

**MINUTES OF WESTERN BAY OF PLENTY DISTRICT COUNCIL
POLICY COMMITTEE MEETING NO. PP21-5
HELD VIA ZOOM (AUDIO / VISUAL LINK) UNDER COVID-19 LEVEL 3 LOCKDOWN
ON TUESDAY, 7 SEPTEMBER 2021 AT 9.30AM**

1 PRESENT VIA ZOOM

Mayor G Webber (Chairperson), Cr G Dally, Cr M Dean, Cr J Denyer, Cr M Grainger, Cr M Gray, Cr Henry, Cr M Murray-Benge, Deputy Mayor J Scrimgeour, Cr A Sole and Cr D Thwaites

2 IN ATTENDANCE VIA ZOOM

J Holyoake (Chief Executive Officer), R Davie (Group Manager Policy, Planning and Regulatory Services), J Pedersen (Group Manager People and Customer Services), P Martelli (Resource Management Manager), E Watton (Policy and Planning Manager), B Williams (Strategic Property Manager), M Leighton (Senior Policy Analyst), J Rickard (Senior Policy Analyst), N Rutland (Project Manager District Plan Review), L Balvert (Communications Manager), R Booysen (Digital Communications Specialist), H Wi Repa (Governance Technical Support), J Osborne (Governance Support Administrator), and B Clarke (Senior Governance Advisor)

3 APOLOGY

APOLOGY

RESOLUTION PP21-5.1

Moved: Cr A Henry

Seconded: Cr J Denyer

That the apology for absence from Cr K Marsh be accepted.

CARRIED

4 CONSIDERATION OF LATE ITEMS

Nil.

5 DECLARATIONS OF INTEREST

Nil.

6 PUBLIC EXCLUDED ITEMS

Nil.

7 PUBLIC FORUM

Nil.

8 PRESENTATIONS

Nil.

9 REPORTS

9.1 ELDER HOUSING OPERATIONAL POLICY ADOPTION

The Committee considered a report from the Senior Policy Analyst. The report was taken as read.

Staff responded to questions as follows:

- Council had an historic agreement with Tauranga Community Housing Trust, in terms of making tenancies available to the Trust, in certain circumstances. Council maintains a strong working relation with the Trust, in Te Puke in particular, with the objective of working together, as needed, to help the right people into accommodation.
- Council's eligibility criteria required tenants to be able to live independently. Generally, when a person stopped being able to do so, it was due to mental incapacity, as opposed to physical incapacity. In such cases, Council worked with the Bay of Plenty District Health Board (BOPDHB) to manage the situation, to arrange whatever was required; and to transition the person into a retirement home or special care facility, as needed. The eligibility criteria enabled Council to do that. Council had no obligation to house people who were beyond the ability to live independently.

RESOLUTION PP21-5.2

Moved: Cr A Henry

Seconded: Cr M Murray-Benge

1. That the Senior Policy Analyst's report dated 7 September 2021, titled 'Elder Housing Operational Policy Adoption', be received.
2. That the report relates to an issue that is considered to be of low significance in terms of Council's Significance and Engagement Policy.
3. That the Elder Housing Operational Policy, (Attachment 1 to the agenda report), dated 7 September 2021, be adopted.
4. That, in adopting the Elder Housing Operational Policy dated 7 September 2021, all previous decisions relating to tenant eligibility criteria and rent setting are superseded.
5. That, in order to implement the Elder Housing Operational Policy, the Policy Committee recommends to Council the following delegations to the Chief Executive:

Application Criteria guidelines for Elder Housing, including:

- the ability to suspend some of the eligibility criteria where an individual's circumstances may warrant it;
- The ability to negotiate tenancies with community housing providers, where an individual's circumstances may warrant it;
- The ability to negotiate rental increases with individual tenants, where an individual's circumstances may warrant it.

CARRIED

9.2 APPROVAL TO COMMENCE A REVIEW OF THE WESTERN BAY OF PLENTY OPERATIVE DISTRICT PLAN

The Committee considered a report from the Project Manager District Plan Review. The report was taken as read.

Staff responded to questions as follows:

- Council was required, by the Resource Management Act 1991 (RMA), to review its District Plan every 10 years.
- There was no requirement to await further legislation. However, Council proposed, with this District Plan review, to take a “short-plan horizon of ‘six-month steps’ at a time”, in order to keep alignment with the RMA reform that was proposed. Regardless, at this time, the legislation still required Council to undertake a standard District Plan review.
- This did not preclude Council from making Plan Changes when it considered it needed to.

RESOLUTION PP21-5.3

Moved: Cr M Grainger

Seconded: Deputy Mayor J Scrimgeour

1. That the Project Manager District Plan Review’s report, dated 7 September 2021, titled ‘Approval to Commence a Review of the Western Bay of Plenty Operative District Plan’, be received.
2. That the report relates to an issue that is considered to be of medium significance in terms of Council’s Significance and Engagement Policy.
3. That, pursuant to section 79(1) of the Resource Management Act 1991, Council accepts the commencement of a District Plan Review process.

CARRIED

9.3 SUBMISSION ON BEHALF OF COUNCIL - PROPOSED CHANGE 5 (KAITUNA) TO THE REGIONAL POLICY STATEMENT

The Committee considered a report from the Senior Policy Analyst. The report and submission was taken as read.

RESOLUTION PP21-5.4

Moved: Mayor G Webber

Seconded: Deputy Mayor J Scrimgeour

1. That the Senior Policy Analyst’s report dated 7 September 2021, titled ‘Submission on behalf of Council - Proposed Change 5 (Kaituna) to the Regional Policy Statement’ be received.
2. That the following submission, shown as Attachment 1 of the agenda report, is received by the Policy Committee and the information is noted:
 - Western Bay of Plenty District Council submission to Proposed Change 5 (Kaituna River) to the Bay of Plenty Regional Council Regional Policy Statement, dated 10 August 2021.

CARRIED

10 INFORMATION FOR RECEIPT

Nil.

The meeting was declared closed at 9.40am.

Minutes were confirmed as a true and correct record by Council on 23 September 2021.