
ORDINARY MEETING

OF

COMMUNITY, SPORT AND RECREATION COMMITTEE

MINUTES

Time: 9.15am
Date: Thursday, 23 October 2014
Venue: Committee Room 1
Ground Floor, Council Offices
101 Wakefield Street
Wellington

PRESENT

Councillor Justin Lester (Acting Mayor)
Councillor Eagle (Chair)
Councillor Free
Councillor Marsh
Councillor Peck
Councillor Ritchie
Councillor Sparrow
Councillor Woolf

IN ATTENDANCE

Councillor Iona Pannett
Councillor Nicola Young

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1 Meeting Conduct

1.1 Apologies

Moved Councillor Eagle, seconded Councillor Marsh

Resolved

That the Community, Sport and Recreation Committee:

Accept the apologies received from Mayor Wade-Brown.

Carried

1.2 Conflict of Interest Declarations

There were no conflict of interest declarations.

1.3 Confirmation of Minutes

Moved Councillor Eagle, seconded Councillor Free

Resolved

That the Community, Sport and Recreation Committee:

Approve the minutes of the Community, Sport and Recreation Committee held on 18 September 2014, having been circulated, that they be taken as read and confirmed as an accurate record of that meeting.

Carried

1.4 Public Participation

1.4.1 Clare Bowden from Mandatory Ltd

Ms Bowden addressed the Committee regarding the issues of buskers in Cuba Mall.

1.4.2 Mary Hobbs

Ms Hobbs addressed the Committee regarding Report 2.1 Social Rental Policy Review – Income Related Rent, requesting that Council retain control of its housing stock.

1.5 Items not on the Agenda

There were no items not on the agenda.

2. General Business

2.1 Social Rental Policy Review – Income Related Rent

Moved Councillor Eagle, seconded Councillor Peck

That the Community, Sport and Recreation Committee:

1. Receive the information.

Policy Review

2. Note that there is social housing work programme that includes a review of the business model, report backs of the Arlington redevelopment project and asset management.
3. Note that the current Social Rental Policy is due for review in 2015 and this paper is the first paper in a series of papers and commences the review process that will seek decisions related to the Social Rental Policy.

Accessing Income Related Rent

4. Note that Government has extended eligibility for Income Related Rent subsidies to new tenants of registered community housing providers referred from the Ministry of Social Development. However, local government is excluded from accessing Income Related Rent unless it foregoes control of its housing business.
5. Note that the Council could either:
 - Establish an arm's length entity and this entity could seek registration as a community housing provider. Any new tenants placed in the new entity by Ministry of Social Development would then be eligible for Income Related Rent.OR
 - Enter into a partnership with a registered community housing provider. Under a partnership the Council could lease or rent properties to the community housing provider, and the community housing provider would operate the tenancy and access income related rent for tenants placed by the Ministry of Social Development.
6. Note that implementation of these changes to the Government's social housing policy is in its development stages, therefore officers consider it unwise to significantly restructure our housing business in response to Government's recent policy changes at this time.
7. Agree that the Wellington City Council will maintain control of the housing business and not pursue establishing an arm's length entity to access Income Related Rent at this point.
8. Note the Council already operates in partnership with registered community housing providers and that working in partnership with a community housing provider could deliver increased benefits to some tenants, increase City Housing's rental income and assist in growing Wellington's third sector.
9. Direct officers to explore options to develop housing partnerships with registered community providers to access Income Related Rent for those tenants who would be eligible and report back on the opportunities and the implications of potential

partnerships by 30 June 2015.

10. Agree that the Council meets and presents to the Minister of Social Housing on how it can work collaboratively the Government on meeting social housing needs in Wellington and where possible clarifying why local government has been excluded from accessing the income related rent subsidy.

Moved Councillor Eagle, seconded Councillor Ritchie, the following amendment:

That the Community, Sport and Recreation Committee:

1. Receive the information.

Policy Review

2. Note that there is a social housing work programme that includes:
 - a) a review of the business model;
 - b) report backs of the Arlington redevelopment project; and,
 - c) asset management.
3. Note that the current Social Rental Policy is due for review in 2015 and this is the first paper in a series to commence the review process that will seek decisions related to the Social Rental Policy.
4. Direct officers to review the Social Housing Service Policy (May 2010) and to include in this an analysis of the future projections of social housing need in Wellington City and the region.
5. Agree that plans for communications, consultation and engagement be developed and include a tenant engagement process for presentation to the November meeting of the committee.

Accessing Income Related Rent

6. Note that Government has extended eligibility for Income Related Rent subsidies to new tenants of registered community housing providers referred from the Ministry of Social Development. However, local government is excluded from accessing Income Related Rent unless it foregoes control of its housing business.
7. Note that the Council could either:
 - a) Establish an arm's length entity and this entity could seek registration as a community housing provider. Any new tenants placed in the new entity by Ministry of Social Development would then be eligible for Income Related Rent.

OR

- b) Enter into a partnership with a registered community housing provider. Under a partnership the Council could lease or rent properties to the community housing provider, and the community housing provider would operate the tenancy and access income related rent for new tenants placed by the Ministry of Social Development.
8. Note that implementation of these changes to the Government's social housing policy is in its development stages, therefore officers consider it unwise to significantly restructure our housing business in response to Government's recent policy changes at this time.

9. Agree that the Wellington City Council will maintain control of the housing business and not pursue establishing an arm's length entity (7a) to access Income Related Rent at this point.
10. Note the Council already operates in partnership with registered community housing providers and that working in partnership with a community housing provider could deliver increased benefits to some tenants, increase City Housing's rental income and assist in growing Wellington's third sector.
11. Direct officers to explore options to develop housing partnerships with registered community providers to access Income Related Rent for those tenants who would be eligible and report back on the opportunities and the implications of potential partnerships by 30 June 2015.
12. Agree that the Council meets and presents to the Minister of Social Housing on how it can work collaboratively with the Government on meeting social housing needs in Wellington.
13. Agree to seek from Government, a change to section 5 of the 'Housing Restructuring and Tenancy Matters (Community Housing Provider) Regulations 2014' that it removes the exclusion of local authorities in order that the eligibility criteria for registration in "class 1: social landlord" includes local authorities by deleting clause 5 (b) 1.

Forward Programme for the Committee

14. Direct officers to explore options for the Council to acquire additional social housing stock from Housing New Zealand Corporation or others, suitable for meeting the housing needs of those on low incomes, the elderly, or for rent to buy and other housing options.

Resolved

That the Community, Sport and Recreation Committee:

1. Receive the information.

Policy Review

2. Note that there is a social housing work programme that includes:
 - a) a review of the business model;
 - b) report backs of the Arlington redevelopment project; and,
 - c) asset management.
3. Note that the current Social Rental Policy is due for review in 2015 and this is the first paper in a series to commence the review process that will seek decisions related to the Social Rental Policy.
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 - a) Establish an arm's length entity and this entity could seek registration as a community housing provider. Any new tenants placed in the new entity by Ministry of Social Development would then be eligible for Income Related Rent.

OR

- b) Enter into a partnership with a registered community housing provider. Under a partnership the Council could lease or rent properties to the community housing provider, and the community housing provider would operate the tenancy and access income related rent for new tenants placed by the Ministry of Social Development.
8. Note that implementation of these changes to the Government's social housing policy is in its development stages, therefore officers consider it unwise to significantly restructure our housing business in response to Government's recent policy changes at this time.
9. Agree that the Wellington City Council will maintain control of the housing business and not pursue establishing an arm's length entity (7a) to access Income Related Rent at this point.
10. Note the Council already operates in partnership with registered community housing providers and that working in partnership with a community housing provider could deliver increased benefits to some tenants, increase City Housing's rental income and assist in growing Wellington's third sector.
11. Direct officers to explore options to develop housing partnerships with registered community providers to access Income Related Rent for those tenants who would be eligible and report back on the opportunities and the implications of potential partnerships by 30 June 2015.
12. Agree that the Council meets and presents to the Minister of Social Housing on how it can work collaboratively with the Government on meeting social housing needs in Wellington.
13. Agree to seek from Government, a change to section 5 of the 'Housing Restructuring and Tenancy Matters (Community Housing Provider) Regulations 2014' that it removes the exclusion of local authorities in order that the eligibility criteria for registration in "class 1: social landlord" includes local authorities by deleting clause 5 (b) 1.

Forward Programme for the Committee

14. Direct officers to explore options for the Council to acquire additional social housing stock from Housing New Zealand Corporation or others, suitable for meeting the housing needs of those on low incomes, the elderly, or for rent to buy and other housing options.

Carried

2.2 Draft Local Approved Products Policy (restricting where any legal psychoactive products may be sold in future)

Moved Councillor Eagle, seconded Councillor Marsh

Recommendations

That the Community, Sport and Recreation Committee:

1. Receive the information.
2. Agree to the Consultation document on options for a Local Approved Products Policy as attached to this report.
3. Agree to undertake the Special Consultative Procedure (under the Local Government Act) through that consultation document between 4 November and 12 December 2014.
4. Agree to delegate to the Chief Executive and the Chair of this Committee, the authority to amend the Consultation document (Attachment 6) to include any amendments agreed by this Committee and any associated minor consequential edits.

Moved Councillor Peck, seconded Councillor Lester, the following amendment:

That the Community, Sport and Recreation Committee:

5. **Request that Council write to the associate Minister of Health requesting that parliament assume it as their responsibility to regulate the supply and sale of legal high substances.**

Voting For: Councillor Eagle (Chair), Councillor Lester, Councillor Free, Councillor Peck, Councillor Sparrow and Councillor Woolf

Voting Against: Councillor Marsh and Councillor Ritchie

Majority Vote: 6:2

Carried

Resolved

That the Community, Sport and Recreation Committee:

1. Receive the information.
2. Agree to the Consultation document on options for a Local Approved Products Policy as attached to this report.
3. Agree to undertake the Special Consultative Procedure (under the Local Government Act) through that consultation document between 4 November and 12 December 2014.
4. Agree to delegate to the Chief Executive and the Chair of this Committee, the authority to amend the Consultation document (Attachment 6) to include any amendments agreed by this Committee and any associated minor consequential edits.
5. Request that Council write to the Associate Minister of Health requesting that Parliament assume it as their responsibility to regulate the supply and sale of legal high substances.

Carried

**2.3 Proposed Lease Variation - Royal Port Nicholson Yacht Club
Incorporated**

Moved Councillor Eagle, seconded Councillor Marsh

Resolved

That the Community, Sport and Recreation Committee:

1. Receives the information.
2. Agrees to grant a lease variation of *part* Section 1 Survey Office Plan 24076 held in Computer Freehold Register WC1/1427.
3. Notes that the Reserves Act 1977 does not apply. However, in the event that it did, public consultation would not be necessary as the land is not likely to be materially altered or permanently damaged and the rights of the public will not be affected.

Carried

2.4 2014 Sport and Recreation Forum

Moved Councillor Eagle, seconded Councillor Marsh

Resolved

That the Community, Sport and Recreation Committee:

1. Receive the information.

Carried

The meeting concluded at 10.48 am.

Confirmed: _____
Chair