

MINUTES FOR THE MEETING OF THE OXFORD-OHOKA COMMUNITY BOARD HELD AT THE OHOKA COMMUNITY HALL, MILL ROAD, OHOKA ON WEDNESDAY 4 SEPTEMBER 2024 AT 7PM.

PRESENT

S Barkle (Chairperson), T Robson (Deputy Chairperson) (arrived 7:12pm), M Brown, T Fulton, R Harpur, N Mealings, P Merrifield and M Wilson.

IN ATTENDANCE

G Cleary (General Manager Utilities and Roading), S Nichols (Governance Manager), G Stephens (Design and Planning Team Leader), D Lewis (Stormwater Engineer), J Mason (Landscape Architect – Greenspace), and C Fowler-Jenkins (Governance Support Officer).

There were three members of the public present.

1. APOLOGIES

Moved: N Mealings Seconded: M Brown

THAT an apology for lateness be received and sustained from T Robson, who arrived at 7:12pm.

CARRIED

2. PUBLIC FORUM

2.1. James Ensor

J Ensor spoke to the Board about the nitrate testing that was undertaken via the Mandeville Residents Association. He noted it was challenging to manage information about nitrates between the Waimakariri Water Zone Committee, the Council and the community, as some people did not want their information used. He provided an overview of the areas tested and the results. He thanked S Barkle, who circulated information that was available about filters and their effectiveness. He was pleased with the results of the testing.

N Mealings thanked J Ensor for organising the testing. She thought the most important outcome was raising awareness that people with private wells needed to get their water supply tested.

G Cleary asked when the results were shared with people if they were advised that the maximum allowable limit under the drinking water standards was 11.3 mg/l. J Ensor confirmed that they were.

T Fulton noted a correlation between nitrates in private wells and other undesirable elements. This was a question of water safety, and people needed to be encouraged to have their private water supplies tested. G Cleary noted that the Council always advised people to get their private water supply tested by a laboratory and gave them the contaminants they should test for.

3. CONFLICTS OF INTEREST

Item 5.1 – M Brown declared a conflict as he was a director of Oxford Medical Health.

4. CONFIRMATION OF MINUTES

4.1. Minutes of the Oxford-Ohoka Community Board meeting – 7 August 2024

Moved: N Mealings

Seconded: T Fulton

THAT the Oxford-Ohoka Community Board:

- (a) **Confirms** the circulated Minutes of the Oxford-Ohoka Community Board meeting, held on 7 August 2024, as a true and accurate record.

CARRIED

4.2. Matters Arising (From Minutes)

There were no matters arising.

5. DEPUTATIONS AND PRESENTATIONS

5.1. Garrey Allen and Wendy Adams – Oxford Medical

W Adams noted that she was the incoming Chairperson of Oxford Medical. The Oxford Health Charity Limited, which traded as the Oxford Community Health Centre, ran the health centre and held shares in the company on behalf of the community. They had just increased their Board of Directors, knowing that they were going to do a growth project. They had brought in some extra capacity and some new capability to assist with their facilities development. They were looking to double the number of patients they could enrol. However, they could not do that without having bigger premises. They, therefore, wanted to expand the footprint of the Oxford Community Health Centre which would involve the amendment of the District Plan. They had had some staff changes with the pandemic which meant they could no longer sustain the 24/7 care they were traditionally doing.

W Adams noted that they still provided services for the Karadean Centre and the Oxford Hospital. From a financial perspective, over time, their financial performance had been quite variable; however, in recent years, they had generated surpluses which they were holding to be able to do this work, and they had projected revenue of around \$2.7 million for 2024. The Group had decided to renovate and extend the facilities on the current site which they, unfortunately, did not own. She noted the site access issues included an easement across Te Whatu Ora land, that needed to be resolved or a new entrance needed to be developed. They would like to work with the Council to obtain ownership of the current site and to secure some guarantees around loan debt, whether from the Council or another entity.

T Fulton asked if Te Whatu Ora would still run the Oxford Hospital. G Allen noted they had a number of conversations with Te Whatu Ora regarding the Oxford Hospital, and they did not seem to have a clear road map for expanding the facility's use or closing it down.

In response to a question from M Wilson, W Adams noted as things currently stood, they were at capacity; they had a patient-in, patient-out scenario with enrolment. They supported the extension so that they could offer more services to more people.

M Wilson further noted that the proposed extension would require more staff, and in the current environment, it was not easy to secure medical staff. G Allen noted that they set their strategic plan around growth and greater community-based services. They had become a centre of excellence for training; historically, with a strong focus on training nurse practitioners, however, they now focused on training general practitioners.

N Mealings noted that it was heartening to hear the plans to open the doors to more people and serve more patients.

5.2. **Tim Fulton – Wolffs Road Bridge**

T Fulton noted he was part of a community group who were trying to find ways and means to fund the restoration of the Wolffs Road Bridge. He was encouraged by the immediate community responses, people with real capacity to assist with the project. People who had offered goods and services and labour and also funding. Keith Cross who had spent many years building suspension bridges for the Department of Conservation had inspected the bridge and said that it was a big job, however it was doable. T Fulton was conscious of working with the Council and going through the correct steps. He would need to ascertain what role the Council would be willing to play in the project. They needed to be conscious of health and safety regulations, particularly when engaging volunteers.

T Fulton next step would be a request to the Oxford Promotions Action Committee (OPAC) to become the fund holder for any donations. He would enquire with Heritage New Zealand and Lotteries about the grants available for a project like this. He noted that the Council had a Heritage Grant Fund, they were predominantly given to private land owners, however the application asked whether it was public or private.

Responding to questions, T Fulton thought that the bulk of the funding would come from committed local residents with an attachment to the bridge.

N Mealings noted the costings the Council sourced for the restoration of the bridge were just over \$1m. She asked if there was any idea what portion of the costing was the trade and resource consents. G Cleary noted that was the most likely area where there could be some Council contribution. The caution around health and safety was important.

T Robson questioned the idea of having the funding sit with the OPAC. He wondered because of the scale of the project if it would not be better to set up an incorporated society of interested parties now. So, when they went out or fundraising, they would not be placing a burden on OPAC, and then there was a track record to get to that point. T Fulton noted that it would only be a holding place for donations. There could be a purpose built trust in the future.

6. **ADJOURNED BUSINESS**

Nil.

The Board held a workshop on Water Supplies from 7:53pm to 8:26pm.

7. **REPORTS**

7.1. **Proposed Closure of Stockwater Race R3A and R3A-7 – 949 and 1049 South Eyre Road – D McCormack (Land Drainage Engineer)**

D Lewis spoke to the report noting it presented details of the proposed closure of Stockwater races R3A and R3A-7 between South Eyre Road and the Waimakariri River, to the west of Diversion Road. The races had not conveyed water for several years and were no longer required for stock water. The property owners had proposed to close those races. Closing meant removing the designation as a stockwater race. As part of the Council's closure process, they had to engage with various stakeholders.

S Barkle asked if the stockwater races had any drainage benefits and D Lewis confirmed that they did not.

R Harpur enquired if Stockwater races R3A and R3A-7 were part of the Ohoka rural drainage scheme. D Lewis noted that the area was not within the Ohoka area or the southern resurgence channel; they were further east.

N Mealings noted in the report that Council staff had a comprehensive list of people and organisations they engaged with who had no objections, except for Mahaanui Kurataiao. The report noted that they would assess the proposal and report back. She asked if that had happened. D Lewis noted that Council staff were expecting their feedback later in September 2024.

T Fulton noted that the Council needed to be careful that they did not hurt the functionality of the whole Stockwater race scheme. G Cleary noted that in the past five years, there had only been four race closures totalling 10.6 km (or a 1.2% reduction in overall race length).

Moved: T Robson Seconded: M Brown

THAT the Oxford-Ohoka Community Board:

(a) **Receives** Report No. 240815136896.

AND

THAT the Oxford-Ohoka Community Board recommends:

THAT the Council:

(b) **Approves** the closure of Stock-water Race R3A & R3A-7.

(c) **Notes** there will be no financial or performance impact from this closure on the stock-water network as the properties the closure have access to other existing races.

CARRIED

7.2. **Oxford Off-Leash Dog Exercise Area – J Mason (Landscape Architect – Greenspace)**

G Stephens spoke to the report and noted the project had been progressing for almost ten years. The Oxford Eyre Advisory Board first initiated the project due to a desire for a dog park in the Oxford community. There were various rounds of requests to the Council's Long Term Plan for funding, which were not successful. In time Council staff worked with the Board to develop a concept plan and undertake some consultation with the community. The Board collated some important information and their bid to the Council's 2021 Long Term Plan was successful.

J Mason noted that staff undertook community consultation earlier this year with the Oxford community regarding the proposed concept plan to ensure alignment with community needs. She highlighted the feedback received from the 51 respondents. The comments in support noted that it was a good location and cost-effective. The people against wanted it larger or a separate small and large dog area, which was hard in the location.

G Stephens noted that there were a number of people that already used the area however they wanted the area fenced. A dedicated fence area could be built in the future, like additional pathways. When the Board went through the process, they had considered 11 sites around Oxford, and this was the site that the Board felt ticked the most boxes. The Council staff were aware of groups like Keep Oxford Beautiful who had done some work in the reserve already and Council staff were keen to continue working with them.

T Robson asked if the Board approved the recommendation if staff had an idea of the timeline. G Stephens noted that the Council now had a project manager in the Greenspace Team who was ready to progress the project. They would like to have it built before Christmas.

R Harpur enquired if ground radar had been able to establish if there were any unmarked graves in the area. G Stephens explained that the Council had not done any ground radar work in that area. However, the Council did do extensive work in the northern area and that petered out closer to the Oak trees. It would be something that staff would talk to the contractor about.

P Merrifield sought clarity on what the budget included. G Stephens noted that it included deer fencing with a lower level of wire mesh to prevent smaller dogs from escaping. There would be an entrance portal into the dog park. There was a planned formed pathway from the main entrance to the dog park. There would also be signage at the entrance and some angled parking on High Street.

S Barkle noted that there had been an issue with acorns. G Stephens explained that it was not healthy for a dog to eat acorns. That was part of the reason the dog park could not be extended, as the ground was close to the oak trees.

M Brown asked if the project came in under budget what happened to the unspent funding. G Stephens noted that typically, it was counted as a cost savings and returned to the Council.

T Robson commented when the Board originally agreed on the concept plan for the wider reserve, they allocated money from their General Landscaping Budget. He understood that was not all spent, and some elements were contingent on the dog park. He asked if that would be included. G Stephens confirmed there was \$1,300 left that the Board had previously allocated, which would be spent.

S Barkle asked if staff had any history of the success of other mixed (big and small) dog parks. G Stephens noted that Southbrook Dog Park was mixed, however, the others created since then had split big and small dogs. He acknowledged that the mixed parks had positive impacts and challenges.

S Barkle commented there was a bylaw that did not allow dogs in cemeteries. G Stephens noted there was a sign on the gate into the cemetery advising that no dogs were allowed in the cemetery.

Moved: T Robson Seconded: M Brown

THAT the Oxford-Ohoka Community Board:

- (a) **Receives** Report No. TRIM number. 240823142242.
- (b) **Notes** that staff have undertaken initial consultation with the community through a draft concept plan, Let's Talk feedback flyer and online submission feedback form and staff have considered this feedback within this report.
- (c) **Notes** that budget is included in the Annual Plan/Long Term Plan for the Oxford Dog Park of \$102,300 which is available in this financial year.
- (d) **Notes** staff estimate the cost of works to be \$95,000 including a 10% contingency.
- (e) **Approves** The Oaks Reserve Master Plan (Trim: 210122009901) for implementation.

CARRIED

T Robson thanked Council staff for getting the project over the line.

N Mealings commented that she liked the report's section on sustainability and climate change and appreciated that staff were reusing the deer fence.

7.3. **Appointment to the Landmarks Committee – K Rabe (Governance Advisor)**

S Nichols spoke to the report noting the appointment was through to the end of the term. A similar report went to Council and T Fulton was appointed as the Council's representative to the Landmarks Committee.

Moved: S Barkle Seconded: N Mealings

THAT the Oxford-Ohoka Community Board:

- (a) **Receives** report No. 240820139778.

- (b) **Approves** the appointment of Board Member Mark Brown as the Board representative and liaison person to the Waimakariri Landmarks Committee.

CARRIED

7.4. **Application to the Board's Discretionary Grant Fund 2024/25 – K Rabe (Governance Advisor)**

N Mealings noted that having dealt with defibrillators, she had a look at other funding options, and on the defibstore.co.nz, they had a page for funding.

Moved: T Robson Seconded: T Fulton

THAT the Oxford-Ohoka Community Board:

- (a) **Resolves** that the application from Lees Valley Household to purchase one or two defibrillators lie on the table until they provide further information regarding the location of the defibrillators, the accessibility, the ongoing funding and how it would be signposted.

CARRIED

8. CORRESPONDENCE

8.1. **Update on Woodstock Quarries**

Moved: M Wilson Seconded: M Brown

THAT the Oxford-Ohoka Community Board:

- (a) **Receives** the tabled correspondence.

CARRIED

9. CHAIRPERSON'S REPORT

9.1. **Chairperson's Report for August 2024**

- Attended the Community Hub session at Swannanoa School.
- Attended Water Zone Committee Meeting.

Moved: T Robson Seconded: M Brown

THAT the Oxford-Ohoka Community Board:

- (a) **Receives** the report from the Oxford-Ohoka Community Board Chairperson (Trim 240725122295).

CARRIED

10. MATTERS FOR INFORMATION

- 10.1. Woodend-Sefton Community Board Meeting Minutes 12 August 2024.
- 10.2. Rangiora-Ashley Community Board Meeting Minutes 14 August 2024.
- 10.3. Kaiapoi-Tuahivi Community Board Meeting Minutes 19 August 2024.
- 10.4. Health, Safety and Wellbeing Report July 2024 – Report to Council Meeting 6 August 2024 – Circulates to all Boards.
- 10.5. Proposed Project Scope and Timeframes for Oxford Wastewater Treatment Plant Project – Report to Utilities and Roading Committee 20 August 2024 – Circulates to the Oxford-Ohoka Community Board.
- 10.6. Proposed Roading Capital Works Programme for 2024/25 and Indicative Three-Year Programme – Report to Utilities and Roading Committee 20 August 2024 – Circulates to all Boards.

- 10.7. Avian Botulism Management 2023-24 – Report to Utilities and Roading Committee 20 August 2024 – Circulates to all Boards.

T Robson noted that the proposed Project Scope and Timeframes for Oxford Wastewater Treatment Plant Project (Item 10.5) did not appear to make any provision for consultation with the Community Board. G Cleary noted that consultation with the Board was essential and would occur.

Moved: T Robson Seconded: M Wilson

THAT the Oxford-Ohoka Community Board:

- (a) **Receives** the information in Items.10.1 to 10.7.

CARRIED

11. MEMBERS' INFORMATION EXCHANGE

M Brown

- The new culvert on Earlys Road works had started.

R Harpur

- Waimakariri Access Group (WAG) Annual General Meeting.
 - Shona Powell was reelected as Chairperson, and all other Committee members agreed to continue the same roles.
 - Mention was made of the new hoist installed by the Council at Dudley Aquatic Centre.
 - The two viewing platforms built at Waikuku and Pegasus Beaches, provided by the Council, were being widely used by the disabled. He was looking forward to the extension of 50 metres of wooden paths to provide better access to the soft sand areas.
 - The WAG organised Inclusive Sports Festival to be held 10:30am to 2:30pm Friday 4 October 2024 at Mainpower Stadium.
- Mandeville Resurgence Channel Upgrade Bus Trip – Important for those making decisions on the project to see some of the solutions firsthand.
- Attended the LGNZ Community Boards Conference in Wellington.

T Fulton

- Pearson Park Advisory Group Meeting – now at detailed stage of the investigation.
- Attended Swannanoa Community Hub meeting.

T Robson

- West Oxford Reserve - There had been challenges with a few long-term tenants. The Board and the Greenspace Team would have to look at how the reserve was managed. Transitional housing was becoming an issue in Oxford.
- Ashley Gorge Advisory Group – Wheelchair accessible track was almost complete. It was an awesome asset for the reserve.

N Mealings

- Oxford Community Networking Forum – Regular meeting of community service providers in the Oxford area.
- Greater Christchurch Partnership (GCP) Committee – Looking at GCP work program going forward. Discussed 'refresh' of Greater Christchurch chapters of the Canterbury Regional Public Transport Plan. Continuing to collaborate in housing, planning and transport spaces.
- Council Briefing / Workshop – The Workshop discussed the Mandeville Resurgence Upgrade ahead of the bus tour the next day. Stage one and two were both required, but stage one was more straightforward and would deliver instant benefits to existing

residents on that route, whereas stage two was more complex and would require land acquisition or easements and resource consents and was therefore anticipated to be a longer timeline.

- Mandeville Groundwater Resurgence Bus Tour - A site visit with other elected members and staff to view subject areas for proposed works to improve drainage issues due to the 'Mandeville-Swannanoa undercurrent'.
- Drug and Alcohol Harm Prevention Steering Group – Heard from the Canterbury Alcohol Licensing officer from New Zealand Police Alcohol and Drug harm-related incident data.
- District Plan Hearings – Stream 12E. Proposed District Plan hearing phase should finish around October before entering deliberation phase.
- Mandeville Sports Club Board Meeting – looking for a couple of new board members. Stage One of the new leisure track around the perimeter completed.
- Community Wellbeing North Canterbury Board Meeting.
- Ohoka Farmers Market Meeting.
- Waimakariri Youth Council meeting—The Youth Council was holding its annual River Cleanup day on 21 September from 10am to 1pm along the Ashley Rakahuri River, starting at the Groyne 2 parking area near the Rangiora Airfield.
- Ohoka Domain Working Bee – Pitched in at the monthly working bee for the Ohoka Bush run by the Ohoka Domain Advisory Group. It was looking beautiful. Come visit, better yet, come help!
- Council Meeting - An S17a Review had revealed that a change in approach to the Council's roading and drainage contracts would be advantageous, so the Council was looking to separate rural drainage from the roading contract in the future.

P Merrifield

- Attended Grey Power Meeting.

12. CONSULTATION PROJECT

12.1. Gladstone Dog Park

<https://letstalk.waimakariri.govt.nz/gladstone-dog-park>

Consultation closes Friday 20 September 2024.

The Board noted the consultation project.

13. BOARD FUNDING UPDATE

13.1. Board Discretionary Grant

Balance as at 31 August 2024: \$3,932.

13.2. General Landscaping Fund

Balance as at 31 August 2024: \$28,010.

The Board noted the funding update.

14. MEDIA ITEMS

- Woodstock Quarries.
- Ohoka Subdivision.
- Private Wells.

15. MATTERS TO BE CONSIDERED WITH THE PUBLIC EXCLUDED

Section 48, Local Government Official Information and Meetings Act 1987.

In accordance with section 48(1) of the Local Government Official Information and Meetings Act 1987 and the particular interest or interests protected by section 6 or section 7 of that Act (or sections 6, 7 or 9 of the Official Information Act 1982, as the case may be), it is moved:

That the public is excluded from the following parts of the proceedings of this meeting:

15.1 Confirmation of Minutes 7 August 2024

The general subject of the matter to be considered while the public was excluded, the reason for passing this resolution in relation to each matter, and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution were as follows:

Item No.	Subject	Reason for excluding the public	Grounds for excluding the public-
15.1	Confirmation of Minutes 7 August 2024	Good reason to withhold exists under section 7	The report and recommendations in this report be made publicly available, but that the discussions and minutes remain public excluded under LGOIMA Section 7(2)(a) to protect the privacy of natural persons.

CONFIRMATION OF MINUTES

15.1 **Minutes of the Public Excluded portion of the Oxford-Ohoka Community Board Meeting 7 August 2024.**

Moved: T Robson Seconded: M Brown

THAT the Oxford - Ohoka Community Board:

- (a) **Confirms** the circulated minutes of the public excluded portion of the Oxford-Ohoka Community Board Meeting, held on 7 August 2024, as a true and accurate record.

CARRIED

16 QUESTIONS UNDER STANDING ORDERS

Nil.

17 URGENT GENERAL BUSINESS UNDER STANDING ORDERS

Nil.

NEXT MEETING

The next meeting of the Oxford-Ohoka Community Board is scheduled for 7pm, Wednesday 2 October 2024 at the Oxford Town Hall.

THERE BEING NO FURTHER BUSINESS THE MEETING CLOSED AT 9:49PM.

CONFIRMED



Chairperson

2 October 2024

Date