

Growth and Infrastructure Committee Meeting

PUBLIC BUSINESS AGENDA

A Growth and Infrastructure Committee Meeting
will be held in the Council Chamber,
Torphin Crescent, Tokoroa
on Wednesday 26 April 2023
Commencing at the conclusion of Council Business

OUR VISION

“Healthy people thriving in a safe, vibrant and sustainable community.”

Growth and Infrastructure Committee

Purpose

The purpose of the Growth and Infrastructure Committee is to assist the Council and business community to develop and grow the South Waikato District.

Role

- To provide direction on strategic priorities for core infrastructure aligned to the district's development, and oversight of strategic projects.
- Review and recommend to Council positions on regional economic development.
- Consider any issues delegated by Council that have a regional, environmental, social or economic focus.
 - Provide advice to the Council on priorities for the Council's land and social infrastructure expenditure
 - Liaise with the Local Services Committee to make recommendations to Council on strategic infrastructure investments.
- Recommend to Council submissions on legislation, policy, regulations, standards, plans and other instruments prepared by Central Government, Local Government and other organisations around growth and infrastructure.
- Identify, monitor and evaluate necessary actions by the organisation and other relevant organisations under co-governance arrangements as they relate to local services
- Monitor and review regional spatial and land use strategies
- Monitor key performance measures relating to district and regional growth.

Power to Act

The Committee has no power to act on behalf of the Council.

The Committee maybe a conduit for hearing of public submissions.

The Committee may also appoint sub-committees to enquire into specific matters.

Power to Recommend

The Growth and Infrastructure is authorised to:

- Review and develop strategic policy and strategy.
- Recommend to Council submissions on legislation, policy, regulations, standards, plans and other instruments prepared by Central Government, Local Government and other organisations
- Identify, monitor and evaluate necessary actions by the organisation and other relevant organisations under co-governance arrangements as they relate to growth and infrastructure

Review

The committee's operation, terms of reference and membership will be reviewed after 12 months.

Attendees

Members	Chairperson	M Farrell
	Councillors	H Nelis B Machen M Te Kanawa S Wallace
	Mayor (Ex Officio)	G Petley
Staff	Chief Executive	S Law
	Interim Executive Manager Corporate	M Booth
	Interim Executive Manager Operations	J Hassall
	Interim Executive Manager Transformation	D Lascelles
	Group Manager Assets	T Anderson
	Acting Chief Financial Officer	W Cortesi
	Head of Communications	K Fabrie

Agenda Confirmed by:

S Law

Chief Executive

*RECOMMENDATIONS contained in reports are NOT to be construed as COUNCIL DECISIONS.
Refer to Council minutes for RESOLUTIONS.*

Order of Business

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1. **Apologies**

2. **Confirmation of Agenda**

3. **Conflicts of Interest**

4. Confirmation of Minutes

4.1 Confirmation of Minutes - Public

Report To:	Growth and Infrastructure Committee
Meeting Date:	Wednesday, 26 April 2023
Author:	M Farrell
Author Title:	Chairperson
Report Date:	Wednesday, 19 April 2023

Purpose

1. To present past minutes.

Recommendation

2. That the Growth and Infrastructure Committee:
 - a) confirms the minutes of the public business of the Council meeting held on Friday 3 March 2023 as a true and accurate record.

Attachments

Unconfirmed Growth and Infrastructure public minutes – 3 March 2023

Growth and Infrastructure Committee Meeting

PUBLIC BUSINESS MINUTES

A Growth and Infrastructure Committee Meeting was held in the Council Chamber, Torphin Crescent, Tokoroa on Friday, 3 March 2023 Commencing at 9.05am

Attendees

Members	Chairperson	M Farrell
	Councillors	H Nelis B Machen S Wallace
	Mayor (Ex Officio)	G Petley
Staff	Chief Executive	S Law
	Interim Executive Manager Corporate	M Booth
	Interim Executive Manager Operations	J Hassall
	Interim Executive Manager Transformation	D Lascelles
	Corporate Planning Manager	C Litchfield
	Infrastructure Strategy Manager	C Oldham

1. Apologies

23/06 Resolved

Cr Machen / His Worship

That apology from Cr Te Kanawa be received and sustained.

2. Confirmation of Agenda

There were no changes to the circulated agenda.

3. Conflicts of Interest

There were no conflicts of interest declared.

4. Confirmation of Minutes

4.1 Confirmation of Minutes - Public

There were no previous minutes for this Agenda to be confirmed.

5. Reports

There are no public reports for this Agenda.

6. Confidential Business

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

23/07 Resolved

Cr Machen / His Worship

Move that the public be excluded from the following parts of the proceedings of this meeting.

The general subject of each matter to be considered while the public is 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 are as follows:

General subject of each matter to be considered	Reason for passing this resolution	Ground(s) Under Section 48(1) for the passing of the resolution
<i>Growth and Infrastructure public excluded minutes 3 March 2023</i>	<i>Reason(s) for excluding the public are recorded in the public minutes of the meeting 3 March 2023.</i>	<i>The public conduct of this part of the meeting would be likely to result in the disclosure of information for which there is good reason for it being withheld. Section 48(1)(a)</i>
<i>Development Report Update - February 2023</i>	<i>This report is CONFIDENTIAL in accordance with section 46A (8) and 46A (9) of the Local Government Official Information and Meetings Act 1987, being a report that the Chief Executive of the South Waikato District Council reasonably expects will be discussed with the public excluded.</i> <i>That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of the information is necessary to enable the local authority holding the information to carry on, without prejudice or disadvantage, commercial activities – Section 48(1)(a); Section 7 (2)(h)</i>	<i>The public conduct of this part of the meeting would be likely to result in the disclosure of information for which there is good reason for it being withheld. Section 48(1)(a)</i>

This resolution is made in reliance on section 48(1)(a) 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 which would be prejudiced by the holding of the whole or relevant part of the proceedings of the meeting in public.

Carried

The Chairperson declared the meeting closed at 10.14am.

M Farrell
CHAIRPERSON

5. Reports

5.1 Update on the Development of a Growth Strategy and Town Concept Plan

Document Information

Report To:	Growth and Infrastructure Committee
Meeting Date:	Wednesday, 26 April 2023
Author:	Debbie Lascelles
Author Title:	Interim Executive Manager, Transformation
Report Date:	Wednesday, 19 April 2023

Purpose

1. To inform Committee about progress on the development of a District wide Growth Strategy and Town Concept Plans for Tīrau, Putāruru and Tokoroa.

Recommendation

2. That Committee:
 - a) receives Report 2023-621733, Update on the Development of a Growth Strategy and Town Concept Plans

Executive Summary

3. Council approved an Outline Project Plan for the development of a District wide Growth Strategy and Town Concept Plans for for Tīrau, Putāruru and Tokoroa in June 2022.
4. A request for proposal process resulted in staff awarding two contracts to complete this important strategy work which will guide how the district grows and develops over the next 30 years.
5. This report provides a progress update on how the work is tracking and the expected timing of the next steps.

Context

6. Council's adopted 2021-31 Long Term Plan (LTP) includes provision for the development of a Town/Urban Centre Plan for Tokoroa.
7. On 10 May 2022, a Workshop was held with Council about the planning process, highlighting work currently underway to plan for growth in Tokoroa, including major projects relating to the CBD, roading, the development of a new library and an upgrade to the pools. The workshop highlighted the risk to the organisation of proceeding with these projects in the absence of an agreed vision for the district and towns.
8. At the 30 June 2022 meeting, Council approved the scope of an Outline Project Plan and governance arrangements for the development of a District wide Growth Strategy and Town Concept Plans (TCP) for Tīrau, Putāruru and Tokoroa.
9. TCPs provide a blueprint to guide the future development of a defined urban area, typically with a focus on the central retail/commercial area. South Waikato District Council currently has concept plans for each of the towns that have been developed in partnership with the community, however these do

not have any spatial or urban design elements within them and do not integrate with the work currently underway in our towns relating to the provision of residential, commercial and industrial growth.

10. Town Concept Plan (TCP) processes are widely used to identify, analyse, prioritise and reflect a community's aspirations, whether they be areas for future growth, major community projects, the enhancement of public places/spaces or the movement/connectivity of people within communities.
11. While some work has been done to identify growth cells for future development, this work has tended to focus on residential or industrial development within a particular town, rather than the District as a whole and has not assessed the wider implications of growth, such as accessibility issues or the need for increased green spaces and community facilities. The Growth Strategy currently under development will take this much broader focus and link concept plans for each town in to this overall Vision.
12. A Request for Proposal process resulted in the appointment of two sets of consultants to complete this work.
13. An Economic Development Strategy is being developed by BERL Ltd and the Growth Strategy and Town Concept Plans are being developed by Barker and Associates & Rough Milne Mitchell Architects.
14. Work commenced on both of these projects in November 2022. This report focuses on the Growth Strategy & Town Concept Plans. An update on the Economic Development Strategy is the subject of another report on this agenda.

Discussion – Update on progress

15. A Steering Group was formed and has met twice, once in December and once in early March. Members of the Steering Group are Mayor Gary Petley, Councillor Rebecca Garner, Councillor Hans Nellis, Deputy Mayor Bill Machen, Kataraina Hodge (Chair, Raukawa), Maria Te Kanawa (Chief Executive, Raukawa), Chief Executive Susan Law. The Steering Group is supported by staff from Council and Raukawa.
16. A desk top analysis of Council's existing information relating to Growth was completed by the consultants in December 2022.
17. This identified that the Housing and Business Capacity Assessments (HBA) for Tīrau and Tokoroa, previously approved by Council at the 30 June 2022 meeting, should be reviewed.
18. Councils are required to complete HBAs for all tier three urban areas under the National Policy Statement for Urban Development. An HBA identifies both supply and demand for residential and industrial growth over a thirty year period and what shortfall (if any) there is in the short (0-3 years), medium (3-10 years) and long terms (10-30 years).
19. The review was completed by Market Economics and it identified that the HBAs needed to include Putāruru in order to improve the accuracy of forecasted growth for the District. It was also noted that the current HBAs used population projections that were pre-covid and the situation has changed since this time.
20. Revised HBAs are currently being developed and are expected to be ready by late May. This information is vital, as it forms the basis of all the decisions required for the Growth Strategy.
21. Stakeholder engagement commenced in February. Initially, this engagement was led by staff and this was followed by three stakeholders meetings in March in each of the towns Tīrau, Putāruru and Tokoroa led by the consultants.
22. A Council workshop led by the consultants was held 23 March 2023.
23. An initial workshop with members of Raukawa marae was held on 31 March 2023 and staff are arranging to hold sessions with local marae who were unable to make this date.

24. A Technical Advisory Group (TAG) has been established to ensure that influential stakeholders who may have objections or need to be involved in the resolution of particular issues are engaged with early. Members of the TAG are from Waka Kotahi, Kainga Ora, Waikato Regional Council, Ministry of Education, Kiwirail and Sport Waikato. The first Tag meeting was held on 3 April 2023 and some initial themes from the stakeholder feedback were discussed.
25. A session with local developers was held 20 April.
26. The purpose of these initial session is to get as much feedback as possible about the community's aspirations for their towns, what their priorities are and where they think future development should be located. This information will feed into draft growth scenarios where a range of options will be developed alongside draft ideas for Town Concept Plans.
27. At this stage, it is expected that some growth scenarios will be presented for Council and stakeholder consideration late May or early June.
28. Once feedback has been received on these initial ideas and feedback incorporated, it is anticipated that a draft Growth Strategy and Town Concept Plans will be approved by Council for full public consultation in July or August.
29. The consultation requires a special consultative procedure (SCP) with deliberations and hearings.
30. Consideration for the timing and funding of any projects that are identified via this process will be part of the 2024-34 Long Term Plan deliberations.

Risks

31. As with any strategy development that involves broad community engagement, there is a risk that community expectations are raised about the number of projects Council will be able to contribute to.

Significance & Engagement Policy

Significance

32. Staff have considered the key considerations under the Significance and Engagement Policy and have assessed that the recommendation in this report is not significant.

Engagement

33. Extensive community engagement is being undertaken as part of this project.

5.2 Economic Development Strategy Update Report - April 2023

Document Information

Report To:	Growth and Infrastructure Committee
Meeting Date:	Wednesday, 26 April 2023
Author:	Debbie Lascelles / Paul Bowden
Author Title:	Interim Executive Manager Transformation / Head of Economic and Community Development
Group Manager Lead:	James Hassall
Report Date:	Wednesday, 19 April 2023

Purpose

1. To inform the Committee

Recommendation

2. That the Committee:
 - a) receives Report 2023-621712, Economic Development Strategy Update Report April 2023

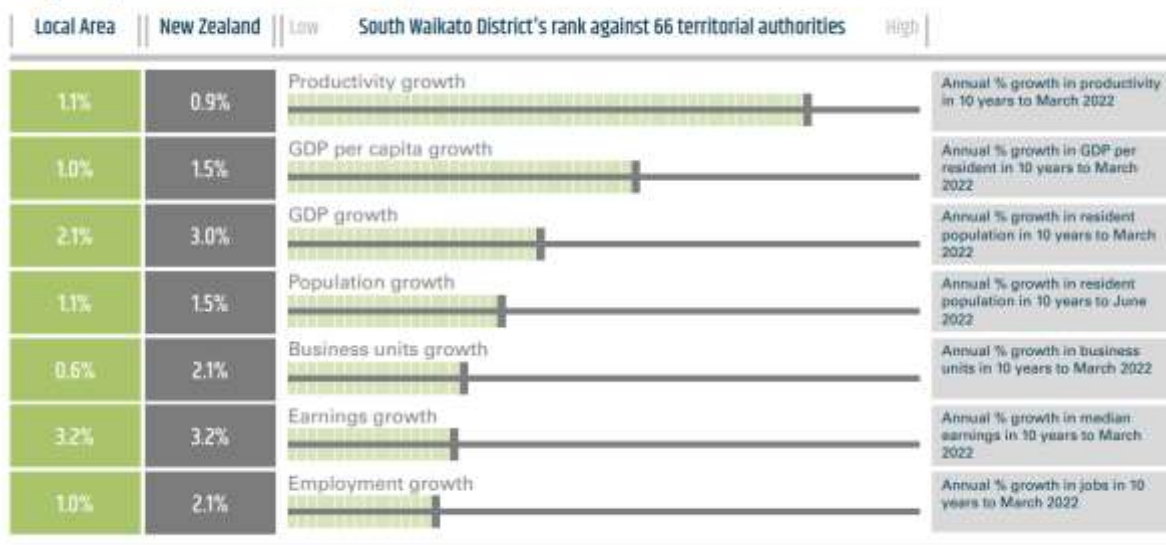
Executive Summary

3. Staff enclose with this report a copy of the South Waikato Regional Economic Profile for 2022, this provides the Committee with detailed statistics on the size, shape, and relative growth of the local economy, and how it compares to the rest of New Zealand.
4. Staff have planned for the Infometrics Principal Economist to provide a presentation to Council on the outlook for the national and local economy, as part of the planning for the 2025-2035 Long Term Plan.
5. Staff can confirm that Business and Economic Research Limited (BERL) will provide a draft Economic Development Strategy to staff in July 2023 for consideration by the Committee and Council.

Context

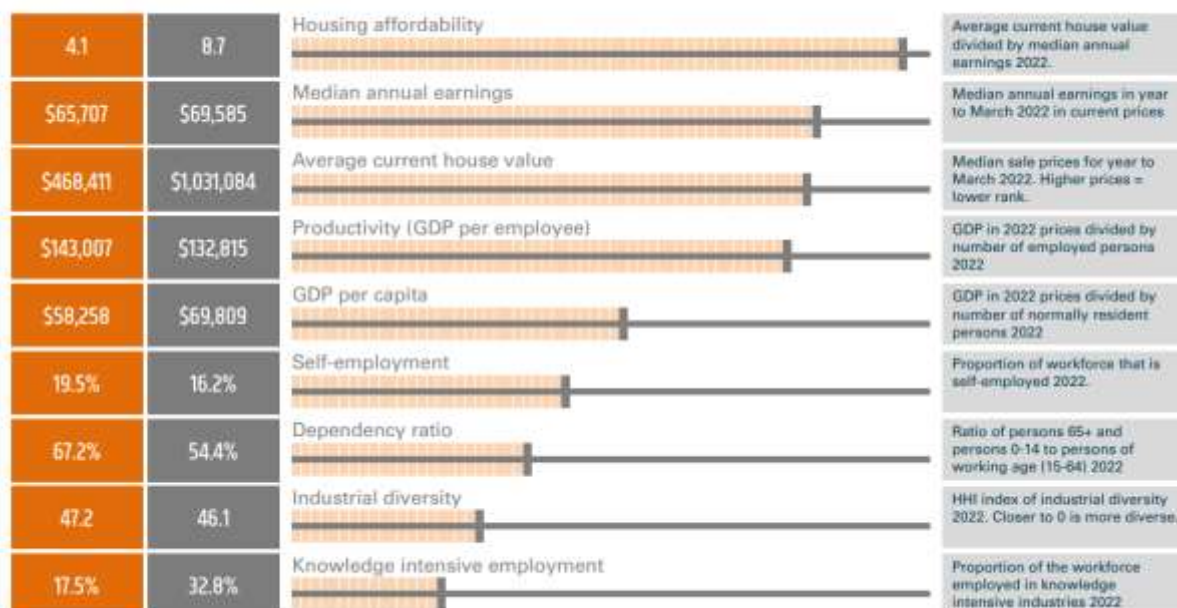
6. Staff provide Council with a copy of the Infometrics Regional Economic Profile, produced by Infometrics each year, for reference purposes as this offers an informative assessment of the local economy, especially helpful for new Elected Members.
7. Staff note that the district economy grew again in the 2022 calendar year, with growth in employment (+269 new jobs) and the number of businesses (+99) however our relative performance in 2022 and over the last 10 years has been behind that of the rest of New Zealand.
8. The graphic below illustrates our relative performance (sliding scale) relative to other Territorial Authorities (TA):

10-year performance indicators, 2012-2022



9. The graphic below provides a snapshot of the local economy with the scale again indicating position of district relative to other TA's.

Structural indicators, 2022



Data source: Infometrics and Statistics New Zealand. Downloaded: 19 April 2023.

10. Staff have commissioned BERL to produce an Economic Development Strategy (MEETING AND REPORT DATE) and this work is due to be completed by XXX. This will provide staff with a strategic framework to underpin and direct our action plans, investment priorities and resourcing over the next 10 to 30 years.

Consultation (Internal and External)

11. BERL have conducted workshops and individual consultation meetings with a wide range of stakeholders and businesses ETC.

Attachments

Docset ID 621700 ED – Statistics - SWDC Infometrics Regional Economic Profile 2022

6. Confidential Business

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

Resolution to Exclude the Public

Move that the public be excluded from the following parts of the proceedings of this meeting.

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<i>Maraetai Road Intermodal Business Park Update Report April 2023</i>	<i>This report is CONFIDENTIAL in accordance with section 46A (8) and 46A (9) of the Local Government Official Information and Meetings Act 1987, being a report that the Chief Executive of the South Waikato District Council reasonably expects will be discussed with the public excluded.</i> <i>That the public conduct of the whole or the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information where the withholding of the information is necessary to enable the local authority holding the information to carry on, without prejudice or disadvantage, commercial activities – Section 48(1)(a); Section 7 (2)(h)</i>	<i>The public conduct of this part of the meeting would be likely to result in the disclosure of information for which there is good reason for it being withheld. Section 48(1)(a)</i>

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7. Meeting closed

Council Outcomes

Growth - Activities and strategies that facilitate sustainable economic growth and lift community pride.

Resilience - A resilient district with good infrastructure, services, a sound financial position, rates affordability and a healthy environment that has the ability to anticipate, resist, respond to and recover from significant change or events.

Relationships - Strong relationships with Iwi and Māori, Pacific Peoples and community and business groups that can achieve growth and a resilient community.