

**MINUTES**

**MONDAY 20 FEBRUARY 2006**

**3.09PM**

**Committee Room One,  
Ground Floor, Council Offices  
101 Wakefield Street  
Wellington**

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**MEMBERS:**

Councillor Foster (Chair)  
Councillor Armstrong  
Councillor Ruben  
Councillor Shaw

**APOLOGIES:**

Mayor Prendergast

**ABSENT:**

Councillor Goulden

001/06DC **APOLOGIES**  
(1215/52/05/IM)

**RESOLVED:**

*THAT the Development Contributions Subcommittee:*

- 1. Receive apologies for absence from Mayor Prendergast.*

002/06DC **CONFLICT OF INTEREST DECLARATIONS**  
(1215/52/05/IM)

**NOTED:**

There were no conflicts of interest declared.

003/06DC **MINUTES FOR CONFIRMATION**  
(1215/52/05/IM)

**RESOLVED:**

*THAT the Development Contributions Subcommittee:*

1. *Approve the minutes of the meetings held on Wednesday 25 May 2005 and Monday 13 June 2005 having been circulated, be taken as an accurate record of those meetings.*

004/06DC **PUBLIC PARTICIPATION**  
(1215/52/05/IM)

**NOTED:**

There was no public participation.

005/06DC **DEVELOPMENT CONTRIBUTIONS POLICY - AMENDMENTS**  
Report of Phil Stroud – Development Contributions Officer.  
(1215/52/05/IM) (REPORT 1)

**RESOLVED AND RECOMMENDED TO THE STRATEGY AND  
POLICY COMMITTEE:**

*THAT the Development Contributions Subcommittee:*

1. *Receive the information.*
2. *Recommend to the Strategy and Policy Committee that, after taking into consideration the community outcomes, that development contributions are confirmed as being the primary funding tool to be used for funding capital expenditure resulting from growth for water, wastewater, stormwater, roads, **transport** and reserves.*
3. *Recommend to the Strategy and Policy Committee that the Development Contributions Policy is amended to address the implementation issues in this paper regarding:*
  - a. *Greenfields development/ subdivision*
  - b. *The transitional provision dealing with proposals for which the application for resource consent was lodged prior to 1 July 2005 (including the provision dealing with amendments)*
  - c. *The exercise of the power to require and assess the development contribution payable*
  - d. *Application of the financial contribution regime*
  - e. *The definition of equivalent household unit ('EHU') as it applies to residential or non-residential development*

- f. *Minor typographical errors **except the recommended change to clause 1.3.1 of the policy.***
4. *Note that the draft Development Contributions Policy, including the minor mapping improvements, will not be finalised until the Council has agreed the capital expenditure budgets to be included in the draft 2006/07 LTCCP, when the actual schedules of development contributions payable and maps will be amended to incorporate the relevant capital expenditure.*
5. *Note that the Development Contributions Policy will be included in the draft 2006/07 LTCCP, but that the Development Contributions Subcommittee will hear submissions on the Development Contributions Policy and report its deliberations and recommendations to the Strategy and Policy Committee.*
6. *Recommend to the Strategy and Policy Committee that it recommends that Council delegates the Chief Executive Officer, in consultation with the Chair of the Development Contributions Subcommittee, the authority to:*
- a. *make any minor editorial changes that may be required to the draft policy in the LTCCP; and*
  - b. *reflect the Development Contributions Policy in the summary of information for the LTCCP.*
7. *Note that the activity review will provide the basis for further work to be undertaken on identifying the growth related capital expenditure for community infrastructure (e.g. libraries, recreational centres, community centres, etc), local purpose reserves and that as part of the activity review officers will report on the appropriate funding options and choices for those activities.*

**NOTED:**

The resolutions differ from the recommendations in the officer's report as follows:

The Subcommittee added the text in **bold**.

The meeting concluded at 4.19pm.

Confirmed: \_\_\_\_\_

Chair

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