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I wish to speak to Council about my submission

Yes

Introduce a targeted or differential rate on the District Roding Rate -

Which option do you prefer? :

Option 3

My comments on this proposal

Ideally the full repair cost should be re-couped from forestry owners. Council is not in a position where it can afford to fund this cost. Proposals to inappropriately fund renewals set out later in the plan are not sustainable. A more sustainable approach would be to maximise funding from those causing road damage. This would also have the benefit of sending an appropriate economic signal for potential forestry developments. Hopefully the work alluded to be other councils may be useful.

Te Kūiti flooding remedies

Option 2 - Build retention ponds, storm- water modelling and capacity improvement planning long term (preferred)

My comments on Te Kūiti flooding remedies

Both options may ultimately be futile. American experience suggests that water will flow where it wants to flow and capacity improvement may ultimately prove both expensive and useless. Equally the increasing flooding that will occur in the future can not be ignored. Detailed modelling and a detailed plan needs to be produced on the impact of increasing flooding and how these are best dealt with, whether this is through greater capital investment or other alternatives prior to any further investment, and not left to the ssecond stage. I suggest that a 3 year horizon should be set for the development of such a plan.

Funding and future of our Rural Halls - what should we do?

Option 2 - Transfer ownership of Council halls to community groups (preferred)

Your comments on the funding and future of our Rural Halls

Transfer to community groups along with a commitment by Council to levy a targeted local community rate to support the maintenance of a hall where such a rate has community support (evidenced by a poll of the ratepayers covered by such a rate). This worked well in communities I have been involved with. Democracy and local decision making in action.

Elder persons housing - how should we fund it?

Option 2 - Council increases rental levels (preferred)

Elder persons housing - is Council the best provider for elder persons housing?

Option 2 - Explore options to transition elder persons housing to a provider (preferred)

Your comments on elder persons housing

Transfer options to should be explored with urgency. Rental increases should be limited to that which non-commercial operators should charge.

Update the Te Kūiti Stormwater Rating Area

Option 2 - Extend the Te Kūiti Urban Rating Area (preferred)

Your comments on updating the Te Kūiti Stormwater Rating Area

Simplifying the rates structure

Option 2 - Simplifying the split of rating costs between General Rate and UAGC. (preferred)

Your comments on simplifying the rates structure

My observation is that the split between the UACC and the General rate has been arbitrary since it was first introduced when a universal General Rate was introduced across the District. It was initially set to minimise the impact of the universal rate between urban and rural ratepayers and its setting ever since appears to have been a political exercise albeit coated in detailed cost allocation. Simplifying the split should decrease administrative workload will not changing reality.

Conversation: Impact of retaining 3 Waters

I do not agree with keeping the status quo

I agree with installing water meters

Your comments on our approach to how we will deliver our 3 Waters services

NZ experience is that water management is extremely hampered where water meters are not installed. This would lead to a decrease in the demand on Council reservoirs and probably delay some of the work programme in the plan. Installation should be the first priority, ideally commencing this year. Depreciation on all 3 water assets should be fully funded, as in effect it would be under any future regulatory model. In electricity regulation depreciation was in effect indexed to inflation. Depreciation funding should be used to fund renewals, or lower debt where funding exceeds renewals, to allow debt to be used to fund future lumpy renewals. Loan funding for water meters is supported but only to the extent this cost is not covered by depreciation funding on water assets. It is noted that there is no short-term renewal programmed.

What do you think about our plans for projects and activities?

What do you think about our plans for finances and rates?

Not funding depreciation is not sustainable, especially in areas where major capital investment is expected within the lifetime of the plan. It would be more financially honest to either trim costs by increasing efficiency or by admitting a higher rate increase is needed.

Do you have any other feedback on our Draft Long Term Plan 2024-2034? (for example our landfill and sludge disposal)

Need more help?

[Find our documentation here](#)