



Council

OPEN MINUTES

Minutes of a meeting of Council held in the Council Chamber, Level 2, 20 Don Street, Invercargill on Wednesday, 25 June 2025 at 2.07pm. (2.07pm – 3.01pm)

PRESENT

Mayor	Rob Scott
Deputy mayor	Christine Menzies
Councillors	Jaspreet Boparai
	Don Byars
	Derek Chamberlain
	Paul Duffy
	Darren Frazer
	Sarah Greaney
	Julie Keast
	Tom O'Brien
	Margie Ruddenklau
	Jon Spraggon (via video link)
	Matt Wilson (via video link)

IN ATTENDANCE

Committee advisor	Fiona Dunlop
Chief executive	Cameron McIntosh

1 Apologies

There were no apologies.

2 Leave of absence

There were no requests for leave of absence.

3 Conflict of Interest

There were no conflicts of interest declared.

4 Extraordinary/Urgent Items

There were no Extraordinary/Urgent items.

5 Confirmation of Council Minutes

Resolution

Moved Deputy Mayor Menzies, seconded Cr Frazer **and resolved:**

That the Council confirms the minutes of the meeting held on 11 June 2025 as a true and correct record of that meeting.

6 Public Participation

Wendy Joy Baker addressed the meeting regarding her submission to the Local Water Done Well consultation, rates increase is too high, First Edition costs too much and that volunteering need to be recognised.

(During public participation, Councillor Ruddenklau left the meeting at 2.09pm and returned at 2.10pm.)

Reports

7.1 Annual Plan 2025/2026 adoption

Record No: R/25/6/29293

Finance Development Coordinator – Nicole Taylor was in attendance for this item.

The purpose of the report was to present the draft Annual Plan 2025/2026 for adoption. This follows on from the Finance and Assurance Committee meeting where the committee considered the Annual Plan and recommends the adoption by Council.

The report requested that the Council approve unbudgeted expenditure for new levies to fund water services regulation activities by the Water Services Authority – Taumata Arowai.

Resolution

Moved Deputy Mayor Menzies, seconded Cr Keast **and resolved:**

That the Council:

- a) receives the report titled “Annual Plan 2025/2026 adoption”.
- b) determines that this matter or decision be recognised as not significant in terms of Section 76 of the Local Government Act 2002.
- c) determines that it has complied with the decision-making provisions of the Local Government Act 2002 to the extent necessary in relation to this decision; and in accordance with Section 79 of the act determines that it does not require further information, further assessment of options or further analysis of costs and benefits or advantages and disadvantages prior to making a decision on this matter.
- d) notes that Council confirmed the fees and charges for inclusion in the Annual Plan 2025/2026 at its meeting on 28 May 2025.
- e) notes that Council received the financial information for the Annual Plan 2025/2026 at its 5 March 2025 meeting, and resolved not to consult, as the plan does not contain significant or material changes from year two of the Long Term Plan 2024–2034.
- f) notes that the Annual Plan 2025/2026 (Attachment A of the officer’s report) remains materially unchanged from the version considered on 5 March 2025.
- g) notes after considering the matters outlined in Section 100 of the Local Government Act 2002, that the Annual Plan 2025/2026 projects operating revenues that are insufficient to fully meet operating expenses to achieve a balanced operating budget and acknowledges that this is in line with Council’s Long Term Plan 2024–2034 and previous policy decisions regarding the partial funding of depreciation recognising that Council remains committed to returning to a balanced budget by 2031/2032.

- h) agrees to adopt the Annual Plan 2025/2026 (Attachment A of the officer's report).
- i) Delegates to the Chief Executive the authority to make minor editorial changes that arise as part of the publication process for Annual Plan 2025/2026.
- j) approves unbudgeted expenditure for the Water Services Authority – Taumata Arowai, levies of \$131,699 (excl GST) to be funded by the interest earned on the water and wastewater development contributions.

Councillors Chamberlain and Ruddenklau requested that their dissenting votes be recorded.

7.2 Rates Resolution - Setting of Rates for the Financial Year 1 July 2025 to 30 June 2026

Record No: R/24/12/78176

Transactional Project Lead – Shelley Dela Llana was in attendance for this item.

The purposed of the report was for Council set rates for 2025/2026 in accordance with section 23 of the Local Government (Rating) Act 2002 the due dates for payment in accordance with section 24 of the Local Government (Rating) Act 2002, and to authorise the addition of penalties in accordance with sections 57 and 58 of the Local Government (Rating) Act 2002.

Resolution

Moved Cr Duffy, seconded Cr Keast **and resolved:**

That the Council:

- a) **Receives the report titled "Rates Resolution - Setting of Rates for the Financial Year 1 July 2025 to 30 June 2026".**
- b) **Determines that this matter or decision be recognised as not significant in terms of Section 76 of the Local Government Act 2002.**
- c) **Determines that it has complied with the decision-making provisions of the Local Government Act 2002 to the extent necessary in relation to this decision; and in accordance with Section 79 of the Act determines that it does not require further information, further assessment of options or further analysis of costs and benefits or advantages and disadvantages prior to making a decision on this matter.**
- d) **Pursuant to section 23 of the Local Government (Rating) Act 2002, and in accordance with the Southland District Council's Annual Plan 2025/2026 including the Funding Impact Statement (Rates Section), sets the rates detailed below for the financial year commencing 1 July 2025 and ending on 30 June 2026. All rates and amounts are GST inclusive.**

GENERAL RATE

Pursuant to Section 13(2)(a) of the Local Government (Rating) Act 2002, a general rate of \$0.00064441 in the dollar on the capital value of all rateable rating units within the Southland District.

UNIFORM ANNUAL GENERAL CHARGE

Pursuant to the Section 15(1)(a) of the Local Government (Rating) Act 2002, a uniform annual general charge of \$811.68 per rating unit on every rateable rating unit within the Southland District.

TARGETED RATES

Roading Targeted Rates

Pursuant to Sections 16(3)(a) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$103.50 per rateable rating unit within the Southland District; and

Pursuant to Sections 16(3)(a) and 16(4)(b) of the Local Government (Rating) Act 2002, a differential rate in the dollar of capital value for all rateable rating units within the Southland District:

Roading Differential Category	Rate in the dollar on capital value
Commercial	\$0.00153383
Dairy	\$0.00134171
Farming non-dairy	\$0.00084934
Forestry	\$0.00414513
Industrial	\$0.00144707
Lifestyle	\$0.00075852
Mining	\$0.02275026
Other	\$0.00022756
Residential	\$0.00075852

Regional Heritage Targeted Rate

Pursuant to Sections 16(3)(a) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$50.37 set per separately used or inhabited part of a rateable rating unit within the Southland District.

Stormwater Targeted Rate

Pursuant to Sections 16(3)(a) and 16(4)(b) of the Local Government (Rating) Act 2002, the following rate:

- for all rating units within the stormwater full charge rating boundary a uniform targeted rate of \$125.61 per rateable rating unit
- for all other rating units outside the stormwater full charge rating boundary a uniform targeted rate of \$31.40 per rateable rating unit.

Community Board Targeted Rates

Pursuant to Sections 16(3)(b), and 16(4)(a) or 16(4)(b) of the Local Government (Rating) Act 2002, as relevant, the following rates per rateable rating unit within the below areas:

Community Board Targeted Rates	Targeted Rate per rating unit
Ardlussa Community Board Rural Rate	\$70.24
Ardlussa Community Board Urban Rate	\$280.98
Fiordland Community Board Rural Rate	\$65.98
Fiordland Community Board Semi-Urban Rate	\$131.96
Fiordland Community Board Urban Rate	\$263.93
Northern Community Board Rural Rate	\$90.15
Northern Community Board Semi-Urban Rate	\$180.29
Northern Community Board Urban Rate	\$360.59
Oraka Aparima Community Board Rural Rate	\$63.57
Oraka Aparima Community Board Semi-Urban Rate	\$127.14
Oraka Aparima Community Board Urban Rate	\$254.27
Oreti Community Board Rural Rate	\$53.08
Oreti Community Board Semi-Urban Rate	\$106.17
Oreti Community Board Urban Rate	\$212.33
Stewart Island/Rakiura Community Board Urban Rate	\$252.42
Tuatapere Te Waewae Community Board Rural Rate	\$102.48
Tuatapere Te Waewae Community Board Semi-Urban Rate	\$204.97
Tuatapere Te Waewae Community Board Urban Rate	\$409.94
Waihopai Toetoe Community Board Rural Rate	\$60.52
Waihopai Toetoe Community Board Semi-Urban Rate	\$121.04
Waihopai Toetoe Community Board Urban Rate	\$242.08
Wallace Takitimu Community Board Rural Rate	\$77.48
Wallace Takitimu Community Board Semi-Urban Rate	\$154.96
Wallace Takitimu Community Board Urban Rate	\$309.93

Community Facilities Rates

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, the following uniform targeted rates set per separately used or inhabited part of a rateable rating unit situated in the following Community Facility Areas:

Community Facility Areas	Charge	Community Facility Areas	Charge
Aparima Hall	\$41.86	Myross Bush Hall	\$27.70
Athol Memorial Hall	\$135.78	Nightcaps Hall	\$126.14
Balfour Hall	\$83.25	Ohai Hall	\$137.28
Blackmount Hall	\$49.43	Orawia Hall	\$123.12
Browns Hall	\$48.99	Orepuki Hall	\$124.95
Brydone Hall	\$80.00	Oreti Plains Hall	\$127.36
Clifden Hall	\$71.73	Otapiri-Lora Gorge Hall	\$117.72
Colac Bay Hall	\$138.73	Riversdale Hall	\$74.00

Dacre Hall	\$43.46	Ryal Bush Hall	\$110.39
Dipton Hall	\$144.67	Seaward Downs Hall	\$44.25
Eastern Bush Hall	\$81.61	Stewart Island/Rakiura Hall	\$76.20
Edendale-Wyndham Hall	\$45.23	Thornbury Hall	\$140.35
Fiordland Community Event Centre	\$44.22	Tokanui-Quarry Hills Hall	\$133.08
Five Rivers Hall	\$217.77	Tuatapere Hall	\$56.99
Glenham Hall	\$48.98	Tussock Creek Hall	\$24.75
Gorge Road Hall	\$47.87	Tuturau Hall	\$50.00
Heddon Bush Hall	\$70.08	Waianiwa Hall	\$100.81
Hedgehope-Glencoe Hall	\$75.77	Waihopai Toetoes Hall	\$73.52
Limehills Hall	\$82.66	Waikaia Recreation Hall	\$69.77
Lochiel Hall	\$35.35	Waikawa Community Centre	\$72.23
Lumsden Hall	\$88.85	Waimahaka Hall	\$67.34
Mabel Bush Hall	\$48.88	Waimatuku Hall	\$40.00
Manapouri Hall	\$139.05	Wairio Community Centre	\$55.27
Mandeville Hall	\$44.01	Wallacetown Hall	\$69.42
Mimihau Hall	\$62.08	Winton Hall	\$31.57
Mokoreta-Redan Hall	\$87.75	Wrights Bush Hall	\$32.28
Mossburn Hall	\$98.33		

SIESA Targeted Rate

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, the following rate:

- for all rating units that are within the area of service boundary, a uniform targeted rate of \$200 per rateable rating unit.

Swimming Pool Targeted Rates

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, the following uniform targeted rates set per separately used or inhabited part of a rateable rating unit situated in the following Swimming Pool Areas:

Swimming Pool Area	Charge	Swimming Pool Area	Charge
Fiordland	\$14.19	Takitimu	\$28.02
Northern Community	\$23.46	Tuatapere Ward	\$7.38
Otautau	\$37.27	Waihopai Toetoe	\$11.28
Riverton/Aparima	\$26.30	Winton	\$17.13

Te Anau Airport Manapouri Targeted Rate

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$58.62 per rateable rating unit within the Te Anau Manapouri Airport Area.

Rubbish Bin Collection Targeted Rate

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$223.72 per unit of service to each rating unit with a dwelling within the defined service area and other rating units that have opted in to the defined service area.

Recycling Bin Collection Targeted Rate

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$223.72 per unit of service to each rating unit with a dwelling within the defined service area and other rating units that have opted in to the defined service area.

Stewart Island Waste Management Targeted Rate

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$293.88 per unit of service provided to rating units situated in the Stewart Island Waste Management Area.

Te Anau Rural Water Scheme Targeted Rates

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, the rate as outlined below to rating units in the Te Anau rural water rating boundary that are connected or capable of connecting:

An annual charge by way of a uniform targeted rate of \$1,332.64 per restricted connection.

In regard to the supply of water, the following rates or combination of below will apply to each rating unit pursuant to Section 19(2)(b) of the Local Government (Rating) Act 2002:

- a rate of \$888.43 for each unit supplied to the rating unit
- for rating units allocated half a unit above their first full unit, a rate of 50% of a unit being \$444.21.

Metered Property Water Supply Targeted Rates

For rating units with a meter, outside the Te Anau rural water rating boundaries:

Pursuant to Section 19(2)(a) of the Local Government (Rating) Act 2002, a rate for actual water consumption of \$1.60 per cubic metre; and

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, a fixed charge of \$225.00 per meter.

Non-Metered Property Water Supply Targeted Rates

Pursuant to Sections 16(3)(b) and 16(4)(b) of the Local Government (Rating) Act 2002, for rating units not covered by the Te Anau rural water scheme and that are not metered:

- for all rating units without meters that are connected to a water supply scheme or are capable of connection but are not connected, and are not vacant a uniform targeted rate of \$901.36 for each unit of service

- for vacant rating units within the scheme rating boundary, a uniform targeted rate of \$450.68 per rating unit for the provision of the service due to the ability to connect to the scheme.

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, for rating units not covered by the Te Anau rural water scheme and that are not metered:

- for rating units with water troughs with direct feed from Council's water mains, a uniform targeted rate of \$180.27 per trough.

District Wastewater Targeted Rates

Pursuant to Sections 16(3)(b) and 16(4)(b) of the Local Government (Rating) Act 2002, the following rates:

- for rating units within the defined wastewater scheme rating boundaries that are vacant or do not produce wastewater, a uniform targeted rate of \$464.45 per rating unit
- for all rating units that produce wastewater and are either connected to a Council District wastewater scheme or within the defined wastewater scheme rating boundary and are primarily residential/domestic/household in nature, a uniform targeted rate of \$928.89 for each separately used or inhabited part of the rating unit
- all other rating units that produce wastewater and are either connected to a Council District wastewater scheme or within the defined wastewater scheme rating boundary, a uniform targeted rate of \$928.89 for each pan/urinal.

Woodlands Septic Tank Cleaning Targeted Rate

Pursuant to Sections 16(3)(b) and 16(4)(a) of the Local Government (Rating) Act 2002, a uniform targeted rate of \$152.43 in respect of each separately used or inhabited part of a rating unit within the Woodlands Septic Tank Cleaning Area.

Water Supply Loan Targeted Rates

Pursuant to Sections 16(3)(b) and 16(4)(a) and 16(4)(b) of the Local Government (Rating) Act 2002, uniform targeted rates per unit of service on the option that the ratepayer has previously chosen to pay it over a selected period as below (in the relevant area of service for each scheme):

Water Supply Loan Rates	Charge
Edendale Water Loan - 25 years	\$148.60
Wyndham Water Loan - 25 years	\$142.90

Sewerage Supply Loan Targeted Rates

Pursuant to Sections 16(3)(b) and 16(4)(a) and 16(4)(b) of the Local Government (Rating) Act 2002, uniform targeted rate per unit of service on the option that the ratepayer has previously to pay it over a selected period as below (in the relevant area of service for each scheme):

Sewerage Supply Loan Rates	Charge
Edendale Sewerage Loan - 25 years (incl connection cost)	\$626.29
Edendale Sewerage Loan - 25 years (excl connection cost)	\$518.33

Tuatapere Sewerage Loan - 25 years	\$358.89
Wallacetown Sewerage Loan - 25 years	\$328.88
Wyndham Sewerage Loan - 25 years (incl connection cost)	\$571.50
Wyndham Sewerage Loan - 25 years (excl connection cost)	\$464.37

- e) Resolves under Section 24 of the Local Government (Rating) Act 2002 that all rates (including metered water targeted rates) will be payable in four instalments with the due dates for payment being:

- Instalment One – 29 August 2025
- Instalment Two - 28 November 2025
- Instalment Three - 27 February 2026
- Instalment Four - 29 May 2026.

Rates other than metered water rates will be invoiced in equal instalments. Metered water rates will be invoiced in accordance with recorded consumption.

- f) Resolves under Sections 57 and 58 of the Local Government (Rating) Act 2002 to apply penalties to unpaid rates (including metered water targeted rates) as follows:

- a penalty of 10% will be added to the amount of any of instalments two, three and four (including metered water targeted rates) remaining unpaid after the relevant due date in recommendation (e) above, as shown in the table below:

Instalment	Date Penalty Added
One (1)	30 September 2025
Two (2)	6 January 2026
Three (3)	31 March 2026
Four (4)	30 June 2026

- a further penalty of 10% will be added to any amount of rates (including metered water targeted rates) that are unpaid from previous years and remains unpaid at 1 July 2025. The penalty will be added on 1 July 2025.
- g) Sets under Section 88 of the Local Government (Rating) Act 2002 a postponement fee at \$200 GST inclusive for the administration costs of registering a Notice of Charge plus an annual interest charge calculated at Council's internal borrowing interest rate of 4.91% as prescribed in the Annual Plan 2025/2026.
- h) Resolves that under Section 54 of the Local Government (Rating) Act 2002, where rates charged on a rating unit are less than or equal to \$10 (GST incl), Council will not collect these as it believes it to be uneconomic.
- i) Agrees where any payment is made by a ratepayer that is less than the amount now payable, the Council will apply the payment firstly to any rates outstanding from previous rating years and then proportionately across all current year rates due.

j) Agrees that valuation roll and rate records for the District of Southland are open for inspection by ratepayers at all District offices (as listed below), during normal office hours:

- | | |
|--|---|
| - Invercargill Office
15 Forth Street,
Invercargill 9810 | - Oban Office
10 Ayr Street, Oban
Stewart Island 9846 |
| - Lumsden Office
18 Diana Street,
Lumsden 9730 | - Te Anau Library
24 Milford Crescent,
Te Anau 9600 |
| - Otautau Office
176 Main Street,
Otautau 9610 | - Winton Office
1 Wemyss Street
Winton 9720 |
| - Riverton Office
117 Palmerston Street,
Riverton 9822 | - Wyndham Library
41 Balaclava Street,
Wyndham 9831 |

k) Agrees the following options be available for payment of rates:

- direct debit
- credit card (Visa or Mastercard)
- internet banking
- by cash or eftpos.

Councillors Chamberlain and Ruddenklau requested that their dissenting votes be recorded.

7.3 Transport section 17a review findings report

Record No: R/25/6/27374

Roading Engineer – Ben Whelan, Strategic Manager Transport – Hartley Hare and GM Instructure and Capital Delivery – Fran Mikulicic were in attendance for this item.

The purpose of the report was to present the findings and recommendations of the Transport Section 17A Review undertaken independently by Morrison Low. The report was to assess the cost-effectiveness of Southland District Council's current roading service delivery models. The review was triggered by the upcoming expiry of key operations and maintenance contracts in June 2026 and is a legislative requirement under Section 17A of the Local Government Act 2002. In addition to the review of the operations and maintenance, Council endorsed the recommendation to proceed to review all Strategic Transport Roading activities at the Council meeting on 19 January 2025.

The report also sought Council's endorsement on the recommended "Enhanced Status Quo" model and approval to begin implementing the associated recommendations.

During discussion, the meeting discussed gravel supply and requested a report be presented to define scope and a request for unbudgeted expenditure to undertake the study.

(During discussion, Councillor Frazer left the meeting at 2.50pm.)

Resolution

Moved Cr Ruddenklau, seconded Cr Greaney **recommendations a to e and a new f (as indicated) and resolved:**

That Council:

- a) **Receives the report titled "Transport section 17a review findings report".**
- b) **Determines that this matter or decision be recognised as not significant in terms of Section 76 of the Local Government Act 2002.**
- c) **Determines that it has complied with the decision-making provisions of the Local Government Act 2002 to the extent necessary in relation to this decision; and in accordance with Section 79 of the act determines that it does not require further information, further assessment of options or further analysis of costs and benefits or advantages and disadvantages prior to making a decision on this matter.**
- d) **Approves the implementation of the recommended "Enhanced Status Quo" model with all new roading contracts moving forward.**
- e) **Approves that the transport team progress to the procurement phase for key road maintenance contracts based on the recommended "Enhanced Status Quo" model.**

New f) Recommends that a separate report be presented to define scope of the gravel supply study, along with a request for unbudgeted expenditure to support the resources required to carry out the study.

The meeting concluded at 3.01pm.

CONFIRMED AS A TRUE AND CORRECT RECORD OF A
MEETING OF THE COUNCIL HELD ON WEDNESDAY
25 JUNE 2025.

DATE:.....

CHAIRPERSON:.....