to a more attractive position. Also being investigated is relocation of the helicopter landing site at the end of Lake Pukaki further North-West to ensure durability.

**COMMUNITY SERVICES AND WASTE****Twizel Swimming Pool upgrade**

The second stage of the pool upgrade is currently in progress. Materials have arrived on site and the start of physical works will start following the approval of the building consent. The works are due to be completed in time for the opening of the summer season.

**Market Place improvements**

Investigations into the improvement of the section of the Market Place from the carpark and along in front of the Twizel Council Office are underway, with potential options to be discussed with the Twizel Community Board.

**SOLID WASTE OPERATIONS****Residual waste to landfill is continuing the trend of lower weights.**

The latest recycling audit shows a spike in glass contamination from normal rates. This contamination is a result of glass being placed in the yellow wheelie bins, rather than the blue glass crates. This spike is unexpected and contractors are monitoring this, with staff looking into further education options.

**Public place litter bins**

A review of litter bins throughout the district is underway. Due to the changing pressures on the township litter bins, staff are considering their intended purpose and the types and locations of bins that most appropriately address these changing needs.

**Waste education**

Despite the winter weather, compost bin sales have been continuing. With an average red wheelie bin in the Mackenzie being 50% organic waste, encouraging households to compost can have a positive impact of reducing waste to landfill.

Enviroschools continue to strengthen their links with schools in the district, with St Joseph's Fairlie and Fairlie Primary confirming they will undertake a bronze award this year, which shows they are increasing their commitment to the programme. Teachers from all the South Canterbury Kindergartens, which includes Tekapo, Twizel and Fairlie attended a one day Hui in Timaru last month. This was a full day's professional development to share best practice, further understand the Enviroschools programme and explore their next steps. It is positive to see Enviroschools becoming well established in the Mackenzie to provide sustainability education to our next generations.

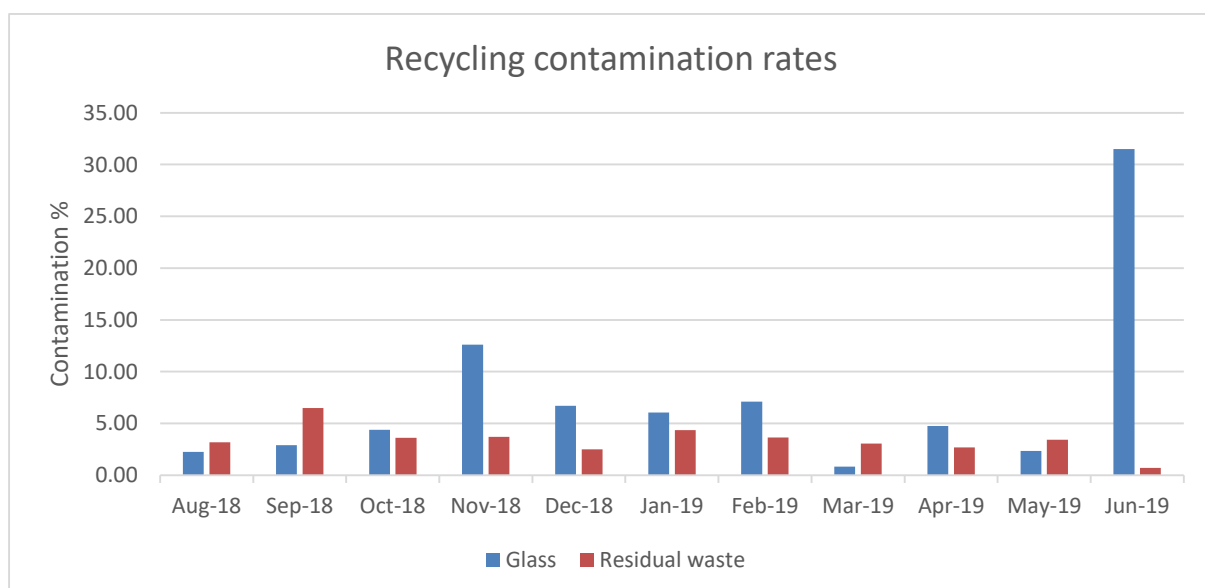
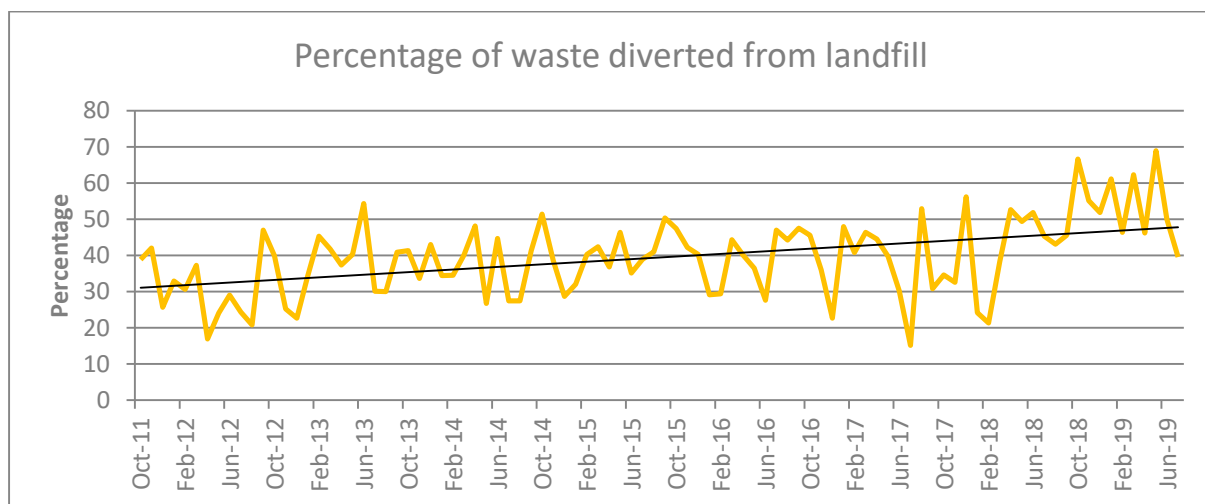
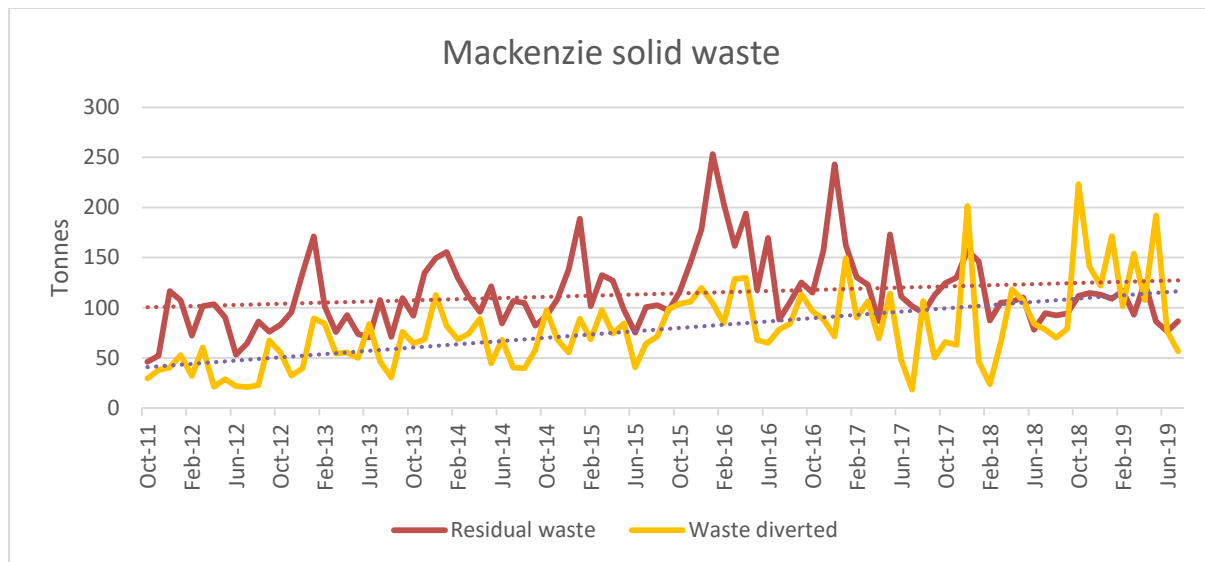
**Waste contract - Health and safety**

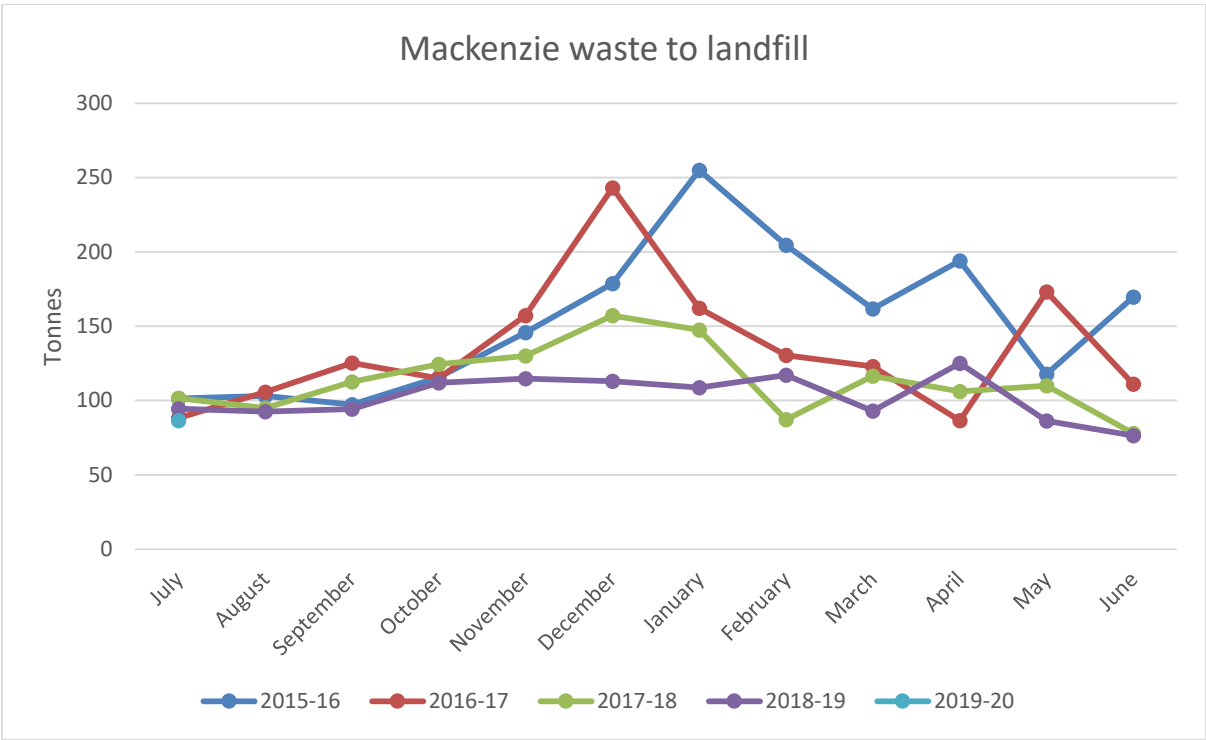
Contractors do not have any health and safety issues to report.

**Waste services contract**

Following on from the discussion at the Council Workshop on 15th August, the section 17A review of Mackenzie's waste services has now been completed as part of a joint process with Timaru District Council and Waimate District Council, with a joint procurement process for the three Councils being the preferred option. The next step in this process is to undertake an early engagement of contractors/registration of interest process. The purpose of this is to create interest in the contract, gain contractor feedback and allow site visits for contractors to gain an appreciation of the different areas. It is anticipated that a request for proposals would be released in early 2020.

Staff will continue to provide updates on this process.





SUZETTE VAN ASWEGEN  
**CHIEF EXECUTIVE OFFICER**