

The logo features the letters 'PRRA' in a large, bold, orange sans-serif font. Below the letters, there is a stylized graphic of waves in shades of orange and white, extending across the width of the letters.

PRRA

Papamoa Residents & Ratepayers Association Inc.

Welcome to the March 2019 Meeting

Agenda

1. AGM
2. Update & News
3. Councillors Steve Morris/Leanne Brown
4. Questions
5. Raffle draw
6. Next Meeting



www.papamoairesidents.co.nz

Please on arrival check your membership with the list at the entrance. To join, please complete a membership form and hand to a committee member complete with the subscription fee. This makes it easier for the treasurer to reconcile forms and money. **Don't forget the raffle.**

UPDATES & NEWS

There is a lot going on in Tauranga and the Update also includes problems from other areas which affect our rates.

1. Oriental Parade Chip Seal Mess

Last month Rod Simpson showed us pictures of the very poor job of laying chip seal over the hotmix surface at Oriental Parade near where he lives.



He reports..

“Quite a bit has happened behind the scenes, but today Friday I , my wife Gill, and another resident Peter Robinson of Buckland’s Crescent had a meeting with 'Phil Consedine of Tauranga Council , and ‘walked the street’.

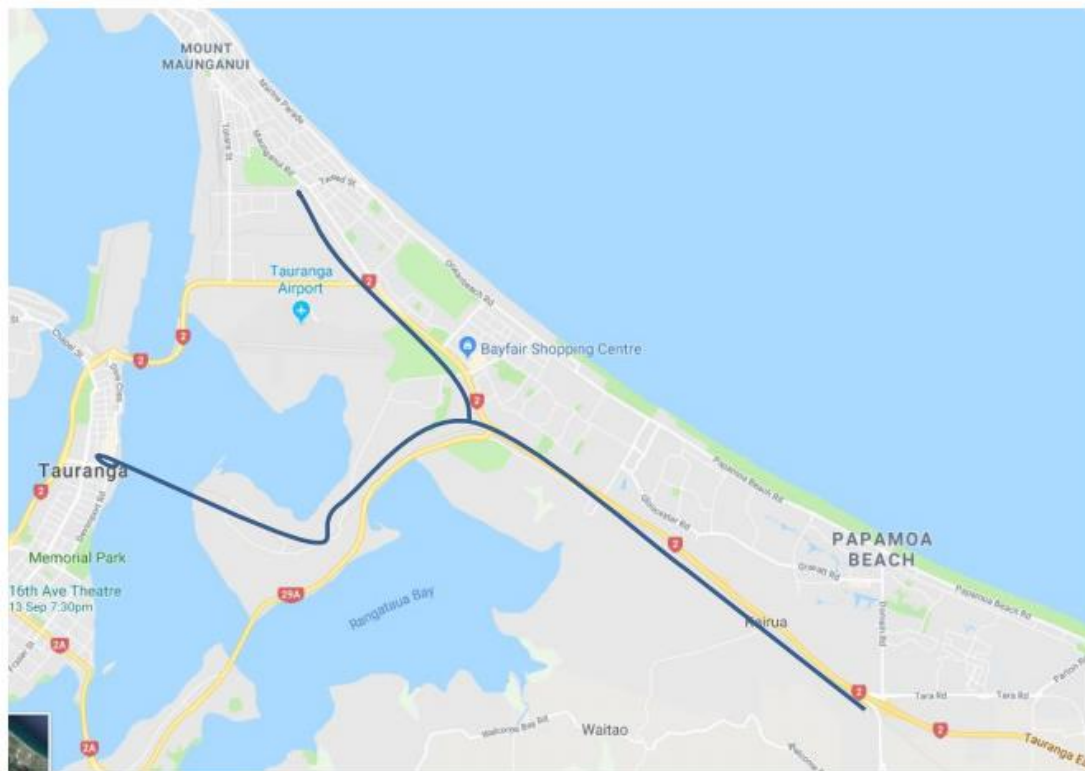
Our meeting was an hour and a half and a lot was said, the general consensus being that Peter Consedine appeared to agree with us on many points, so in that respect I would say the meeting was positive. Peter undertook to get back to Peter Robinson within 10 days to tell him what Council are prepared to do. I think we all agreed that Higgins have a lot to answer for . It appears some changes have been made in the Higgins management which may lead to better outcomes in the future.

My own concern is that to me there is no **quick fix** to what has been done. I suggest it is either done again (quite unlikely) or they leave it to ‘next time’. Patching up the existing surface will be a disaster I am told.

Incidentally , there is huge press from all parts of NZ about poor chip sealing jobs and I personally feel **chip seal is not suited to suburban streets** and Councils will have a permanent battle with their ratepayers so long as this ‘policy’ continues. (See Stuff.co.nz attached) “

E Bike Highways Concept was presented to Tauranga City Council (Transportation Committee)

Use the Railway Reserves and build an E Bike Highway -
- MAP



————— E Bike Highway (Stage 1)



BAY OF PLENTY TIMES

E-bike highway to link Tauranga CBD, Mount Maunganui and Pāpāmoa proposed

1 Mar, 2019 9:00am

3 minutes to read



Pāpāmoa Residents and Ratepayers' Association president Philip Brown says an e-bike highway could help alleviate the city's traffic issues. Photo / Andrew Warner

Below is the reported response from the meeting as reported in the BOP Times.

Deputy Mayor Kelvin Cout said he liked the idea and Cr Larry Baldock said it was "very interesting".

Committee chairman Rick Curach said he used the Matapihi cycleway and it was regularly becoming congested. Having a separate, good quality cycleway was needed, he said.

Acting general manager of infrastructure Martin Parkes told the Bay of Plenty Times the council supported biking, including e-bikes.

The council would talk to KiwiRail to establish the feasibility of Brown's proposal and potential challenges regarding safety and access.

Community petition to right 'ridiculous' Greerton roadworks

24 Feb, 2019 2:05am

🕒 4 minutes to read



Greerton resident Les Wallen is fed up with the council's safety improvements in Greerton which he says have turned the village into a slum. Photo / Andrew Warner

Les Wallen told the Tauranga City Council that the Greerton Rooding changes were a solution to a problem that did not exist.

All they originally requested was a traffic light on the existing pedestrian crossing.

What they got is millions of dollars of expenditure which has created the traffic congestion that is now there.

The rooding changes were based on need for more safety but no one can find the evidence of the accidents that were used to justify the changes. Les reported that Fire & Police have no record of these accidents. In fact the chief fire officer at the meeting confirmed they could not get fire trucks through the congestion that is now. Cars can not pull out of the way to let emergency vehicles through.

Looking at the Tauranga City Council website they say that the road changes were needed because

Why were these improvements needed?

The Cameron Road and Chadwick Road roundabout is ranked as the second worst local road location in the city in terms of serious, minor and non-injury crashes. Overall in the last five years, there have been 70 crashes in the local area; two of these were serious crashes which involved a pedestrian and a cyclist. The crash trend is increasing with 23 crashes in 2016 (prior to this the average number of crashes was about 8 per year).

To improve the safety for people in Greerton, we are proposing to reduce the number of 'conflict' areas by taking away some traffic movements (such as U-turns and the right turn from Cornwall Street), providing signalised pedestrian crossings, and cycle facilities. Full access will be maintained to properties, but some right turn movements will now need to be made at the roundabouts.

Desired outcomes

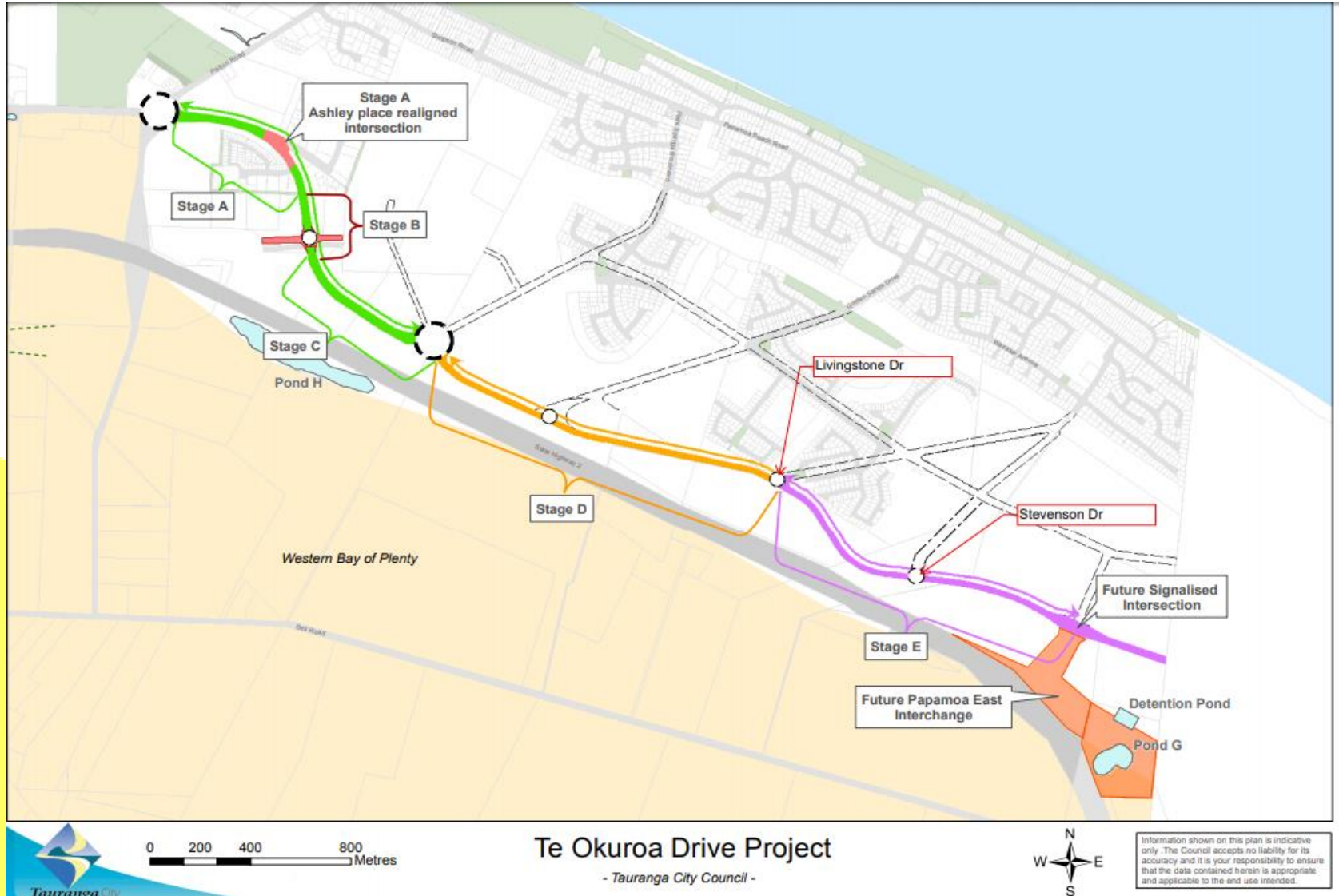
- Improve general road safety of the Cameron Rd/Chadwick Rd intersection
- Improve safety to people moving through the area by foot, bike or mobility scooter
- Protect most of the trees
- Provide additional greenspace and trees
- Provide new cycle facilities
- Retain 'village feel'
- New 'hot mix' road surface

So the Greerton roading fiasco was the result of pedestrian v cyclist accidents.

By my maths there were $70/5=14$ crashes per year on average, so 23 accidents in one year may only be a statistical anomaly.

This is why organisations like PRRA need to be there at the start before **common sense** is thrown out the window.

Te Okuroa Drive (now open) ???



Te Okuroa Drive

I drove the new section to Livingstone Dr on the weekend and thought ..

Why so narrow – this is a major through road, no properties drive directly onto it.

Who pays for the upgrade to 4 lanes in the future? We do, why not 4 lanes now?

Inconsistencies between design in the different stages of the road. Does Tauranga City Council not have a consistent standard for roads? This in itself is a Safety Hazard.

Examples:

Older sections of road near Parton Rd have roundabouts with two lanes, new section has constricted approach to roundabouts and only a single lane on the roundabout. Broken down vehicle – roundabout comes to a halt.

Cycle lanes on older part are shared with the footpath and separated from the road. On new section cycle lanes are jammed between the parked cars and road.

When I worked for a council we had standards for roads and developers built to the council standards. Is anyone in TCC doing the job?



Transition between older and new sections of Te Okuroa Dr. Why not the same cycle lane throughout. Inconsistent standards.



All this room – lets still knock over the cyclist by reducing road width to minimum.

The ELMS Saga.

I saw this in the BOP Times and on reading more I think all residents should be aware of what is happening here. I have invited Steve and Leanne to explain what is happening and comment.

Objections raised to Tauranga City Council plan to give \$1m section at The Elms to Māori Trust

5 Mar, 2019 2:27pm

🕒 3 minutes to read



The 1400sq m council-owned property at 11 Mission St, outlined in red and neighbouring The Elms, may be gifted to the Otamataha Trust. Image / Supplied

There is a trust to look after a piece of Tauranga's history. All is going swimmingly, big investment by the council and TECT and then lets all change. Why???

HISTORICAL FACTS (TIMELINE) – RATEPAYERS & PUBLIC INVESTMENT IN THE ELMS

Trust Deed completed for Elms Foundation 1998-Aims were inter alia dedicated to the preservation and promotion of the Elms Historic site for future generations.

1998 Elms acquired - 15 Mission Street \$1.5m

Major Funders

- Tauranga Charitable Trust \$500k
- Tauranga City Council \$500k
- NZ Lotteries \$400k

2002 Elms acquired 28 Chapel Street \$1.6m

Funders

- TECT \$800k
- Tauranga City Council \$800k

2007 TCC purchased 11 Mission Street with express purpose of transferring to The Elms who currently lease the site \$825k

2010 The Elms acquired 7 Mission Street \$1.285m

Major Funders

- Tauranga City Council, TECT and Community leaders \$400k

2013 The Elms acquired Hayward property, Cnr. Chapel Street & Mission Street \$950k

Major Funders

- TECT and Community leaders

SUMMARY

Since 1998, TCC ratepayers (\$2.525 million) and other funders as outlined have provided a total of **\$6.160 Million** in purchase funding to The Elms development, so TCC ratepayers and others have a substantial interest and investment in the Elms site. TCC does not charge The Elms rent or rates. In addition, for each of the past three years TCC has handed out around \$200,000 p.a. plus other payments to the Elms to meet capital and operating costs.

For Council to change the original plan and release 11 Mission Street to outside unrelated Maori ownership does not fit in with and conflicts with any future plan and, in particular, the 2011 Master Plan for The Elms. It reneges on promises to The Elms – all this for no good or valid reason.

The proposed gifting to Otamataha Trust will create a precedent (as Cr. John Robson expressed) for further claims on TCC land by Maori, particularly as they, for some reason, think they still have unresolved interests the Te Papa Block (from Gate Pa Reserve to Sulphur Point).

Your contributions to our meetings is always welcome, by pictures or talking to our members.

Councillors Leanne Brown Steve Morris

Last month our guest speaker was Maurice O’Rielly who had some very barbed comments to make about the performance of the Tauranga City Council and the decision making. We did not give Leanne and Steve time to comment on his speech, so tonight they will have this opportunity and to also talk about the Elms..

Its impossible to keep
adding marbles to a jar



The following pages are the responses from Leanne Brown and Steve Morris to the presentation in February by Maurice O'Reilly when there was insufficient time for a response.

Please look up the notes for February Meeting to see Maurice's presentation.

My view on last month's presentation. Points in which I agree are green; areas I disagree and why are in red.

Local Body Governance

City – District - Regional

- The good ol' days

Agreed.

- Local Government Act 2002 – Responsibility handed over to the Chief Executive.

A common excuse of ineffective local politicians as to why they are so ineffectual. Democracy requires a majority.

- Councillors have become subservient and unlikely to over-rule the advice of the CE

Councillors replaced the previous CEO in September last year.

February, debt retirement levy was a clear CEO recommendation. Dismissed by Council.

February, Badminton location changed in against advice.

February, Council ordered the review into Greerton and Phoenix Park extend to include options for remediation.

- Councillors not liable if acted in good faith or as advised

In good faith, regardless of staff advice.

Elected representatives seldom question the information provided and following discussion generally agree with staff recommendation

If you rejected professional advice most of the time, then what's the point of asking? Know it all principle. If that we're true Council meetings wouldn't last 5 hours on a relatively small agenda!

- Councillors have limited access to personnel or process

Incorrect

Council Employees

- CEO remunerated on number of employees

Incorrect, Council decided who we wanted and how much we were prepared to pay to get him.

- Employees focused on their own careers

This has been the case since the beginning of human history.

- Senior staff become entrenched and manipulative

Restructure of senior staff underway.

- Staff determine the future direction of Council

A common argument of ineffective local politicians as to why they are so ineffectual. If that occurs, it is because of a failure of the elected to agree.

- A large number of employees are new recruits steeped in ideology and perception rather than reality

In my opinion there is some truth to this.

I There is nobody accepting responsibility

Marty Grenfell "We need to stop doing things to our community and start doing things with our community."

- There is no fiscal or moral accountability and no focus on community lifestyle

Local Government Act 2002 and Local Government Funding Agency covenants provide fiscal accountability. Moral accountability occurs every three years!

- There is an inexhaustible income tempered by the thought – "How much can we get away with."

I have encountered this.

- Bad decisions are quickly forgotten

Agreed

Nationwide Long Term Blunders

- Failure of Councillors nationally to stop CEO's taking over

Agreed but it's the failure of elected leadership. Someone must lead by default.

- Failure of Councils to employ successful commercial management

I have encountered this.

- Failure to prioritise & focus on communities standard of living

At times.

- Acceptance of long term community debt secured by ratepayers. Few know that 25% of our rates is for interest

Incorrect - 9%

- The belief that all growth is good

It clearly isn't

- The failure to manage growth

At times, yes.

- The decision to infill city properties to provide for huge increase in population without infrastructure upgrade

8 – 10% of growth is infill; no infrastructure issues with infill. 90% of growth is in greenfields; with huge demands on infrastructure.

- Failure to look at global problems and solutions

Recent Blunders

- Hindsight is wonderful. However, many in the community predicted problems related to ...
- Phoenix park

Agreed

- Greerton traffic management

Agreed

- CBD building surge

A symptom of economic growth, jobs, better than the situation in Wanganui, Rotorua or Gisborne.

- Over regulation of property development or is that under-regulation of property development

Can't have it both ways.

- Bella Vista

Agreed; although more to come as this matter is before the Court.

The list could go on ... and on ... and on

Major Tauranga Issues

- Traffic congestion
- House prices
- Green space and recreational areas
- CBD access and parking
- Continued uncontrolled growth
- Reduction in community standard of living

Agreed; however, growth is controlled hence house prices increase.

Understand the problem

- Virtually every city in the world is facing the same problems
- The global trend of population migration to the cities
- The abandonment of provincial and rural communities

Understand the problem

- Virtually every city in the world is facing the same problems
- The global trend of population migration to the cities
- The abandonment of provincial and rural communities

-
- Concerns for the environment
 - Climate change

Agreed.

**There is a small group of countries
that have faced the issue and
have determined a solution
They are European & Scandinavian**

Scandinavian fallacy: They have 60% tax rates.

Tauranga's fundamental Problem

- It's a city on the coast built on Isthmuses
- This funnels traffic into narrow corridors
- There is limited ability to create new roads
- Widening roads does not make any difference
- There is inadequate parking at popular destinations

Agree with all the above

- There is a population of about 140,000 in a city comfortable at about 80,000.

The CBD is FULL

- Why are we adding more buildings?
- Why was Trustpower encouraged to move there?
- Why have we built a University Campus in the CBD?
- Why do we encourage more and more businesses into the CBD?
- Why do we plan for increased apartment dwellings in the CBD?
- Why are the infrastructure services being overloaded?
- What happens when the 100 year old infrastructure fails?

ITS FULL NOW!!!

Disagree, Tauranga's CBD has been smaller than much smaller cities e.g. Rotorua. It's called economic growth and jobs. Compare Tauranga CBD and lifestyle with Wairoa's. Infrastructure is fine.

Public Transport

- Its proven a viable public transport system requires a population of over 400,000

For an effective transport system, yes. However, there are no PT systems which exist without subsidy.

- Even when buses, trams, subways, etc are full – the roads also remain full
- Bicycles are a healthy form of transport for the few hardy enthusiast commuters and recreational riders. They are NOT a congestion solution

Agree

- Personal transport systems will be around for a long time – especially in a district suitable unsuitable for public transport

Agree

The solution

- Enlightened cities have accepted reality. They have stopped trying to protect CBD property values in favour of a few.
- They now plan to place all large employers and centres that attract large volumes of vehicle traffic in surrounding localities.
- They encourage businesses employing large numbers to site the business and assist employees into housing nearby.
- They provide ring roads to facilitate easy access from anywhere.
- ☐ TCC already has a policy : Live, learn, work, play.

All matters of opinion.

Stockholm Sweden

Population 1 million. Not comparable to Tauranga.

The cities perfectly organised to deal with congestion are those in areas that allow a wagon wheel configuration

Agreed.

Tauranga Central already has a ring road

We need to locate vehicle destinations on this ring

Agreed

- The population of this coast will continue to grow. The pressure on our roads from residents, visitors and transiting traffic will in a few years time likely to be far in excess of our current vision.

Agreed

- Contrary to much wishful thinking – traffic as we know it, is not about to disappear.
- Future roads will be required.

Totally Agree

Te Maunga / Tauranga Highway

- Railway bridge & existing transport corridor to Te Maunga could be utilized as a new alternate road into the heart of Tauranga City and as a non obtrusive city underpass for Highway 2.

Would be great; however, council doesn't have the balance sheet to be able to fund this. Should be a State Highway of National Significance. Cost in excess of \$1b

Papamoa

- The coastal district is well served by a major highway.
- Popular destinations should be located inland of this road. Reduce the need to travel far.

Peat

- Shopping centres already know about this. They are all near major highways. (The reason the CBD is a doomed business district.)

Te Tumu - Papamoa East

An example where TCC may have made a good decision – with reservations.

What to do?

- The Council structure is a self preserving monster.
- I've made many submissions over the past 40 years – few have influenced poor decisions. Subsequently the records show they *were* poor decisions. Who cares?
- In my opinion, common sense, logic and personal informed knowledge is missing.
- The system is governed by uncompromising rules.
- The system can only be changed by groups like yourselves who insist on better outcomes.
 - That's not easy ... but it can be done

Opinion.

Methods of Dialogue with the Local Authority

Submissions

Petitions

Logoima Request local government information meetings act

Judicial Reviews

Referendums

Public Protest March

Civil Disobedience



Papamoa Residents & Ratepayers Association Inc.

Raffle

Next Meeting. Monday April 8th

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