

ATTACHMENTS

Ordinary Council Meeting

1 February 2022

Table of Contents

3.1	Ordinary Council Meeting - 14 December 2021	
	Attachment 1 Council Meeting Minutes - 14 December 2021	3
4.1	Minister of Conservation consent- Easement to The Lines Company for Electrical Works on Local Purpose Reserve (Utility)	
	Attachment 1 Report to TTCB - TLC Easement	7
4.2	Kinloch Triathlon - Temporary Road Closure	
	Attachment 1 Schedule of Roads	21
4.4	Overview of Council Meeting Agenda Items for 2022	
	Attachment 1 Overview of Council Meeting Agenda Items 2022	22

Ordinary Council Meeting Minutes

14 December 2021

**TAUPŌ DISTRICT COUNCIL
MINUTES OF THE ORDINARY COUNCIL MEETING
HELD AT THE COUNCIL CHAMBER, 107 HEUHEU STREET, TAUPŌ
ON TUESDAY, 14 DECEMBER 2021 AT 1.00PM**

PRESENT: Mayor David Trewavas (in the Chair), Cr John Boddy, Cr Kathy Guy, Cr Kylie Leonard, Cr John Mack, Cr Anna Park, Cr Christine Rankin, Cr Kevin Taylor, Cr Kirsty Trueman, Cr Yvonne Westerman, Cr John Williamson

IN ATTENDANCE: Chief Executive, Deputy Chief Executive, General Manager Corporate, General Manager Operations and Delivery, General Manager Policy and Strategy, Legal, Risk and Governance Manager, Infrastructure Manager, Property Manager, Finance Manager, Community Engagement and Development Manager, Communications Manager, Three Waters Manager, Communications Team Lead, Asset Manager Water, Policy Manager, Senior Policy Advisors, Policy Advisor, Financial Analyst, Health, Safety and Well-being Manager, Property Advisor, Executive Assistants, Governance Quality Manager

MEDIA AND PUBLIC: Mr Leon Pieterse, Director, Audit New Zealand (via Zoom video call, for item 4.2)

His Worship the Mayor, David Trewavas opened the meeting and welcomed everyone. Cr Kirsty Trueman recited an opening karakia.

1 APOLOGIES

TDC202112/01 RESOLUTION

Moved: Cr Christine Rankin

Seconded: Cr John Boddy

That the apology received from Cr Tangonui Kingi be accepted.

CARRIED

2 CONFLICTS OF INTEREST

Nil

3 CONFIRMATION OF MINUTES

3.1 ORDINARY COUNCIL MEETING - 30 NOVEMBER 2021

TDC202112/02 RESOLUTION

Moved: Cr Christine Rankin

Seconded: Cr Yvonne Westerman

That the minutes of the Council meeting held on Tuesday 30 November 2021 be confirmed as a true and correct record.

CARRIED

Page 1

Ordinary Council Meeting Minutes

14 December 2021

4 POLICY AND DECISION MAKING

4.1 CONTRACT TDC/2021/353 - TAUPŌ DISTRICT MEMBRANE WATER TREATMENT PLANTS

The Three Waters Manager introduced the item.

The Asset Manager Water summarised key details relating to the contract, as set out in the report. He concluded that although costs had increased, Council must comply with the legislation and upgrade its water treatment plants as outlined. He added that the multi-year contract was likely to continue beyond go-live to the newly established water services regulator, Taumata Arowai. Accepting the tender at this stage would provide certainty for the community and Taumata Arowai going into the future.

In answer to questions, the Asset Manager Water advised that:

- The Kinloch water treatment plant project budget bow-wave included bow-wave from multiple earlier years.
- A local economic attribute was not included in tender evaluation in this case, but the contract would include specific requirements to use local subcontractors where they are available.
- It was likely that the consortium would have a local facility, given the contract length.
- The quality of the tenders was excellent. It was recommended that Council accept the tender submitted by Pall Marshall Water Consortium.

TDC202112/03 RESOLUTION

Moved: Cr John Williamson

Seconded: Cr Kevin Taylor

That Council accepts the Tender for Contract TDC/2021/353 Taupō District Membrane Water Treatment Plants submitted by the Pall Marshall Water Consortium for the sum of \$31,056,022 [excl. GST] and authorises His Worship the Mayor and the Chief Executive to sign the Contract Document(s) and attach the Council's Common Seal to them.

CARRIED

4.2 ADOPTION OF THE ANNUAL REPORT 2020/21

The draft Annual Report 2020/21 and draft Summary Annual Report 2020/21 had been circulated separately prior to the meeting (A3055112 and A3055115 respectively). An updated Financial Impact Statement (whole of Council) was tabled (A3072448).

Mr Leon Pieterse, Director, Audit New Zealand, was in attendance via Zoom video call.

The Finance Manager and Senior Policy Advisor were in attendance. The Finance Manager advised that the deadline for councils to adopt Annual Reports had been extended due to the Covid-19 pandemic to 31 December 2021. The Risk and Assurance Committee had received an update from Audit New Zealand at a meeting held on 9 December 2021.

Mr Pieterse addressed the Council and the following points were noted:

- The Covid-19 pandemic, lockdowns and Audit New Zealand staff shortages had presented challenges.
- The audit team had adapted well and the process ran smoothly in spite of the challenges.
- Council's input into the audit process was appreciated.

The Finance Manager then addressed the Council and the following points were noted:

- The entire audit team had worked well together, putting in time and effort to complete the process.
- Technical clarifications had been made since the draft documents had been circulated.
- The tabled updated Financial Impact Statement contained key information and provided a good summary of revenue and expenditure for each activity.

The Senior Policy Advisor added that a final proofread would be undertaken and design finalised prior to publication.

Page 2

Ordinary Council Meeting Minutes

14 December 2021

TDC202112/04 RESOLUTION

Moved: Cr Kathy Guy
Seconded: Cr Anna Park

1. That Council adopts the Annual Report 2020/21.
2. That Council adopts the Summary Annual Report 2020/21.

CARRIED**4.3 HEALTH AND SAFETY REPORT**

The Health, Safety and Well-being Manager presented the report, advising that the impacts of the Covid-19 pandemic continued to be felt in relation to the health and welfare of employees but also Council's ability to complete health and safety initiatives. The establishment of two new health and safety-focused committees would help in this regard.

TDC202112/05 RESOLUTION

Moved: Cr Christine Rankin
Seconded: Cr Anna Park

That Council receives the 14 December 2021 Health and Safety Report.

CARRIED**4.4 COUNCIL ENGAGEMENTS FEBRUARY 2022****TDC202112/06 RESOLUTION**

Moved: Cr Kathy Guy
Seconded: Cr Kylie Leonard

That Council receives the information relating to engagements for February 2022.

CARRIED**4.5 MEMBERS' REPORTS**

The following members' reports were received:

Cr John Boddy reported that the Taupō Town Centre Transformation project was discussed at Access Taupō's regular meetings, in particular accessibility requirements for wheelchair users.

Cr Kathy Guy advised that she had attended the following meetings:

- Taupō Airport Authority Committee meeting.
- Waiora House Steering Group meeting.
- Destination Great Lake Taupō Board meeting.
- Risk and Assurance Committee meeting.

TDC202112/07 RESOLUTION

Moved: Cr Kylie Leonard
Seconded: Cr Yvonne Westerman

That Council receives the reports from members.

CARRIED

Page 3

Ordinary Council Meeting Minutes

14 December 2021

5 CONFIDENTIAL BUSINESS

TDC202112/08 RESOLUTION

Moved: Cr Anna Park

Seconded: Cr Christine Rankin

RESOLUTION TO EXCLUDE THE PUBLIC

I 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 in relation to each matter	Ground(s) under Section 48(1) for the passing of this resolution
<p>Agenda Item No: 5.1 Lease Agreement for Civic Administration Building</p>	<p>Section 7(2)(h) - the withholding of the information is necessary to enable [the Council] to carry out, without prejudice or disadvantage, commercial activities</p> <p>Section 7(2)(i) - the withholding of the information is necessary to enable [the Council] to carry on, without prejudice or disadvantage, negotiations (including commercial and industrial negotiations)</p>	<p>Section 48(1)(a)(i)- the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist under section 7</p>

I also move that Mr David Lambie, Principal and Director, Twenty Two Independent Property Advisors, be permitted to remain at this meeting, after the public has been excluded, because of his knowledge of confidential agenda item 5.1 – Lease Agreement for Civic Administration Building.

CARRIED

The meeting closed with a karakia from Cr Kirsty Trueman at 2.24pm.

The minutes of this meeting were confirmed at the ordinary Council meeting held on 1 February 2022.

.....
CHAIRPERSON

Turangi/Tongariro Community Board Meeting Agenda

01 December 2021

4.3 THE LINES COMPANY- EASEMENT FOR TRANSFORMER ON LOCAL PURPOSE RESERVE (UTILITY)

Author: Denis Lewis, Infrastructure Manager

Authorised by: Kevin Strongman, General Manager Operations and Delivery

PURPOSE

The purpose of this report is to seek a decision from the Turangi/Tongariro Community Board (‘the Board’) as reserve administering body to grant an easement for electrical works on Lot 63 DP 28115, utility reserve.

EXECUTIVE SUMMARY

Council has received a request from The Lines Company (TLC) to locate a new transformer and underground cable network on the local (utility) purpose reserve located between Te Takinga Street and Te Rangitautahanga Road in Turangi. The reserve was vested in the Council as a reserve for utility purposes by Gazette Notice in 1974, under the Reserves and Domains Act 1953.

The transformer and high voltage switching equipment will be located on a concrete pad at the Te Takinga Street end of the reserve against an existing boundary fence and will occupy an area of around 8m by 2.2m. The proposed location and layout of equipment is shown in figures 1 and 2.

The nature of the rights sought by TLC are those of an easement. An easement is essentially a right to do an act on land in the possession or ownership of someone else. A decision is required by the Board under s48(1)(d) acting in its capacity as the administering body of the reserve on whether to grant an easement for electrical works to enable TLC to construct, locate, and operate the new equipment.

The preferred option is to agree to grant the easement as the utility reserve appears to be an appropriate long-term location, and the easement is necessary to provide legal compliance and long-term protection for both parties.

RECOMMENDATION(S)

That the Turangi/Tongariro Community Board as administering body of Lot 63 DP 28115 (utility reserve) agrees to grant an easement over that reserve under the provisions of Section 48(1)(d) of the Reserves Act 1977 subject to the following condition:

- a. Final consent from Council (in its capacity as Minister of Conservation’s delegate)

BACKGROUND

The proposal has not been presented previously.

Council has received a request from The Lines Company (TLC) to locate a new transformer and underground cable network on the local (utility) purpose reserve located between Te Takinga Street and Te Rangitautahanga Road, in Turangi. The reserve was vested in the Council as a reserve for utility purposes by *Gazette Notice* in 1974 under the Reserves and Domains Act 1953.

The Lines Company has a project to replace twenty-one transformer sites located throughout the Turangi urban area. Two of these sites are a priority and TLC has provided a proposal that outlines the proposed works associated with their replacement (see Appendix 1 for the full proposal).

Electricity is currently supplied to Turangi via a combination of overhead and underground cable networks with a series of aboveground transformers servicing households and businesses. As part of the upgrades, TLC are proposing to reduce the number of transformers and remove the transformer structures from residential properties wherever possible.

The existing 11kV cable in the reserve has a statutory easement under Section 23 of the Electricity Act which gives an owner of existing works (as defined in the Electricity Act) the right to enter upon land to gain access to perform any operation necessary for the purpose of inspecting, maintaining, or operating those

Turangi/Tongariro Community Board Meeting Agenda

01 December 2021

works. These rights do not extend to new works; hence TLC must obtain new rights from the Council as administering body of the reserve to install and maintain the infrastructure.

We understand that TLC has not looked at private property options as they have legal rights on the road berm, and the location of the transformer on utility reserve is a more suitable location than the berm.

DISCUSSION

To deal with the two priority sites identified, TLC propose to consolidate 10S34 (located on private property 18 Te Takinga Street) and 10S36 (located on private property 15 Tureiti Place) into one transformer. The new transformer and high voltage switch unit will be repositioned to the nearby reserve that is located between Te Rangitautahanga Road and Te Takinga Street. The reserve is designated as a utility reserve (Lot 63 DP 28115), and currently has a 11kV cable running through it as part of the town's existing reticulation from the original build.

The Lines Company wishes to install a new transformer and related equipment on the reserve and has confirmed that the equipment falls within the definition of "works" in section 2 of the Electricity Act 1992. The transformer and high voltage switch will be located on a concrete pad at the Te Takinga Street end of the reserve against an existing boundary fence and will occupy an area of around 8m by 2.2m. The proposed location and layout of equipment is shown in Figures 1 and 2.

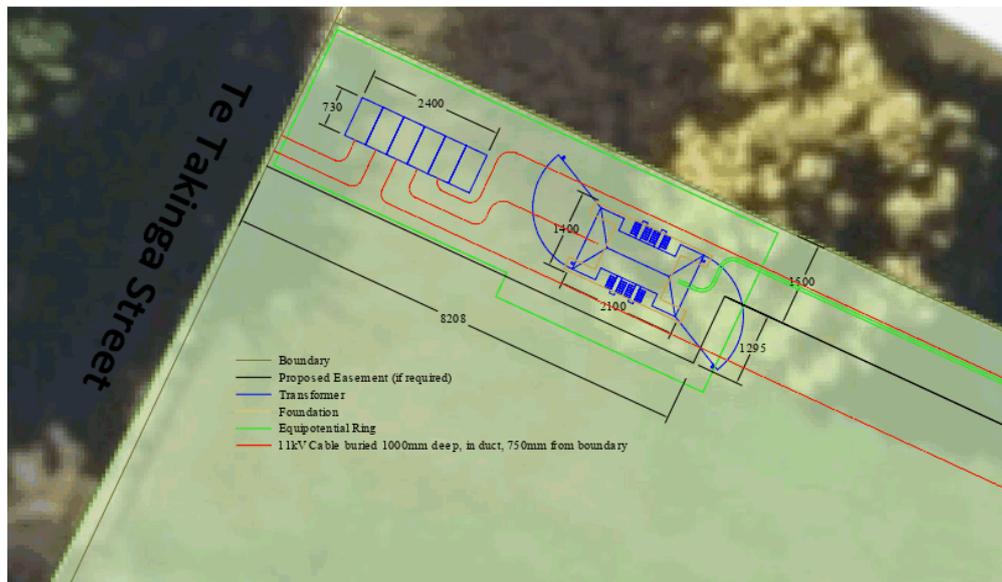


Figure 1 - Dimensions of transformer and high voltage switch, and extent of easement required



Figure 2 - Location of proposed transformer, high voltage switch and cables in reserve

The width of the reserve in the location of the proposed equipment and easement is around 12 metres. A concrete footpath runs along the opposite side of the reserve. The proposed infrastructure therefore does not unreasonably restrict access to the reserve.

The Reserves Act requires public consultation and consideration of submission before the grant of an easement unless:

- (a) the reserve is vested in an administering body and is not likely to be materially altered or permanently damaged; and
- (b) the rights of the public in respect of the reserve are not likely to be permanently affected

In the present circumstances, the reserve is used by the Council for utility purposes (a sewer main) and a playground, therefore the public has no specific rights that are likely to be affected by the installation of the equipment. Provided that Council is satisfied that the transformer will not *materially* alter or permanently damage the reserve, or Council's sewer main and playground, and taking into account its ongoing use, location, and size in relation to the overall reserve and Council's infrastructure, it would be reasonable to proceed. This is on the basis that section 48(3) applies in that the Council can decide, and that public notice and the associated submission and objection process are not required.

The proposal requires the grant of an easement under the Reserves Act to enable the construction, operation, location, and maintenance of the works. An easement is essentially a right to do an act on land in the possession or ownership of someone else. It necessarily places a burden on the burdened landowner (in this case the Council) to enable a third party (TLC) to obtain a benefit from their land without providing the benefitting party with exclusive or joint possession of the land.

Council policy for utility services cabinets on TDC lands is included at Appendix 2. In summary, Council will in general not permit the placement of utility cabinets on berms on the basis that they may compromise current and future berm usage. Council will only consider compromising berm usage when all other options

have been exhausted. The three highest priority options listed are the use of private land, use of utility service lands that are not reserve, and use of utility reserves. Use of berms may only occur when these options have been exhausted.

If the Board agrees to grant the easement, then a decision will also need to be sought from Council (acting in its capacity as the Minister) to consent to the granting of the easement.

There is no record of title for the reserve at present, and a survey will be required to register an easement, which will take some time. From a timing perspective, it is proposed to proceed with an easement agreement in the interim, which is conditional only on the approval of Council as administering body under section 48 of the Reserves Act with the registered easement rights available upon confirmation of approval, and registration and survey to follow completion of the initial installation works. If Council approval as administering body is not received, then the easement agreement will provide that the Lines Company is to remove the transformer at its cost.

Based on this information it is considered that there are two options to consider.

OPTIONS

Analysis of Options

The two options are:

- Consider the grant of an easement for the electrical works subject to Section 48 of the Reserves Act
- Decline permission for the electrical works on the reserve on the basis that the reserve is not a suitable location

Option 1 – Grant an easement subject to Section 48 of the Reserves Act.

In the present circumstances, the only mechanism to grant a specific right to TLC to construct and maintain the transformer on the reserve is the grant of an easement under section 48 of the Act (specifically section 48(1)(d)).

Advantages	Disadvantages
<ul style="list-style-type: none"> • Allows TLC to locate infrastructure off private land without compromising the function of the road corridor. 	<ul style="list-style-type: none"> • Electrical infrastructure will occupy around 16^{m2} of reserve land of the reserve.
<ul style="list-style-type: none"> • Provides protection to both TLC and Council by recording the rights and obligations of both parties. 	<ul style="list-style-type: none"> • Cost and time required (most of which will fall on TLC.)
<ul style="list-style-type: none"> • Compliance with the Reserves Act 	
<ul style="list-style-type: none"> • No public notification required if Council agrees that the reserve will not be materially altered, permanently damaged or the rights of the public permanently affected. 	

Option 2 – Decline permission for the electrical equipment on the reserve.

Advantages	Disadvantages
<ul style="list-style-type: none"> • No easement required 	<ul style="list-style-type: none"> • TLC would need to find an alternative location on private property or road berm. It is likely that TLC would use the road berm (as they have rights at law) which is not the optimal outcome when there is a suitable location on a utility reserve.
<ul style="list-style-type: none"> • A location on road berm may be legally simpler for TLC 	<ul style="list-style-type: none"> • A location on road berm would be contrary to policy unless it was in a location on the berm which avoids compromising all other current or future berm usage.

Turangi/Tongariro Community Board Meeting Agenda

01 December 2021

Analysis Conclusion:

On balance, the preferred option is Option 1 as the utility reserve is the only reasonable and appropriate long-term location and the easement is necessary to provide legal compliance and long-term protection for both parties.

CONSIDERATIONS**Alignment with Council's Vision**

Council's vision is 'to be the most prosperous and liveable district in the North Island by 2022'. This is accompanied by a core set of values to underpin decision-making, the following of which are relevant to this particular proposal: Authentic; Quality; Resilient and Value.

Financial Considerations

The financial impact of the proposal is to be covered by TLC with the possible exception of creation of a title to allow registration of the easement. This step is not critical to the process. Creation of a title is estimated to cost a few hundred dollars.

Long-term Plan/Annual Plan

All costs associated with the granting of an easement would be borne by TLC.

Legal ConsiderationsLocal Government Act 2002

The matter comes within scope of the Council's lawful powers, including satisfying the purpose statement of [Section 10](#) of the Local Government Act 2002. That section of the Act states that the purpose of local government is (a) to enable democratic local decision-making and action by, and on behalf of, communities; and (b) to promote the social, economic, environmental, and cultural well-being of communities in the present and for the future.

The proposal has been evaluated with regards to a range of legislation. The key legislation applicable to the proposal has been reviewed and the relevant matters for consideration are as follows:

Reserves Act 1977

Both options are compliant with the Reserves Act 1977.

Ngāti Tūrangitukua Deed of Settlement 1998

Lot 63 is not one of the Council reserves subject to the Ngāti Tūrangitukua Deed of Settlement.

Authorisations are not required from external parties.

Policy Implications

The key aspects for consideration with regards to this proposal are as follows:

Utility Service Cabinets on TDC Land Policy

The proposal has been assessed against this policy. The use of utility reserve is consistent with the policy provided that there is no suitable alternative on private land or utility land that is not reserve, or that the infrastructure would not compromise all other current or future usage of the berm.

Reserve Management plan

The reserve is not included in an operative reserve management plan, and so there is no specific policy for the management of this reserve.

Māori Engagement

Recognising the historical accounts of Ngati Turangitukua, and the importance of reserve matters under the Ngati Turangitukua Settlement Act 1998, it is clear that reserves and management of those are important matters for local hapu. In this particular instance however, this paper discusses a reserve that is for utility purposes, and this particular reserve was not specified in the settlement legislation.

While delegation for a decision on this easement currently sits with the Turangi Tongariro Community Board, with the finalisation of the Mana Whakahono with Ngati Turangitukua, this function is likely to move to a co-governance committee in future.

As the administering body of the reserve, Council is required to give effect to the principles of the Treaty when making decisions.

Item 4.3

Page 5

Turangi/Tongariro Community Board Meeting Agenda

01 December 2021

The Lines Company have made contact with Ngati Turangitukua early last year to provide an overview of the proposed works for Turangi including the works identified in this report and more recently discussions commenced in relation to this proposal. TLC have received feedback received from Ngati Turangitukua.

In summary Ngati Turangitukua accept that TLC install the proposed electrical equipment and associated cables in the Te Takinga Street Reserve and approve of the easement for the equipment.

Risks

There are no known risks associated with this decision.

SIGNIFICANCE OF THE DECISION OR PROPOSAL

Council's Significance and Engagement policy identifies the following matters that are to be taken into account when assessing the degree of significance of proposals and decisions:

- a. The level of financial consequences of the proposal or decision;
- b. Whether the proposal or decision will affect a large portion of the community or community of interest;
- c. The likely impact on present and future interests of the community, recognising Maori cultural values and their relationship to land and water;
- d. Whether the proposal affects the level of service of an activity identified in the Long Term Plan;
- e. Whether community interest is high; and
- f. The capacity of Council to perform its role and the financial and other costs of doing so.

Officers have undertaken a rounded assessment of the matters in clause 11 of the Significance and Engagement Policy (2016) and are of the opinion that the proposal under consideration is of low importance.

ENGAGEMENT

Taking into consideration the above assessment, that the decision is of a low degree of significance, officers are of the opinion that no further engagement is required prior to Council making a decision.

COMMUNICATION/MEDIA

Direct communication has been/will be carried out with affected parties/key stakeholders but no wider communication is considered necessary.

CONCLUSION

Option 1 is considered the preferred option as it provides certainty to both parties, it has relatively minor effects on the reserve, and it allows the proposed works to be carried out compliantly.

ATTACHMENTS

1. Lines Company Proposal
2. Utility Services Cabinets on TDC Lands Policy
3. Results of consultation with iwi

Turangi/Tongariro Community Board Meeting

1 December 2021

Introduction

The Lines Company Limited (TLC) is an electricity distribution company that provides electricity to around 24,000 customers within the central north island.

The TLC network contains 4,500km of power lines, eight supply points, 35,000 power poles, 27 substations and 5000+ transformers.

TLC has a project to replace twenty-one transformer sites located throughout the Turangi urban area.

Two of these sites (10S34 + 10S36) are a priority and this document outlines the proposed works associated with their replacement.

Turangi is currently electrically supplied via an underground cable network with a series of above ground transformers servicing households and businesses.

As part of the upgrades TLC are proposing to reduce the number of transformers and remove the transformer structures from residential properties wherever possible.

TLC has already established a transformer and high voltage switch in the utility reserve between Puataata rd and Te Hei Place. TLC are wishing to replicate this for four of the twenty-one sites.



The photo is a typical tin shed that houses the transformers and, in some cases, high voltage switch gear. These sites are generally located within private property and do not offer adequate room for the new equipment to be placed within the same footprint.

Proposal

It is proposed to consolidate 10S34 located on private property 18 Te Takinga st and 10S36 located on private property 15 Tureiti Place into one transformer. The new transformer and high voltage switch unit will be repositioned to the nearby reserve that is located between Te Rangitautahunga rd and Te Takinga St. The reserve is designated as a Utility reserve (Lot 63 DP 28115) and currently has a 11000-volt cable running through it as part of the towns existing reticulation from the original build.

Reservation of Land and Vesting in the Taupo County Council

PURSUANT to the Land Act 1948, the Minister of Lands hereby sets apart the land described in the Schedule hereto as reserves for utility purposes; and, further, pursuant to the Reserves and Domains Act 1953, vests the said reserves in the Chairman, Councillors, and Inhabitants of the County of Taupo, in trust, for that purpose.

SCHEDULE

WELLINGTON LAND DISTRICT—TAUPO COUNTY

Lot 63, D.P. 28115, being part Section 41, Town of Turangi, situated in Block X, Puketi Survey District: area, 29.2 perches, more or less. Part *Gazette* notice 734724.

Lot 134, D.P. 28174, being part Section 41, Town of Turangi, situated in Block X, Puketi Survey District: area, 8.1 perches, more or less. Part *Gazette* notice 734724.

Lot 121, D.P. 29022, being part Section 41, Town of Turangi, situated in Block X, Puketi Survey District: area, 2 roods 4.8 perches, more or less. Part *Gazette* notice 762265.

Lots 30, 31, and 44, D.P. 27579, being part Section 41, Town of Turangi, situated in Block X, Puketi Survey District: area, 1 rood 9.1 perches, more or less. Part *Gazette* notice 691015.

Dated at Wellington this 13th day of March 1970.

DUNCAN MACINTYRE, Minister of Lands.

(L. and S. H.O. 1/1107/5; D.O. 8/5/505)

New Zealand Gazette 1970 pg 467



The existing transformer sites will be replaced by low voltage cabinets with the locations marked by the green dots. New cables will be installed from the new transformer to service the new LV cabinets.



The cabinet shown here is a typical LV cabinet which will replace the Tin sheds
The typical size of the cabinets is 1150mm wide x 350 mm deep X 1100mm high.



Proposed location of equipment within reserve. (Scale is correct)

Turangi/Tongariro Community Board Meeting

1 December 2021



This is a typical Minipad transformer that will be used for the twenty-one transformers.
The typical size of the transformer is 1380mm wide x 2080 mm long X 1210mm high.



This is a typical high voltage switch that will be used
The size of the proposed Halo RMU is 730mm deep X 2400mm long X 1250mm high.

All ground works will be fully reinstated to a minimum of as found condition. Either concrete or paving stones will be used to placed around the perimeter of the equipment to provide ease of ground maintenance.



UTILITY SERVICES CABINETS ON TDC LANDS

That Council supports the policy of requiring utility authority cabinet structures to be located clear of the road berm or in locations on the berm which avoids compromising all other current or future berm usage. That Council would only consider compromising berm usage if all other avenues have been pursued in the following order of priority:

- Possible sites on private land, whether that may entail purchase, cross-lease or easement over that land.
- Location on utility service lands such as access way and other TDC owned lands, excluding land designated reserve under the reserves act 1977.
- Location on TDC local purpose reserve land and where that designation does not specify utilities, public notification to re designate will be required, the cost of which may need to be met by the applicant.
- Location on TDC road reserve where applicable on areas not affecting the road corridor in terms of all users.
- Location on TDC recreation reserve, which will require public notification to re designate a portion of the reserve, the cost of which may need to be borne by the utility authority
- The placement of utility cabinets on berms is subject to the applicant obtaining the adjacent property owners consent

That utilities [transformers] be painted in a more visually acceptable colour scheme.

Turangi/Tongariro Community Board Meeting

1 December 2021

From: Alison Rawley <alison@xyst.co.nz>
Sent: Wednesday, 10 November 2021 1:32 PM
To: Tim Lester <Tim.Lester@edison.co.nz>
Cc: Murray Twidle <Murray.Twidle@edison.co.nz>; Ella Howie <ehowie@taupo.govt.nz>
Subject: Re: Ngati Turangitua approval

CAUTION: This email originated from outside of the organisation. Do not click links, open attachments, or respond unless you recognise the sender and know the content is safe

Hi Tim,

Thank you for this summary of the consultation with Ngati Turangitua to date. I trust that you will receive written approval shortly, and look forward to receiving a copy.

Ngā mihi | Regards

Alison



Alison Rawley | Senior Consultant
 Xyst Ltd | [Tel: +64 27 205 1626](tel:+64272051626)
 Australia | New Zealand | Canada



On 10/11/2021, at 1:04 PM, Tim Lester <Tim.Lester@edison.co.nz> wrote:

Hi Alison,

Following on from Ella's email on Monday, below is a summary email from the project manager and owing consultation.

We will forward communications from iwi once it comes through.

Happy to discuss.

Regards
 Tim Lester

Sent from my iPhone

On 10/11/2021, at 12:40 PM, Murray Twidle <Murray.Twidle@edison.co.nz> wrote:

Hi Tim,

It is my understanding Council are meeting this week to discuss TLC placing a transformer and ring main unit in the Te Takinga St reserve.

Although I am expecting written approval from Ngati Turangitukua any time now, I am conscious this approval may not be intime for this Council meeting.
Under urgency, I am hoping the following record may assist council in their assessment of the TLC request.

TLC originally made contact with Ngati Turangitukua March 2020 and provide an overview of the proposed works for Turangi. More information was exchanged over the next three months. Discussion between Joel Williams (TLC) and Lauren Fletcher commenced approx. 3 months ago in relation to TLC placing the 10S36 electrical equipment in the Te Takinga St Reserve. Shortly after, this discussion was extended to Te Takinga New and myself.

Recent communication diary as below:

- Email dated 6-10-21. Sent to Te Takinga New from Murray Twidle advising the proposed work scope for equipment 10S36
- Email dated 15-10-21. Sent to Te Takinga New from Murray Twidle provide Google earth view of all Tx sites in Turangi as requested.
- Email dated 1-11-21. Sent to Te Takinga New from Murray Twidle follow up with Te Takinga if he received the information and if information was sufficient. Offer of face to face meeting.
- 5-11-21 Phone call Murray Twidle to Te Takinga New. Left a message to confirm information received and if approval was close.
- 8-11-21 Phone call Murray Twidle to Te Takinga New. Verbal approval was given on the phone. Request written approval so this could be forwarded to Council for consideration.

I trust this information demonstrates communication has occurred and approval Ngati Turangitukua is imminent.

Thanks
regards

Regards

Murray Twidle | Senior Project Manager

Edison Consulting Group | *good people, great results*

Level 2 | 127 Alexandra Street | Hamilton 3204
m: +64 21 194 4121 | www.edison.co.nz | [Follow us on LinkedIn](#)



GREAT LAKE TAUPŌ

Taupō District Council

CLOSURE OF ROADS TO ORDINARY VEHICULAR TRAFFIC

KINLOCH ROAD, MARINA TERRACE and MATA PLACE

2022 KINLOCH TRIATHLON

Notice is hereby given that Taupo District Council intends to close the roads scheduled below in accordance with Schedule 10 to the Local Government Act 1974 for the purpose of holding the 2022 Kinloch Triathlon event:

Sunday 13th February 2022 from 7.30am to 1.30pm
Kinloch Road from Kenrigg Road to Mata Place
Marina Terrace from Kinloch Road to Irwin Place
Mata Place from Kinloch Road to the entry onto the Kinloch Domain

Access will be made available in short periods between races through prior arrangement.

Gareth Green
CHIEF EXECUTIVE OFFICER

Taupo Times: 21st January 2022

Taupō District Council Overview of Council Meeting Agenda Items 2022 (indicative only)

Council Meeting Date (2022)	Agenda Items
22 February	<ul style="list-style-type: none"> • Speed Management – consultation document • Monthly Performance Report January 22
29 March	<ul style="list-style-type: none"> • Triennial Elections 2022 – Order of Candidates’ Names • Receipt of Draft Statements of Intent – Council Controlled Organisations • Contact Energy Land – MOU Approval – Property Team • Community Grants Funding Distribution – Taupō/Taupō East Rural • Mana Whakahono Agreement with Ngāti Tūrangitukua (or 26 April) • Monthly Performance Report February 22
26 April	<ul style="list-style-type: none"> • Feedback on Draft Statements of Intent – Council Controlled Organisations • EUL – Release Strategy workshop/approval – Property Team • Monthly Performance Report March 22
23-24 May	<ul style="list-style-type: none"> • Annual Plan hearings and deliberations
31 May	<ul style="list-style-type: none"> • Election Protocols for Elected Members 2022 • Speed Management Plan • Monthly Performance Report April 22
28 June	<ul style="list-style-type: none"> • Receipt of Final Statements of Intent – Council Controlled Organisations • Adoption of the Annual Plan 2022-23 • Rates Resolution 2022-23 • 2022-2025 Expenses Policy for Elected Members • Wharenui Council – Architect (internal fitout) Approval – Property Team • Monthly Performance Report May 22
26 July	
30 August	<ul style="list-style-type: none"> • Joint Management Agreements (JMAs) – Tūwharetoa Māori Trust Board, Te Arawa River Iwi Trust, Raukawa
27 September	<ul style="list-style-type: none"> • Adoption of the Annual Report 2021-22 • Continuation of Council Committees (if any)

A3073494