

# ORDER PAPER

## ASSETS/INFRASTRUCTURE COMMITTEE MEETING

**Date:** Thursday, 10 July 2025  
**Time:** 9.30am  
**Venue:** Council Chamber  
Rangitikei District Council  
46 High Street  
Marton

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**Chair:** Cr Dave Wilson

**Deputy Chair:** Cr Richard Lambert

**Membership:** Cr Brian Carter  
Cr Fi Dalgety  
Cr Gill Duncan  
Cr Greg Maughan  
Cr Jeff Wong  
Cr Simon Loudon  
Cr Paul Sharland  
HWTM Andy Watson

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**Notice is hereby given that an Assets/Infrastructure Committee Meeting of the Rangitikei District Council will be held in the Council Chamber, Rangitikei District Council, 46 High Street, Marton on Thursday, 10 July 2025 at 9.30am.**

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## **AGENDA**

### **1 Welcome / Prayer**

### **2 Apologies**

### **3 Public Forum**

### **4 Conflict of Interest Declarations**

Members are reminded of their obligation to declare any conflicts of interest they might have in respect of items on this agenda.

### **5 Confirmation of Order of Business**

That, taking into account the explanation provided why the item is not on the meeting agenda and why the discussion of the item cannot be delayed until a subsequent meeting, [enter item number](#) be dealt as a late item at this meeting.



## 6 Confirmation of Minutes

### 6.1 Confirmation of Minutes

**Author:** Kezia Spence, Governance Advisor

#### 1. Reason for Report

- 1.1 The minutes from **Assets/Infrastructure Committee Meeting held on 22 May 2025** are attached.

#### Attachments

1. **Assets/Infrastructure Committee Meeting - 22 May 2025**

#### Recommendation

That the minutes of Assets/Infrastructure Committee Meeting held on 22 May 2025 [**as amended/without amendment**] be taken as read and verified as an accurate and correct record of the meeting, and that the electronic signature of the Chair of this Committee be added to the official minutes document as a formal record.

# MINUTES



**RANGITIKEI**  
DISTRICT COUNCIL  
*Making this place home.*

## **UNCONFIRMED: ASSETS/INFRASTRUCTURE COMMITTEE MEETING**

**Date:** Thursday, 22 May 2025  
**Time:** 9:30 am  
**Venue:** Council Chamber  
Rangitikei District Council  
46 High Street  
Marton

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**Present**

Cr Brian Carter  
Cr Dave Wilson  
Cr Greg Maughan  
Cr Jeff Wong  
Cr Paul Sharland  
Cr Simon Loudon  
HWTM Andy Watson

**In attendance**

Mrs Carol Gordon, Chief Executive  
Mr Arno Benadie, Deputy Chief Executive  
Ms Leanne Macdonald, Group Manager – Corporate Services  
Ms Katrina Gray, Group Manager – Strategy, Community and Democracy  
Ms Gaylene Prince, Northern Area and Property Manager  
Mr Eswar Ganapathi, Senior Project Manager  
Mr Darryn Black, Roding Transport Manager  
Ms Kezia Spence, Governance Advisor

**Order of Business**

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## 1 Welcome / Prayer

The Chair opened the meeting at 9.30am and read the council prayer.

## 2 Apologies

**Resolved minute number** 25/AIN/014

That the apologies be received from Cr Dalgety, Cr Lambert and Cr Duncan.

Cr D Wilson/HWTM A Watson. Carried

## 3 Public Forum

There was no public forum.

## 4 Conflict of Interest Declarations

Mrs Gordon declared a conflict of interest with item 9.1 Community Buildings – Dudding’s Lake

## 5 Confirmation of Order of Business

There was no change to the order of business.

## 6 Confirmation of Minutes

**Resolved minute number** 25/AIN/015

That the minutes of Assets/Infrastructure Committee Meeting held on 13 March 2025 **without amendment** be taken as read and verified as an accurate and correct record of the meeting, and that the electronic signature of the Chair of this Committee be added to the official minutes document as a formal record.

Cr J Wong/Cr P Sharland. Carried

## 7 Follow-up Actions

### 7.1 Follow-up Action Items from Assets/Infrastructure Committee Meetings

#### Item 12 – Alternative Water Source Taihape

There is a meeting next Tuesday with Matt Thomas in Taihape.

**Resolved minute number 25/AIN/016**

That the report 'Follow-up Action Items from Assets/Infrastructure Committee Meetings' be received.

Cr B Carter/HWTM A Watson. Carried

## 8 Chair's Report

### 8.1 Chair's Report - May 2025

Cr Wilson highlighted the work from councillors and staff on Local Water Done Well and continuing business as usual.

**Resolved minute number 25/AIN/017**

That the Chair's Report – May 2025 be received.

Cr D Wilson/Cr P Sharland. Carried

## 9 Reports for Decision

### 9.1 Project Updates Report - May 2025

#### Marton to Bulls Wastewater Centralisation

Mr Benadie highlighted that there are five options listed in the report. There is a tight timeline for this project as there are upcoming elections and with the potential changes for wastewater standards.

Officers responded to questions that there is a potential delay in the project, but work continues in the background of this project.

The Committee raised that the delays should be formally flagged with the Department of Internal affairs as part of the Local Water Done Well timeframes. Officers noted that they have been in contact with Taumata Arowai and Horizons Regional Council.

#### Rātana Wastewater Discharge to Land

It was noted that similar impacts are happening on this project.

Officers are investigating an option to pump wastewater through Kaitoke Prison wastewater system and at this stage Whanganui District Council is positive to accommodate, noting these discussions were being held when discussing a three council Local Water Done Well entity.

#### Marton Water Strategy

ITEM 6.1  
ATTACHMENT 1

There are ongoing negotiations with the contractor which has caused delays on this project. Officers will be engaging in a peer review of this project, highlighting that even though this technology is used worldwide it is new to New Zealand.

The Committee questioned if any other projects are being delayed due to similar nature. Officers responded that the delays are isolated to this project and is a unique occurrence.

Marton Offices and Library

Mr Ganapathi advised that the next steps are the soil contamination and the geotechnical survey that will be undertaken on site. After this, officers will receive a timeline from contractor on the project.

Taihape Grandstand

Mr Ganapathi advised that the funding is only for seismic works and that once work begins on the grandstand the lower levels will not be accessible to the public.

The user groups have met twice since the last update and is aware that they are to seek funding elsewhere.

Marton Swim Centre Structural Remediation

Mr Benadie advised that the scoping of the design is near completion and there will be an update to Council soon.

The Committee encouraged officers to provide as much information to the community on this project as there is a high level of interest in the project.

Dudding Lake Community Building

Mrs Gordon declared a conflict of interest with this item.

Mr Benadie responded to questions that there are no significant issues with the building, that the building is consented and is sitting on council land.

The Committee were positive with this item but required further information from officers illustrating the parties involved and the income received to support the decision being made. The Committee requested that a full update be brought to a future Council meeting.

**Resolved minute number 25/AIN/018**

That the report 'Project Updates Report – May 2025' be received.

Cr D Wilson/Cr G Maughan. Carried

**Resolved minute number 25/AIN/019**

That the matter of the gifting and vesting of the Community Building at Dudding Lake be left to lie on the table, until a further report is provided to Council.

Cr D Wilson/HWTM A Watson. Carried

## 10 Reports for Information

### 10.1 Roding Update

#### Low-Cost Low Risk Funding

The Committee were disappointed to see the number of applications declined and noted the impact this may have on funds. There is a financial implication that the funds sit there but officers continue to work through the priority list of work to be completed.

#### Kaimatawi Road

The Committee discussed this decision in-depth noting that there is a responsibility from council but there are only two ratepayers impacted and that there is the possibility more of these decisions will come through to council.

It was requested that there the process for stopping roads be sent to the Committee members.

#### Kuripapango Bridge

Mr Black responded to questions that this project is being managed by Hastings District Council but the details on the project can be brought back to councillors.

#### **Resolved minute number 25/AIN/020**

That the report "Roding Update" be received.

Cr D Wilson/Cr P Sharland. Carried

#### **Recommendation**

That the Assets/Infrastructure Committee recommends to Council that they approve the Option 1 (WSP) repair at a cost of \$350,000 to remediate the slip on Kaimatawi Road to be funded from the General Purpose (Capital Works) Reserve.

Cr D Wilson/Cr J Wong.

#### **AMENDMENT**

That the Assets/Infrastructure Committee recommends to Council that they approve the Option 1 (WSP) repair at a cost of \$350,000 to remediate the slip on Kaimatawi Road to be funded from the General Purpose (Capital Works) Reserve, noting that Council's local share is 34% of the total cost.

HWTM A Watson/Cr B Carter. Carried.

#### **Substantive Motion 25/AIN/021**

That the Assets/Infrastructure Committee recommends to Council that they approve the Option 1 (WSP) repair at a cost of \$350,000 to remediate the slip on Kaimatawi Road to be funded from the General Purpose (Capital Works) Reserve, noting that Council's local share is 34% of the total cost.

Cr D Wilson/Cr J Wong. Carried Against Cr Maughan, Cr Sharland

#### **Resolved minute number 25/AIN/022**

That the Assets/Infrastructure Committee recommends to Council that they approve that the Roding Reserve is accessed to fund Emergency Works repairs required on the Kuripapango Bridge with a local share value of \$73,803 (full cost \$217,069).

Cr D Wilson/Cr S Loudon. Carried

## 10.2 Consent Compliance Report - April 2025

Mr Benadie highlighted the compliance e-coli is usually due to rainfall events making the UV difficult to work, noting this does not mean the water is not suitable for use.

**Resolved minute number** 25/AIN/023

That the report Consent compliance Report – April 2025 be received.

Cr D Wilson/Cr B Carter. Carried

## 11 Public Excluded

The meeting went into public excluded session 11.27am.

### Resolution to Exclude the Public

**Resolved minute number** 25/AIN/024

That the public be excluded from the following parts of the proceedings of this meeting.

- 1 Assets/Infrastructure Committee Meeting - 13 March 2025
2. Procurement of Office Building - Marton Roding Depot

The general subject matter 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 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 for the passing of this resolution
10.1 - Assets/Infrastructure Committee Meeting - 13 March 2025	To consider the minutes relating to matters that were the subject of discussion at the 13 March 2025 meeting	S48(1)(a)
10.2 - Procurement of Office Building - Marton Roding Depot	To enable commercially sensitive information to be discussed without impacting any negotiations.  s7(2)(b)(ii) - Commercial Position	s48(1)(a)(i)



This resolution is made in reliance on Section 48(1) of the Local Government Official Information and Meetings Act 1987 and the particular interests protected by Section 6 or Section 7 of the Act which would be prejudiced by the holding or the whole or the relevant part of the proceedings of the meeting in public as specified above.

Cr D Wilson/Cr B Carter. Carried

## 12 Open Meeting

The meeting went into open session 11.45am

**Resolved minute number** 25/AIN/030

That the public excluded meeting moves into an open meeting, and the below recommendations be confirmed in the open meeting:

25/RDC/026 - 25/RDC/029

Cr D Wilson/Cr P Sharland. Carried

**The meeting closed at 11.45am.**

**The minutes of this meeting were confirmed at the Assets/Infrastructure Committee held on 10 July 2025.**

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**Chairperson**

## 7 Follow-up Action Items from Previous Meetings

### 7.1 Follow-up Action Items from Assets/Infrastructure Committee Meetings

**Author:** Kezia Spence, Governance Advisor

#### 1. Reason for Report

- 1.1 On the list attached are items raised at previous Assets/Infrastructure Committee meetings. Items indicate who is responsible for follow up, and a brief status comment.

#### 2. Decision Making Process

- 2.1 Staff have assessed the requirements of the Local Government Act 2002 in relation to this item and have concluded that, as this report is for information only, the decision-making provisions do not apply.

#### Attachments:

1. Follow-up Actions Register [↓](#)

#### Recommendation

That the report 'Follow-up Action Items from Assets/Infrastructure Committee Meetings' be received.

## Current Follow-up Actions

Item	From Meeting Date	Details	Person Assigned	Status Comments	Status
1	12-Jun-25	Workshop - That staff work with Horizons on the outcome of the Tutaenui Flood modelling project.	Arno	The information will be shared with Horizons staff to identify work that can be completed together.	In progress
2	12-Jun-25	Workshop - Provide information on where the additional digital sites are planned across the network that Downer will be putting in.	Darryn	Information has been shared	Completed
3	22-May-25	That information is provided to the Committee on the implications of stopping roads and process for such.	Darryn	This information has been circulated to Cr Maughan and uploaded to the EM hub.	Completed
4	22-May-25	Hawkestone Road fire hydrant - had something built over.	Darryn	Investigations completed and options are being considered.	In progress
5	13-Mar-25	Comms on Marton Water Strategy (from some of the info that Steve gave at the workshop - explaining the waste regime)	Arno / Steve / Comms	Work in progress. New comms update will be finalised early in July.	In progress
6	13-Mar-25	Comms online before work on the pathway for Calico Line starts	Arno / Darryn / Comms	Communications with the property owners will continue and wider communications will be added before construction starts.	In progress
7	25-Jul-24	Future options for proposed alternative water source for Taihape (email received)	Arno	Site visit completed in June. Samples taken and results of analysis expected by end of July	In progress
8	27-Jun-24	Marton Water Strategy - Council would like to understand the guarantees with the contractor	Arno	All agreed guarantees and performance guarantees will be reported to Council once finalised.	In progress
9		Marton water strategy - have an open day for the public	Arno	The open-day will be planned once construction of the new plant starts.	In progress
10	9-May-24	Traffic Management Plans - can we have an indication of the costs for each project as LGNZ have requested it. <b>From RA:</b> Can we also have the procedures for this for A&I.	Arno	We have started collecting the traffic management costs as this is now required by NZTA. With our current contract this is not accurate due to the way the schedule of prices was set up in 2015. We will have a more accurate cost under the new contract.	In progress
11	12-Oct-23	That Council staff consult with the Taihape Community Board over the feasibility of disability parks in Taihape town and having better signage.	Arno	Council staff will add the repainting of the disability markings to the works programme of the road marking contractor.	In progress

**ITEM 8.1**

## **8 Chair's Report**

### **8.1 Chair's Report - July 2025**

**Author:** Dave Wilson, Councillor

#### **1. Reason for Report**

- 1.1 A verbal report will be provided during the meeting.

#### **Recommendation**

That the Chair's Report – July 2025 be received.

## 9 Reports for Information

### 9.1 Roding Update

**Author:** Darryn Black, Roding Transport Manager

**Authoriser:** Arno Benadie, Deputy Chief Executive

#### 1. Reason for Report

- 1.1 This report provides the latest Roding updates.

#### 2. General Update

- 2.1 Roding operations are normally quiet through the winter months. There have been several slips, fallen trees and isolated surface flooding due to recent wet weather, but this has not caused any major disruptions across the road network.
- 2.2 Ahead of our new Road Maintenance Contract, Downer staff inductions took place on 26th, 27th and 30th June at Hawkestone Golf Course. Carol Gordon and Arno Benadie welcomed the team on the first day and Mayor Andy Watson was invited to speak on the last day.
- 2.3 Downer held these induction sessions prior to starting to limit disruption in the first weeks of the contract.
- 2.4 Key management staff have transferred over from the previous Higgins contract, and this has been of great benefit to RDC in relation to continuity of service.

#### 3. Marton Roding Depot

- 3.1 We have engaged an architect who is working on our behalf to gain building consents for a transportable office building which will be located at our King St site and for a porta-com which will be located across the road on leased land at Matt Burkes Engineering yard in King St. Both building consents should be lodged in July.
- 3.2 Downer contract administration staff have taken up residence at our Follet St office and will remain working from this space until the transportable office building is ready for use.

#### 4. Taihape Depot

- 4.1 RDC has purchased the existing Higgins Road Maintenance depot at 129 Hautapu St in Taihape.
- 4.2 Higgins have a lease on part of this property and have rights to extend the lease until 2027. Until that time, we intend to share the site with Higgins where Downer contract staff will use an office building at that site and will also rent extra space to house plant at Byfords Construction Ltd's yard, which is close by in Linnet St.

#### 5. Higgins Contract

- 5.1 The Higgins contract finished on 30 June 2026. Prior to this we engaged WSP to undertake a compliance audit of the road network. The roads audited were of our choosing in areas where we were aware of non-compliance relating to the contract specifications. The audit was undertaken by a WSP Engineer in tandem with a Higgins

**ITEM 9.1**

Network Inspector. Both parties agreed on issues as they were identified during the audit.

- 5.2 The majority of the work identified related to saplings which had self-seeded within the road reserve. Higgins concentrated their efforts over the last two months of the contract to rectify the work identified.
- 5.3 The contract bond of \$200,000 has been put in place by Higgins for a period of one year. The bond is in place to cover any issues that may arise in the next twelve months relating to rework or quality of work.

## **6. Taihape Napier Road – Pavement Work**

### **6.1 Gentle Annie**

6.1.1 We have had some recent issues with a large patch on the Gentle Annie section of the Taihape Napier Rd. An area of pavement failed on a very steep uphill section (lane heading to Napier) and we (Higgins) have had difficulty rectifying the fault. This is mainly due to the time of year with cold and wet weather along with the volume of trucks travelling to Napier, mostly logging trucks. The pavement is in such poor condition that heavy trucks were losing traction and getting stuck. Trucks losing traction in this area is a frequent occurrence, but the damage caused this year is significantly worse than we have seen in previous years.

6.1.2 In the last week of June Higgins undertook a repair where they stabilised the top 200m of the road with a higher than normal mix of cement.

6.1.3 We have a good relationship with logging contractors, and they agreed not to use the road for five days to allow the cement to cure and the pavement to settle.

6.1.4 The repair has been successful, but it is a temporary measure to be rectified with a permanent repair when the weather allows.

6.2 There is a significant amount of repair work required on other sections of Taihape Napier Road which is required ahead of the 2025/26 reseal programme. Downer Asset Management staff will assess this work and advise if any areas require full pavement reconstruction rather than repairs and then resurfacing.

6.3 The cost of the Gentle Annie permanent repair and any other required pavement renewals have not been factored into the current renewal programme. Once prioritised by Downer, inclusion of these sites may require deferral of other 2025/26 or 2026/27 pavement rehabilitation work.

## **7. Low Cost Low Risk Funding - School Signage**

7.1 As part of the 2021/24 National Land Transport Fund (NLTP) we applied for funding for signage upgrades near schools to create variable speed zones around open and close times.

7.2 During the 2021/24 NLTP period we upgraded signage at 10 schools in the district, 11 schools still required signage upgrades.

7.3 On 12 June NZTA approved our funding application for signage upgrades for the following schools.

## 7.4

## ITEM 9.1

Activity name	Activity description	Requested	Status
Clifton School Signage Upgrades	Static VSS	\$7,170	Funding Approved
Nga Tawa Diocesan School Signage Upgrades	Electronic VSS	\$35,981	Funding Approved
Huntley School (Marton) Signage Upgrades	Electronic VSS	\$35,494	Funding Approved
South Makirikiri School Signage Upgrades	Electronic VSS	\$36,282	Funding Approved
Papanui Junction School Signage Upgrades	Static VSS	\$5,551	Funding Approved
Moawhango School Signage Upgrades	Static VSS	\$8,876	Funding Approved
Pukeokahu School Signage Upgrades	Static VSS	\$6,376	Funding Approved
Taoroa School Signage Upgrades	Electronic VSS	\$32,931	Funding Approved
Taihape Area School Signage Upgrades	Static VSS	\$11,164	Funding Approved
St Joseph's School (Taihape) Signage Upgrades	Static VSS	\$4,213	Funding Approved
Te Kura o Ratana Signage Upgrades	Static VSS	\$v5,401	Funding Approved

VSS = Variable Speed Signs

Static VSS = Fixed speed limit and message signs

Electronic VSS = Remotely adjustable LED speed limit signs

7.5 This work will complete upgrades at all schools in the district by the end of the 2025/26 financial year.

7.6 Total value of these projects \$189,437

7.7 Local Share of these projects \$64,409

7.8 The local share budget facility is available due to the reduced funding approved for the initially proposed 2024-27 LCLR Programme.

## 8. Impact on Strategic Risks

8.1 There are no impacts relating to strategic risks.

## 9. Strategic Alignment

9.1 There are no impacts relating to strategic alignment.

## 10. Mana Whenua Implications

10.1 There are no Mana Whenua Implications.

## 11. Climate Change Impacts and Consideration

11.1 There are no climate change implications

**ITEM 9.1**

**12. Statutory Implications**

12.1 There are no statutory implications

**Recommendation**

That the report “Roading Update” be received.



## 9.2 Consent Compliance Report - June 2025

**Author:** Arno Benadie, Deputy Chief Executive

**Authoriser:** Arno Benadie, Deputy Chief Executive

### 1. Reason for Report

- 1.1 The reason for the report is to update elected members on district-wide consent compliance performance.
- 1.2 The consent compliance includes raw water abstraction, Drinking Water Quality Assurance Rules and treated wastewater discharge.

### 2. Water Supply

#### 2.1 Water Supply Consent Compliance

- 2.1.1 Table 1 shows the compliance of each water supply scheme against abstraction consent conditions. Only those schemes for which Rangitikei District Council (RDC) is the consent holder have been shown.
- 2.1.2 RDC is authorised to abstract surface water and groundwater to provide water for eight water schemes. The associated limits for seven of these abstractions were complied with for the duration of May 2025 (see Table 1 for details).

*Table 1: Consent Compliance with Abstraction - Water Supply*

Scheme	Compliance May 2025	Comments	Actions
Marton	Compliant		No action required
Taihape	Compliant		Consent expired - S124
Bulls	Compliant		Consent expired - S124
Mangaweka	Compliant		No action required
Ratana	Non-compliant	2 instances of daily total volume exceedance	Keep under surveillance
Erewhon Rural		This is Horizons Equipment	
Hunternville Rural	Compliant		No action required
Omatane Rural	Compliant		No action required

#### 2.2 Drinking Water Quality Assurance Rules

- 2.2.1 Tables 2a through 2f show the compliance for May 2025 of each water supply scheme against the Drinking Quality Assurance Rules (DWQAR) (2022) Treatment Rules. E. coli is monitored monthly at Mangaweka.

Table 2a: DWQAR Compliance Monitoring Treatment Rules - BULLS

	Rule	Parameter	Limit	Compliance May 2025	Comments	
Bacterial	T3.2	C.t.	≥ 15 min.mg/L (95%)	Compliant		Treated Water
	T3.3	FACE	≥ 0.2 mg/L (100%)	Non-Compliant	2 days >100%	
	T3.4	T <sub>10</sub> contact time	≥ 5 minutes contact	Compliant		
	T3.5	Turbidity	< 1.0 NTU (95%)	Compliant		
	T3.6	Turbidity	Not > 2 NTU for 15 min period	Compliant		
Protozoal	T3.31	Turbidity	≤ 0.15 NTU (95%)	Compliant		Filters 3 Log
	T3.32	Turbidity	not > 0.5 NTU for 15 min period	Compliant		
	T3.85	Flow	Within certified range (95%)	Compliant		UV 4 Log
	T3.86	UV Dose	≥ Required Dose (95%)	Compliant		
	T3.87	UV Dose	Not < Req Dose for 15 min period	Compliant		
	T3.88	Turbidity	Not > 5.0 NTU for 15 min period	Compliant		
Continuous Monitoring Checks						
bacterial	T3.1	chlorine disinfection / treated water		✓		
protozoal	T3.33	coagulation, flocculation, direct filtration		✓		
	T3.91	UV disinfection		✓		

Table 2b DWQAR Compliance Monitoring Treatment Rules – HUNTERVILLE

	Rule	Parameter	Limit	Compliance May 2025	Comments	
Bacterial	T3.2	C.t.	≥ 15 min.mg/L (95%)	Compliant		Treated Water
	T3.3	FACE	≥ 0.2 mg/L (100%)	Compliant		
	T3.4	T <sub>10</sub> contact time	≥ 5 minutes contact	Compliant		
	T3.5	Turbidity	< 1.0 NTU (95%)	Compliant		
	T3.6	Turbidity	Not > 2 NTU for 15 min period	Compliant		
Protozoal	T3.43	Turbidity	≤ 0.15 NTU (95%)	Compliant		Filters 3 Log
	T3.44	Turbidity	not > 0.5 NTU for 15 min period	Compliant		
	T3.65	Turbidity	≤ 1.0 NTU (95%)	Compliant		Cartridge Filters 0.5 Log
	T3.66	Turbidity	not > 1.0 NTU for 15 min period	Compliant		
	T3.67	Turbidity	Filtrate not > Raw for 15 min period	Compliant		
	T3.68	Flow	Within certified range (100%)	Compliant		
	T3.69	Differential Pressure	Within certified range (100%)	Compliant		UV 4 Log
	T3.70	Differential Pressure	Min DP > new DP (100%)	Non-Compliant	27 days non-compliant	
	T3.85	Flow	Within certified range (95%)	Compliant		
	T3.86	UV Dose	≥ Required Dose (95%)	Compliant		
	T3.87	UV Dose	Not < Req Dose for 15 min period	Compliant		
	T3.88	Turbidity	Not > 5.0 NTU for 15 min period	Compliant		

Continuous Monitoring Checks			
bacterial	T3.1	chlorine disinfection / treated water	✘
protozoal	T3.45	coagulation, flocculation, sedimentation, filtration	✘
	T3.72	cartridge filtration	✘
	T3.91	UV disinfection	✘

Table 2c: DWQAR Compliance Monitoring Treatment Rules - MANGAWEKA

Rule	Parameter	Limit	Compliance May 2025	Comments	
T2.1	E Coli	<1	Compliant	1 per month required	Treated Water
T2.1	Total Coliforms	<1	Compliant	1 per month required	
T2.2	Turbidity	<5 NTU	Compliant	continuously monitored	
T2.2	FAC	≥ 0.5 mg/L	Compliant	continuously monitored	
T2.2	pH	between 6.5 - 8	Compliant	continuously monitored	

Table 2d: DWQAR Compliance Monitoring Treatment Rules - MARTON

	Rule	Parameter	Limit	Compliance May 2025	Comments	
Bacterial	T3.2	C.t.	≥ 15 min.mg/L (95%)	Compliant		Treated Water
	T3.3	FACE	≥ 0.2 mg/L (100%)	Compliant		
	T3.4	T <sub>10</sub> contact time	≥ 5 minutes contact	Compliant		
	T3.5	Turbidity	< 1.0 NTU (95%)	Compliant		
	T3.6	Turbidity	Not > 2 NTU for 15 min period	Compliant		
Protozoal	T3.39	Turbidity	≤ 0.30 NTU (95%)	Compliant		Filters 3 Log
	T3.40	Turbidity	not > 0.5 NTU for 15 min period	Compliant		UV 4 Log
	T3.85	Flow	Within certified range (95%)	Compliant		
	T3.86	UV Dose	≥ Required Dose (95%)	Compliant		
	T3.87	UV Dose	Not < Req Dose for 15 min period	Compliant		
	T3.88	Turbidity	Not > 5.0 NTU for 15 min period	Compliant		
<b>Continuous Monitoring Checks</b>						
bacterial	T3.1	chlorine disinfection / treated water		✓		
protozoal	T3.41	coagulation, flocculation, direct filtration		✓		
	T3.91	UV disinfection		✓		

Table 2e: DWQAR Compliance Monitoring Treatment Rules - RATANA

	Rule	Parameter	Limit	Compliance May 2025	Comments	
Bacterial	T3.2	C.t.	≥ 15 min.mg/L (95%)	Compliant		Treated Water
	T3.3	FACE	≥ 0.2 mg/L (100%)	Compliant		
	T3.4	T <sub>10</sub> contact time	≥ 5 minutes contact	Compliant		
	T3.5	Turbidity	< 1.0 NTU (95%)	Compliant		
	T3.6	Turbidity	Not > 2 NTU for 15 min period	Compliant		
Continuous Monitoring Checks						
bacterial	T3.1	chlorine disinfection / treated water		✘		

Table 2f: DWQAR Compliance Monitoring Treatment Rules - TAIHAPE

		Rule	Parameter	Limit	Compliance May 2025	Comments	
Bacterial	T3.2	C.t.	≥ 15 min.mg/L (95%)	Compliant			Treated Water
	T3.3	FACE	≥ 0.2 mg/L (100%)	Non-Compliant	1 day at 99.93%		
	T3.4	T <sub>10</sub> contact time	≥ 5 minutes contact	Compliant			
	T3.5	Turbidity	< 1.0 NTU (95%)	Compliant			
	T3.6	Turbidity	Not > 2 NTU for 15 min period	Compliant			
Protozoal	T3.39	Turbidity	≤ 0.15 NTU (95%)	Compliant			Filters 3 Log
	T3.40	Turbidity	not > 0.5 NTU for 15 min period	Compliant			
	T3.85	Flow	Within certified range (95%)	Compliant			UV 4 Log
	T3.86	UV Dose	≥ Required Dose (95%)	Compliant			
	T3.87	UV Dose	Not < Req Dose for 15 min period	Compliant			
	T3.88	Turbidity	Not > 5.0 NTU for 15 min period	Compliant			
Continuous Monitoring Checks							
bacterial	T3.1	chlorine disinfection / treated water			✓		
protozoal	T3.41	coagulation, flocculation, sedimentation, filtration			✓		
	T3.91	UV disinfection			✓		

2.2.2 Drinking water was safe to drink for the month of May 2025.

2.2.3 Digital reporting of DWQAR compliance to Taumata Arowai is updated using Water Outlook. Large water supplies (population greater than 500) are reported monthly. Small water supplies have a 3 monthly reporting timeframe, the only Rangitikei District water supply of this size is Mangaweka.

Table 3: DWQAR Compliance Distribution Rules D3

Scheme	Rule	Parameter	Limit	Compliance May 2025	Comments
Bulls BUL001BU	D3.19	FAC	0.2 mg/L (85%)	Compliant	
	D3.29	E. Coli, Total coliforms	<1	Compliant	
	D3.22	Disinfection by-products	various	Compliant	samples required once per quarter
	D3.24	Plumbosolvent Metals	various	Compliant	samples required twice per year
Hunterville HUN001HU	D3.19	FAC	0.2 mg/L (85%)	Compliant	
	D3.29	E. Coli, Total coliforms	<1	Compliant	
	D3.22	Disinfection by-products	various	Compliant	samples required once per quarter
	D3.24	Plumbosolvent Metals	various	Compliant	samples required twice per year
Marton MAR001MA	D3.19	FAC	0.2 mg/L (85%)	Compliant	
	D3.29	E. Coli, Total coliforms	<1	Compliant	
	D3.22	Disinfection by-products	various	Compliant	samples required once per quarter
	D3.24	Plumbosolvent Metals	various	Compliant	samples required twice per year
Ratana RAT001RA	D3.19	FAC	0.2 mg/L (85%)	Compliant	
	D3.29	E. Coli, Total coliforms	<1	Compliant	
	D3.22	Disinfection by-products	various	Compliant	samples required once per quarter
	D3.24	Plumbosolvent Metals	various	Compliant	samples required twice per year
Taihape TAI001TA	D3.19	FAC	0.2 mg/L (85%)	Compliant	
	D3.29	E. Coli, Total coliforms	<1	Compliant	
	D3.22	Disinfection by-products	various	Compliant	samples required once per quarter
	D3.24	Plumbosolvent Metals	various	Compliant	samples required twice per year

Table 4: DWQAR Compliance Distribution rules D2 (new rules commenced 1 January 2025)

Scheme	Rule	Parameter	Limit	Compliance May 2025	Comments
Mangaweka MAN001MA	D2.1	E. Coli, Total coliforms	<1	Compliant	samples required once per month
	D2.2 & D2.7	FAC	0.2 mg/L (80%)	Compliant	samples required 8x per month
	D2.5	Plumbosolvent Metals	various	Compliant	samples required once per year

### 3. Wastewater

3.1 RDC have seven discharge consents, none of which were fully compliant for the reporting period up to June 2025 (See below tables for details).

#### Marton WWTP

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Compliant	0	Non-Compliant	TSS	Non-Compliant	D/S - scBOD, Nitrogen-Ammonia, Turbidity
Mar 2025	Compliant	0	Compliant		Non-Compliant	D/S - Nitrogen-Ammonia, Turbidity
Apr 2025	compliant	0	Compliant		Non-Compliant	D/S - scBOD, Nitrogen-Ammonia, Turbidity
May 2025	Compliant	0	Compliant		Non-Compliant	D/S - scBOD, Turbidity

#### Taihape WWTP

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Non-Compliant	28	Compliant	No consent limit available	Non-Compliant	D/S - DRP, Aluminium
Mar 2025	Non-Compliant	31	Compliant	No consent limit available	Non-Compliant	D/S - DRP, E.Coli
Apr 2025	Non-Compliant	30	Compliant	No consent limit available	Compliant	
May 2025	Non-Compliant	30	Compliant	No consent limit available	Compliant	

#### Bulls WWTP

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Non-Compliant	1	Compliant		Compliant	No consent limit available
Mar 2025	Compliant	0	Non-Compliant	Enterococci	Compliant	No consent limit available
Apr 2025	Compliant	0	Compliant		Compliant	No consent limit available
May 2025	Non-Compliant	4	Non-Compliant	TSS	Compliant	No consent limit available

**Mangaweka WWTP**

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Compliant	0	Non-Compliant	E.Coli, scBOD, Ammonia-N	Compliant	No consent limit available
Mar 2025	Non-Compliant	1	Non-Compliant	E.Coli, scBOD, Ammonia-N, TSS	Compliant	No consent limit available
Apr 2025	Non-Compliant	1	Non-Compliant	E.Coli, TSS	Compliant	No consent limit available
May 2025	Compliant	0	Non-Compliant	E.Coli	Compliant	No consent limit available

**Huntermville WWTP**

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Non-Compliant	5	Non-Compliant	DRP, E Coli	Compliant	
Mar 2025	Non-Compliant	5	Non-Compliant	DRP, E Coli	Compliant	
Apr 2025	Non-Compliant	8	Non-Compliant	DRP, E Coli	Compliant	
May 2025	Non-Compliant	9	Non-Compliant	DRP, scBOD, Ammonia-N	Compliant	

**Ratana WWTP**

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Non-Compliant	1		no samples taken		no samples taken
Mar 2025	Non-Compliant	3	Non-Compliant	Enterococci, TSS		no samples taken
Apr 2025	Non-Compliant	10		no samples taken		no samples taken
May 2025	Non-Compliant	22		no samples taken		no samples taken

Effluent sampled quarterley

**Koitiata WWTP**

Month	Volume		Effluent		Environment	
	statement	Days non-compliant	statement	Parameters non-compliant	statement	Parameters non-compliant
Feb 2025	Non-Compliant	0		no samples taken		no samples taken
Mar 2025	Non-Compliant	0		no samples taken		no samples taken
Apr 2025	Non-Compliant	0		no samples taken		no samples taken
May 2025	Non-Compliant	0		no samples taken		no samples taken

Flow data connection not working

**4. Financial Implications**

4.1 There are no financial implications.

**5. Impact on Strategic Risks**

5.1 There are no impacts on strategic risks.

**6. Strategic Alignment**

6.1 The information contained in this report aligns with Council strategic alignment

**7. Mana Whenua Implications**

7.1 There are no implications for Mana Whenua

**8. Climate Change Impacts and Consideration**

8.1 There are no climate change impacts to consider.

**9. Statutory Implications**

9.1 There are no statutory implications.

**Recommendation**

That the report 'Consent compliance Report – June 2025' be received.

**ITEM 9.2**



### 9.3 Project Updates Report - July 2025

**Author:** Arno Benadie, Chief Operating Officer

**Authoriser:** Arno Benadie, Deputy Chief Executive

#### 1. Reason for Report

- 1.1 This is a monthly report on progress on significant projects currently being delivered by Council staff.

#### 2. Key Highlights from Current Projects

##### Wastewater Projects

#### 3. Marton to Bulls Wastewater Centralisation (Project Manager – Steve Carne)

- 3.1 Responding to the proposed new Taumata Arowai Discharge Standards, the project team has refined the shortlisted options as follows –

- Option 1 - 100% Discharge to land- treatment plant at the RDC-owned site.
- Option 2 - Combined discharge to land and river – treatment plant at Bulls.
- Option 3 - Combined discharge to land and river – treatment plants at Marton and Bulls.
- Option 4 - 100% Discharge to river – standards as per the draft Wastewater Discharge standards (moderate dilution environment).
- Option 5 - 100% Discharge to river – discharge requirements as per the Horizon One Plan (i.e. the treatment assumptions in the long list options report).

Variants on Options 1 and 4 involving storm water inflow and infiltration reduction works, and reduced plant design flows are also being investigated.

- 3.2 A Design Report on each of these Options is anticipated to be supplied before the end of July 2025. Costing of these options are anticipated to be completed by end of July.
- 3.3 The team will be ready to identify a preferred option by the end of July. However, it has been decided that the identification of the preferred option will not be carried out until the Wastewater Discharge Standards are finalised. Taumata Arowai advised that this is anticipated for early August. We consider this timeline ambitious.
- 3.4 It is proposed that a preferred option will be identified immediately after this and that the preferred option will be presented to Council in either late August or September for ratification.
- 3.5 Taumata Arowai have also advised in a meeting with them on June 3 that RDC is covered by the Interim provisions of Standards re operating on existing use rights for expired consents and that the insistence of consent lodgement before June 30, 2026, is no longer necessary. A consent could therefore be lodged at a date later than this. However, this is

## ITEM 9.3

not the preferred process, with consent lodgement still being targeted to before June 30, 2026.

- 3.6 Review of the Discharge Standards indicates waterway discharges will require a far lower treatment standard than the current Horizons One Plan requirements and hence significantly lower capital cost involved in such a discharge arrangement.
- 3.7 Prioritised investigative works carried out by the team thus far have concluded that the RDC purchased land will not be able to dispose of more than 65% of current design flows. A land disposal solution will require more land, adding significantly to its costs. The associated costs may make this option unfeasible. This is currently being assessed by the project team.
- 3.8 Autosamplers are now installed to provide better definition on possible trade waste flow components of the flows entering the Marton and Bulls treatment plants. A representative from Ngati Parewahawaha is carrying out the sampling for RDC.
- 3.9 Direct liaison with Malteurop, Speirs and Nestle Purina about their current and projected trade waste flows is about to commence.
- 3.10 Dialogue with ANZCO Manawatu is ongoing to determine the feasibility and appropriateness of incorporating their discharge into the Bulls plant inlet. ANZCO Manawatu would become a trade waste customer of RDC under this scenario. Discussions will evolve further once the additional components of capex and Opex due to the ANZCO Manawatu flow are determined.

#### 4. Rātana Wastewater Discharge to Land (Project Manager – Steve Carne)

- 4.1 The project is in a holding pattern awaiting approval to proceed with track pricing and hard stand construction, needed to enable the pipe materials to be delivered. Work on designing the large dam that will store the treated wastewater, up to Building Consent status, continues with WSP and external experts.
- 4.2 A pre-hearing meeting with all three submitters to the new Ratana consent was held at Horizons Regional Council. A full hearing date has not been set yet.
- 4.3 Due to relative high salinity of treated wastewater in the Ratana oxidation ponds, (caused by the softening process at the water treatment plant), it is likely that land irrigation of Ratana effluent as proposed could be problematic.
- 4.4 Investigation of the engineering feasibility of an alternative arrangement involving long distance pumping of Ratana effluent to the new Whanganui District Council/ Kaitoke Prison wastewater connection is almost complete.
- 4.5 The estimated cost of this alternative solution is \$4.6M which is approximately 60% of the estimate of the previously adopted solution.
- 4.6 WDC officers have agreed verbally in principle to such an arrangement. This alternative relies on a trade waste agreement with Whanganui DC.
- 4.7 Given the contents of the Taumata Arowai Wastewater Discharge Standards, a small sea outfall combined discharge is also being considered as an alternative option.
- 4.8 Reticulating Koitiata and transferring these flows to Ratana is also being considered as an addition to this alternative. The initial estimated cost of this using low-pressure sewer technology to service Koitiata is \$4.8M. This cost is currently being refined.

## 5. Taihape Wastewater Treatment Plant Improvement Projects (Project Manager- Steve Carne)

- 5.1 To improve current plant operations and increase consent compliance outcomes, an investigation into possible short term operational improvements and longer-term capital works improvements (given new requirements in the Taumata Arowai Wastewater Discharge Standards) is being undertaken.
- 5.2 A range of low-cost operational improvement opportunities have been identified for immediate implementation.
- 5.3 An assessment of plant infrastructure needs has been completed cognisant of the Wastewater Discharge Standards requirements.
- 5.4 Outcomes relating to both 4.2 and 4.3 above will be greatly improved if the extensive rainfall-dependent inflow and infiltration (I/I) in the network is reduced.
- 5.5 A strategy for network I/I reduction is being developed in accordance with industry best practice.
- 5.6 Based on investigative field works already completed by RDC, some identified rectification and remedial works have been identified for immediate implementation.
- 5.7 News of the I/I Strategy development and the proposed remedial works needs to be communicated to the Taihape community. A community awareness campaign is currently being developed by RDC which will be implemented as soon as possible.

### Water Projects

## 6. Marton Water Strategy (Project Manager – Gwilym van Hoffen)

- 6.1 Relocation of the pilot plant to the Reservoir Bore site is due to begin early in July and should be operational by the end of July. It will run continuously for 8-12 weeks, to collect information relating to the proposed membrane's design and performance.
- 6.2 Draft Principal's Requirements, NZS3916 Contract Document (Design and Construct), and Separable Portions for stage payments are being finalised with GFS. RDC will appoint a "principal's design reviewer" to carry out the necessary design reviews at Preliminary Design, Detailed Design, and Construction Design stages.
- 6.3 A 5-year operating warranty is being considered, in addition to the 12-month defects liability period. This will provide RDC with good protection from any 'teething' issues that are to be expected with an innovative design solution.
- 6.4 Design and costing of ancillary works to deal with the waste stream from the new plant are being undertaken by GFS. This is a new cost, which has not been included in the original (or later revised) GFS offer.
- 6.5 A design consultancy with WSP has almost completed design of the inlet work. This is inclusive of a permanent pump for the new Reservoir Bore and some new inlet pipework.
- 6.6 Extended full capacity testing of the 10-year-old Tutaenui Bore has been completed and indicating that sustainable yield (stable water levels without on-going unacceptable drawdown) of this bore is of the order of 3-3.1ML/day.
- 6.7 Staff are working on a communication strategy to keep the Marton community up to date with progress.

**ITEM 9.3****Community Facilities****7. Marton Offices and Library (Project Manager - Eswar Ganapathi)**

- 7.1 Council authorised staff to proceed with the Emergency Operations Centre (EOC) as a separate project independent of the Marton Offices and Community Hub.
- 7.2 Team Architects have now been engaged to provide Design Consultancy services for the EOC project.
- 7.3 Soil contamination and Geotechnical surveys were conducted between 11<sup>th</sup> and 13<sup>th</sup> June 2025.
- 7.4 The survey identified one underground tank with Diesel and two other tanks with oil.
- 7.5 The team collected soil samples from multiple locations within the site which have been sent to the lab for testing. Staff expect the lab results to be ready in the next two weeks.
- 7.6 The contract document is now finalised and is ready for the Chief Executive to sign.
- 7.7 Staff have been in touch with Horizons RC to finalise their potential sharing of office space with RDC. The conversations have now steered towards HRC not forming part of the 46 High Street project but likely to consider other sites such as the King Street depot.

**8. Taihape Grandstand (Project Manager - Eswar Ganapathi)**

- 8.1 A second meeting with the user group was held on 2 April 2025 in Taihape. Staff presented work completed to date including a list of project documents developed during the process.
- 8.2 Staff presented the indicative floor plans that were developed and was used as a basis for initiating a discussion around what the community wants to achieve with the redevelopment works.
- 8.3 Council resolved that the remaining available funding of approximately \$700,000 shall only be utilised towards seismic strengthening works. This means, any design services required for the community's initiatives will need to be funded by the community.
- 8.4 Most parties that attended the second meeting would prefer that any renovation underneath the grandstand be done at the same time as seismic strengthening. It is unclear at this stage if this will be achievable.
- 8.5 Council would have to decide whether to put the seismic strengthening works on hold until such time that the community are ready to move ahead with their proposed initiatives.
- 8.6 If Council choose to proceed with undertaking the seismic strengthening works as a separate activity, the community will no longer be able to use the interior of the building as they currently do.
- 8.7 A further user group meeting that was scheduled for 7 May was cancelled due to several apologies from the user group members, staff will work on an alternative date.

**9. Taihape Town Hall and Library Redevelopment (Project Manager - Eswar Ganapathi)**

- 9.1 During the council meeting in March 2025, staff presented two concept options for the redevelopment works. Council approved to proceed with the option of retaining the front two storey structure and to demolish and rebuild the hall, stage, supper room and toilets.
- 9.2 A meeting was held with the User Group on 3<sup>rd</sup> June 2025 where Staff presented the preliminary design proposal along with an optional proposal with enhanced features – Refer to Attachments 1 and 2.
- 9.3 The discussions and post meeting updates have been provided as Attachment 3.
- 9.4 Further discussions are required to finalise the stage height. These investigations will include additional costs to increase the stage height from the current 900 mm to 1200 mm and identify additional regulatory requirement and risks.
- 9.5 Staff expect to revert to Maycroft with a decision.

**10. Marton Swim Centre Structural Remediation Project Manager – Arno Benadie**

- 10.1 During the April 2025 Council meeting a report was presented to Council that provided a more detailed analysis of the options available for the Marton Swim Centre. This report aimed at providing more detailed information to facilitate Council's decision making for how to address the structural issue with the Marton Swim Centre.
- 10.2 Council agreed to proceed with investing in the repair of the Marton Swim Centre and to upgrade the existing facility to modern standards. Council selected the Base Recommendation option 1-B as their preferred option.
- 10.3 This option proposes that the swim centre main pool hall is strengthened and includes a range of repairs and some replacement of end of life or out of date assets. This option excludes any upgrades to the changing rooms and reception area.
- 10.4 The items identified in this option will be phased to align with available funding. The first items to be actioned will be the replacement of the roof and the earthquake strengthening of the main pool hall.
- 10.5 Replacement of the roof as part of option 1-B identified three solutions of how this can be achieved. These three options with associated cost estimates and benefits/challenges were presented at a Council workshop.
- 10.6 At the June 2025 Council meeting, Council confirmed the scope for the Marton Pool repairs to include the replacement of the roof with like for like with the addition of a ETFE liner for improved insulation and allow more daylight into the facility.
- 10.7 The scope of work to be included in the first phase of repairs and upgrades has now been finalised and Create Architects and Engineers and work has commenced.
- 10.8 The timeline for the design is expected to be completed by the end of October 2025, followed by a tender process expected to be finalised by the end of February with a Contractor expected to be on site by early March 2026. Construction of phase 1 repairs and upgrades are expected to be completed by August 2026.
- 10.9 The remainder of the upgrades will be included in future years depending on available funding.

**Miscellaneous**

**ITEM 9.3****11. 10. Scotts Ferry**

11.1 Council staff are working on finalising the Memorandum of Understanding (MOU) that will determine the activities, responsibilities and conditions when the Council owned tractor will be used in conjunction with the pump owned by a local farmer to reduce the risk of flooding at Scotts Ferry.

11.2 A draft has been created and is currently being reviewed by all the parties (Legal Counsel, RDC, Horizons, The farmer, the Scotts Ferry Firefighting group).

**12. 11. Financial Implications**

12.1 This report does not identify and financial implications.

**13. 12. Impact on Strategic Risks**

13.1 No impacts on strategic risks

**14. 13. Strategic Alignment**

14.1 All projects are aligned with strategic goals.

**15. 14. Mana Whenua Implications**

15.1 All mana whenua implications are managed by the individual projects.

**16. 15. Climate Change Impacts and Consideration**

16.1 There is no climate change impact.

**17. 16. Statutory Implications**

17.1 There are no statutory implications.

**Attachments:**

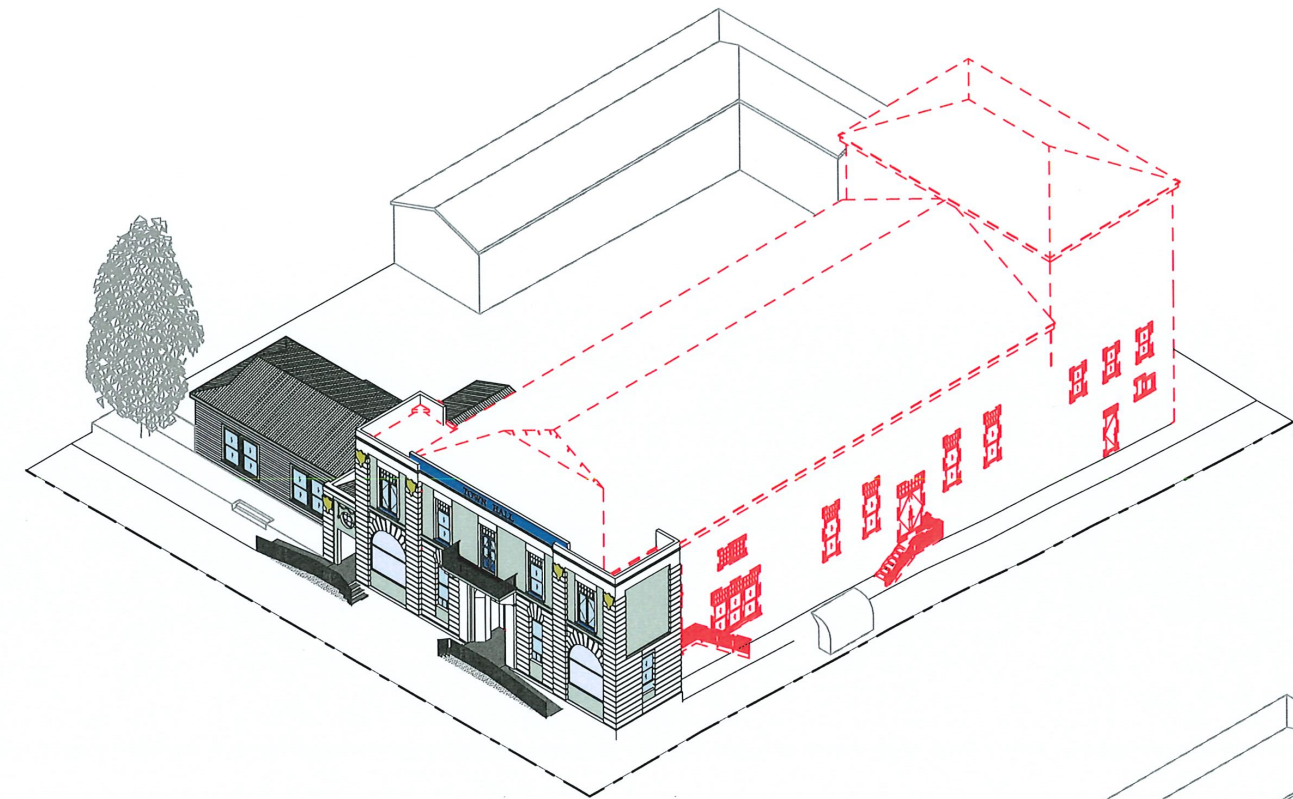
1. Taihape Town Hall Preliminary Design [↓](#)
2. Taihape Town Hall Enhanced Optional Design Proposal [↓](#)
3. Taihape Town Hall Discussion and Post Meeting Update [↓](#)

**Recommendation 1**

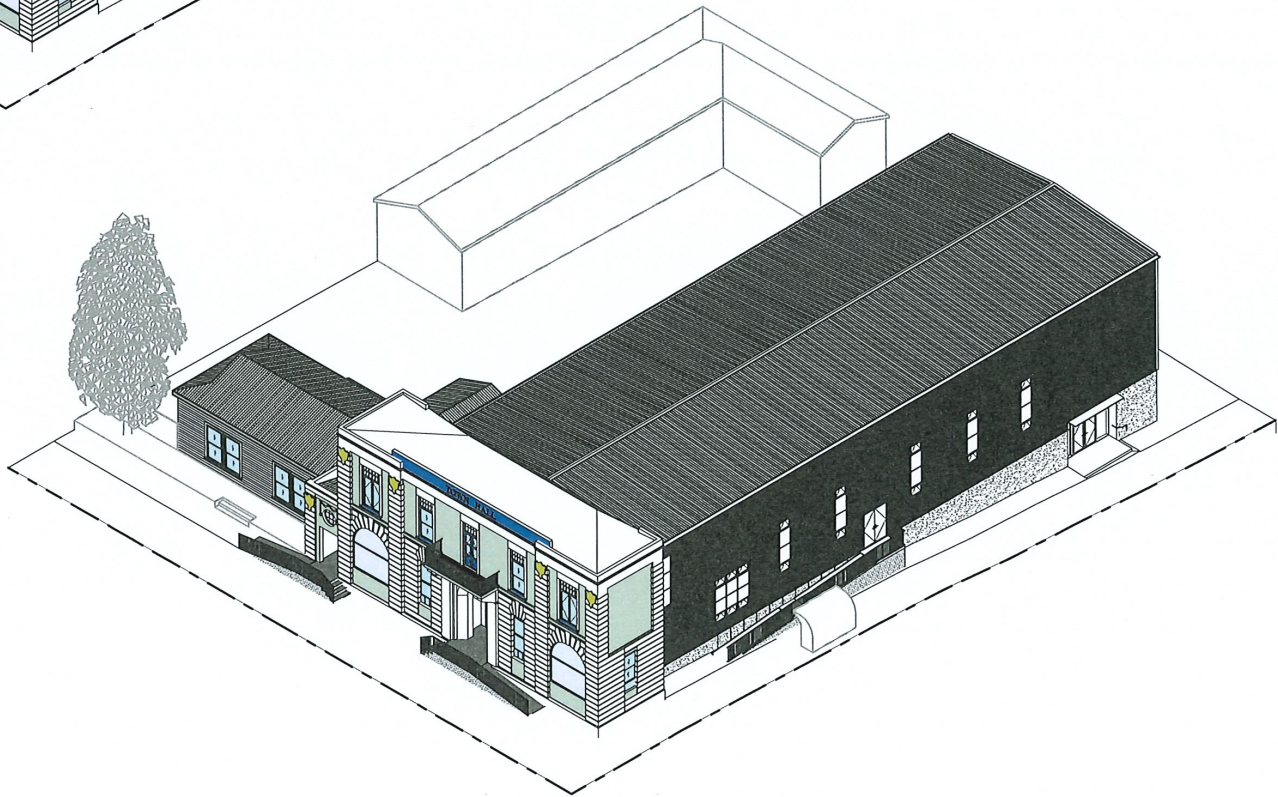
That the report 'Project Updates Report – July 2025' be received.



CAD File: H:\24138 - Taihape Town Hall & Library\A-Cad\Taihape Town Hall Redevelopment.plr  
Copyright McKENZIE HIGHAM ARCHITECTS 2025©



1 Town Hall Isometric (Existing / Demolition)  
Not to Scale



2 Town Hall Isometric (Proposed)  
Not to Scale

No.	Sheet Name
CD01	Existing Site Plan
CD02	Lower Ground Floor Existing and Demolition Plan
CD03	Ground Floor Existing and Demolition Plan
CD04	Existing and Demolition First Floor Plan
CD05	Existing and Demolition Roof Plan
CD06	Proposed Site Plan
CD07	Lower Ground Floor Proposed Plan (Minimum Option)
CD08	Ground Floor Proposed Plan (Minimum Option)
CD09	First Floor Proposed Plan (Minimum Option)
CD10	Roof Proposed Plan (Minimum Option)
CD11	Lower Ground Floor Proposed Plan (Enhanced Option)
CD12	Ground Floor Proposed Plan (Enhanced Option)
CD13	First Floor Proposed Plan (Enhanced Option)
CD14	Roof Proposed Plan (Enhanced Option)
CD15	Elevations - Existing
CD16	Elevations - Existing
CD17	Elevations - Proposed (Minimum Option)
CD18	Elevations - Proposed (Minimum Option)
CD19	Elevations - Proposed (Enhanced Option)
CD20	Elevations - Proposed (Enhanced Option)
CD21	Sections - Existing
CD22	Sections - Proposed (Minimum Option)
CD23	Sections - Proposed (Enhanced Option)

Taihape Town Hall  
Redevelopment

Project Address  
90 & 92 Hautapu Street,  
Taihape

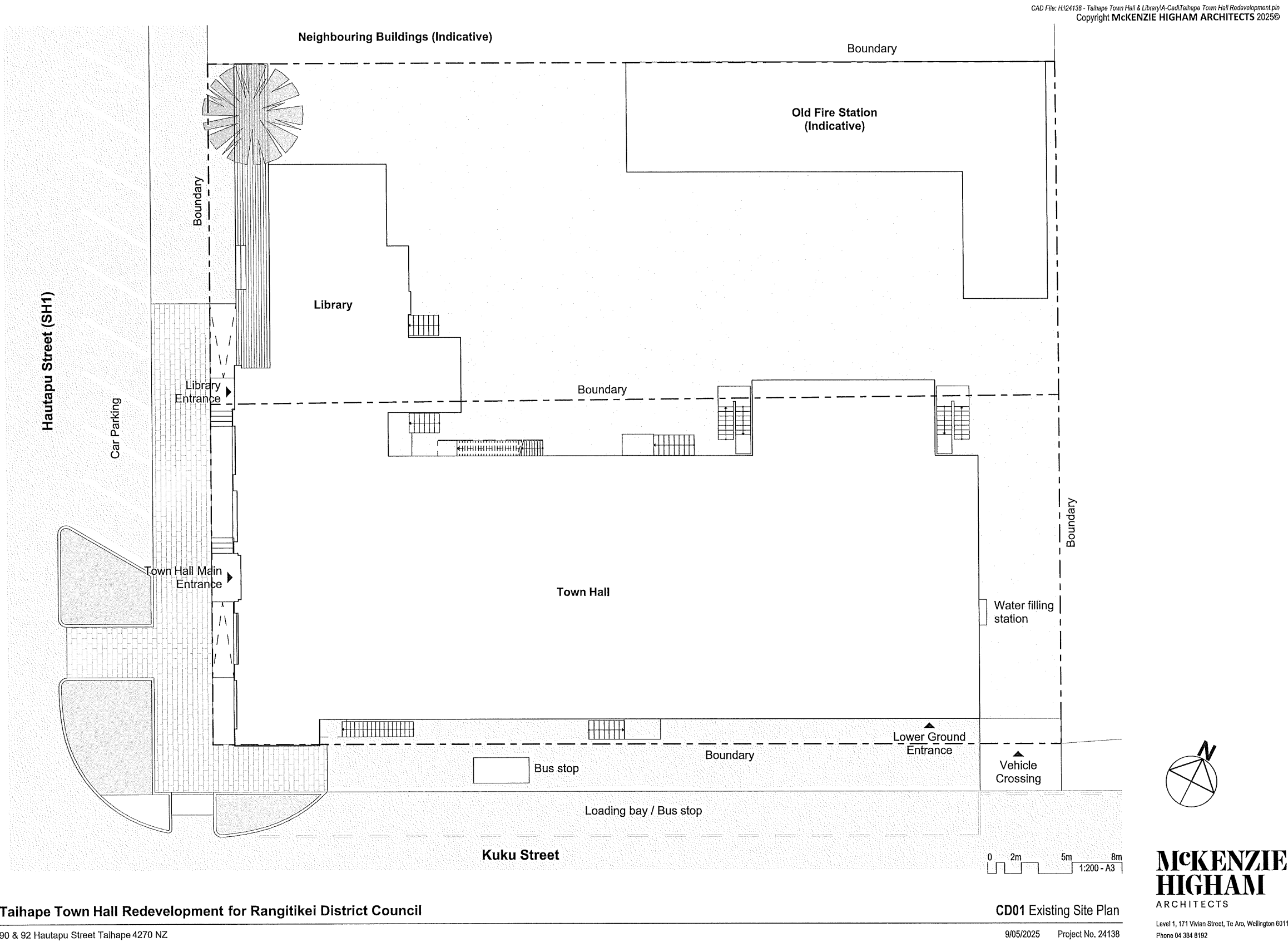
Prepared for  
Rangitikei District Council

Issued for  
**CONCEPT DESIGN**

Project No. 24138  
Date: Friday, 9 May 2025  
Drawing: Cover, DWG Rev- \*

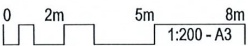
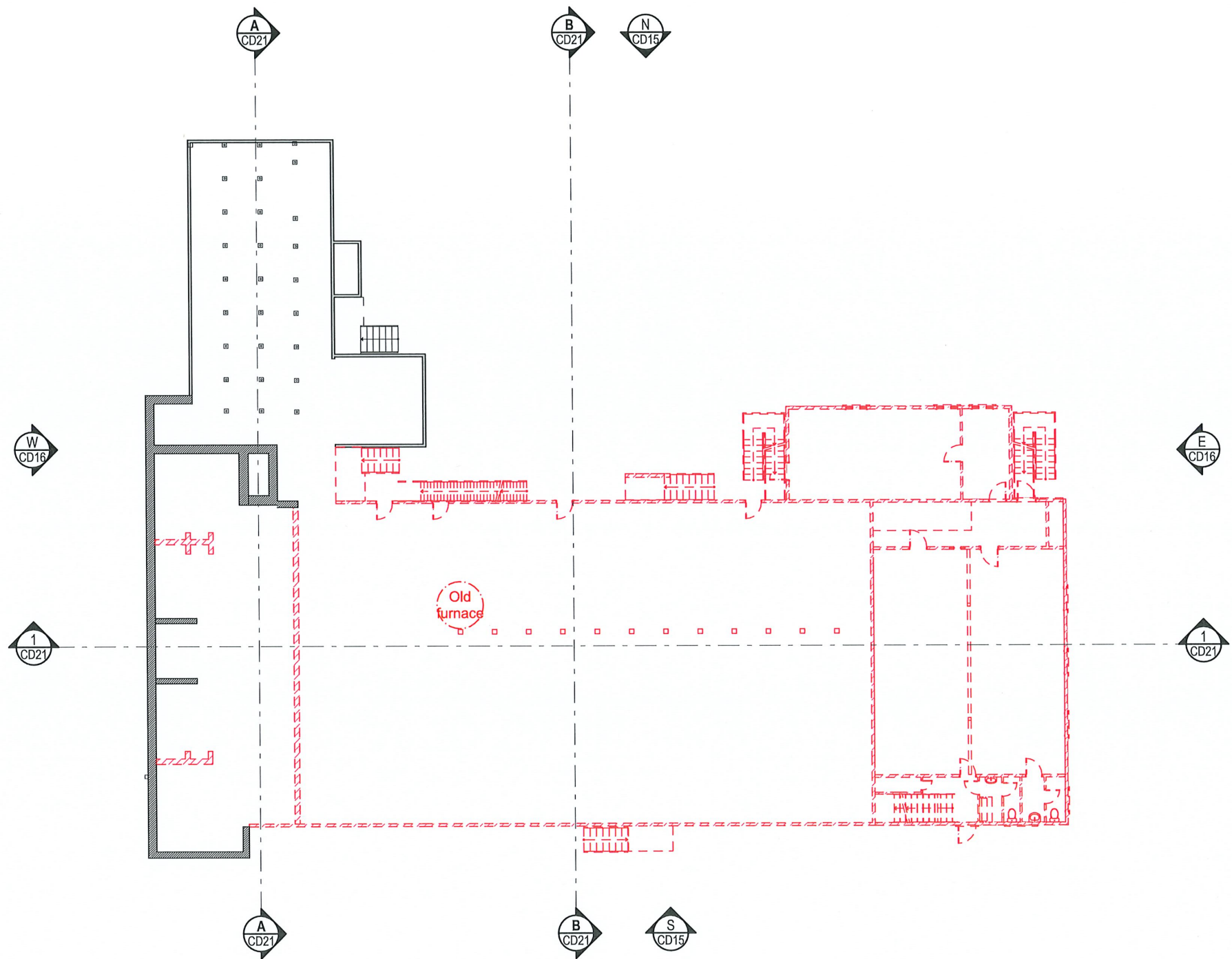
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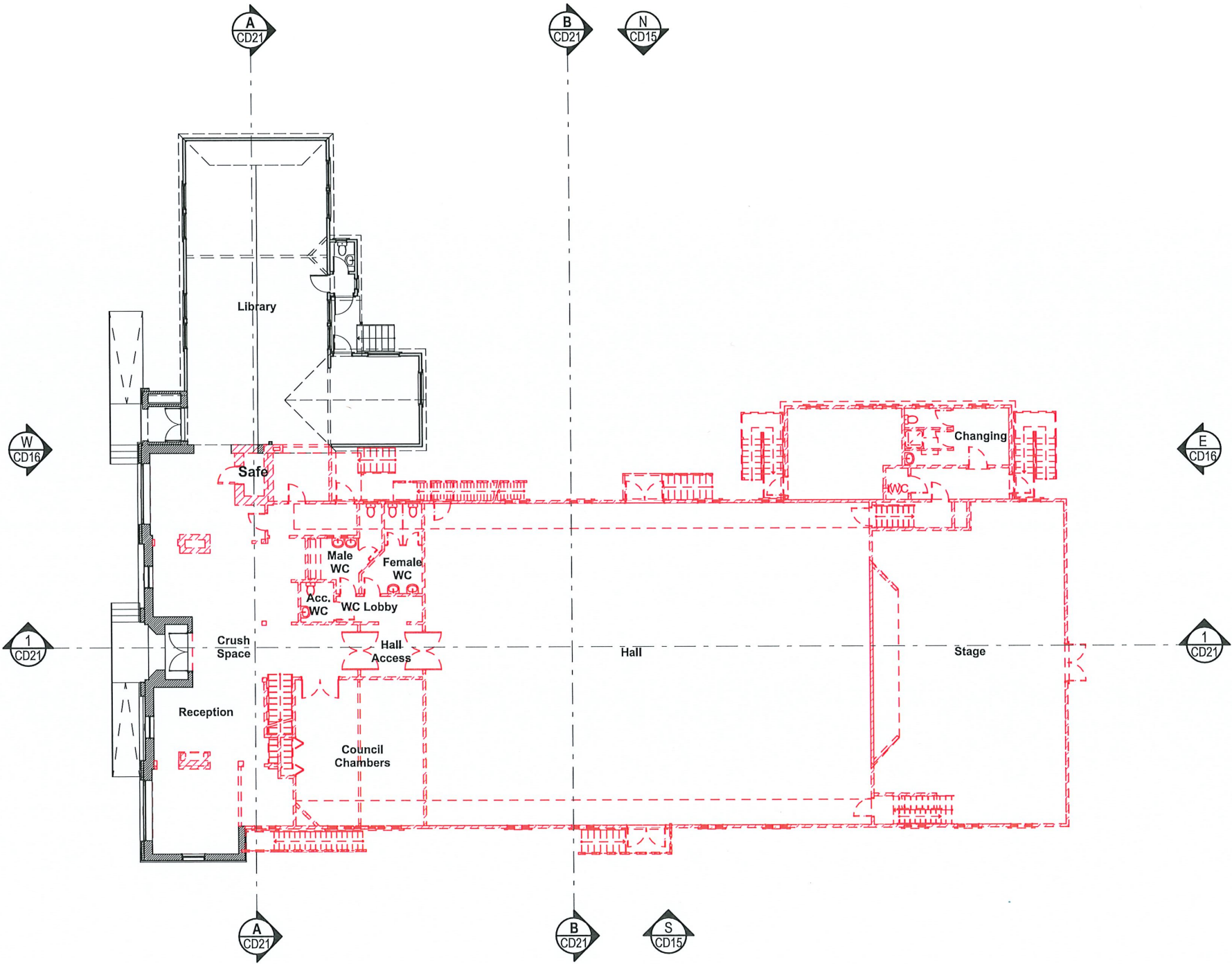


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CD02 Lower Ground Floor Existing and Demolition Plan  
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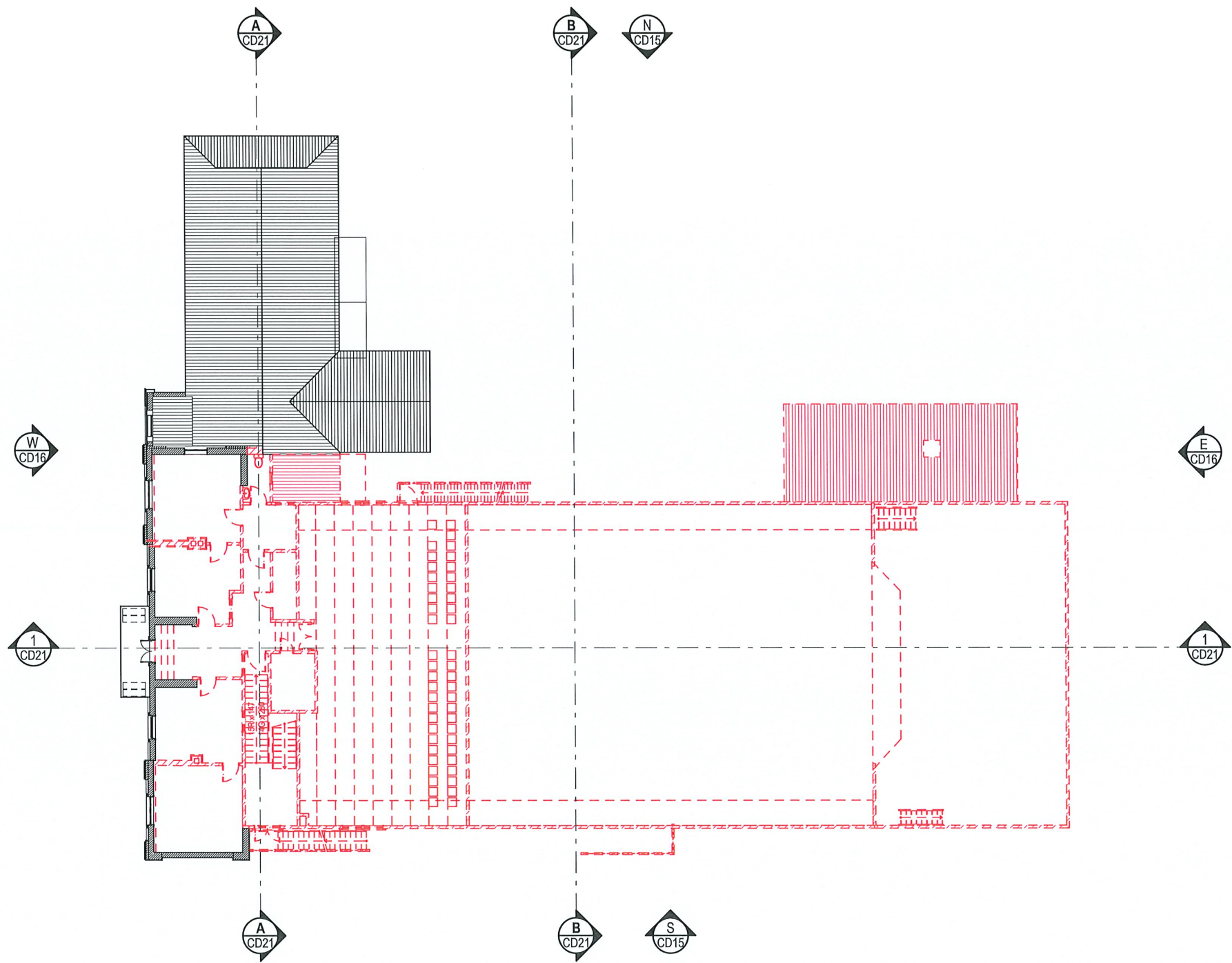
CD03 Ground Floor Existing and Demolition Plan

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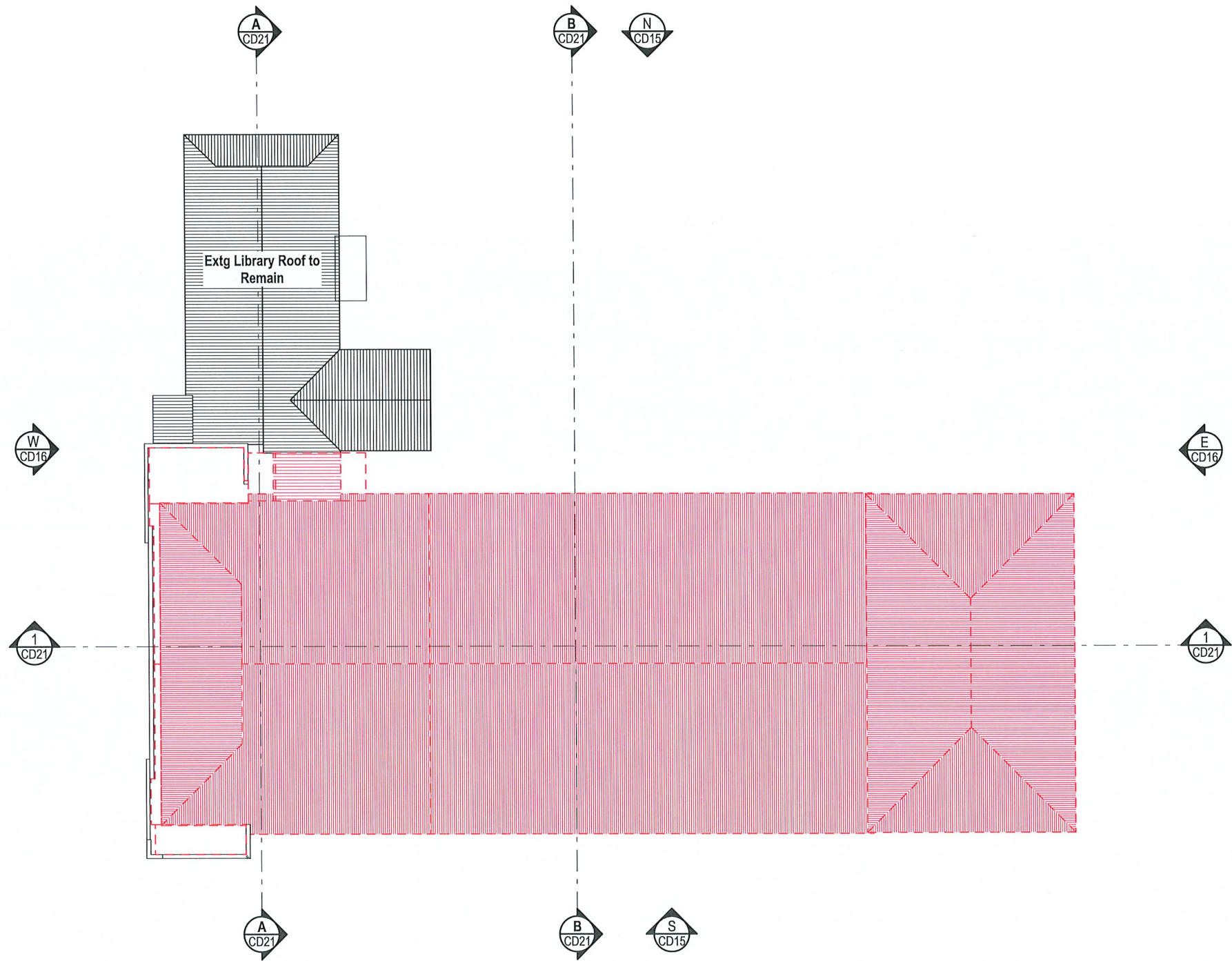
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CD04 Existing and Demolition First Floor Plan  
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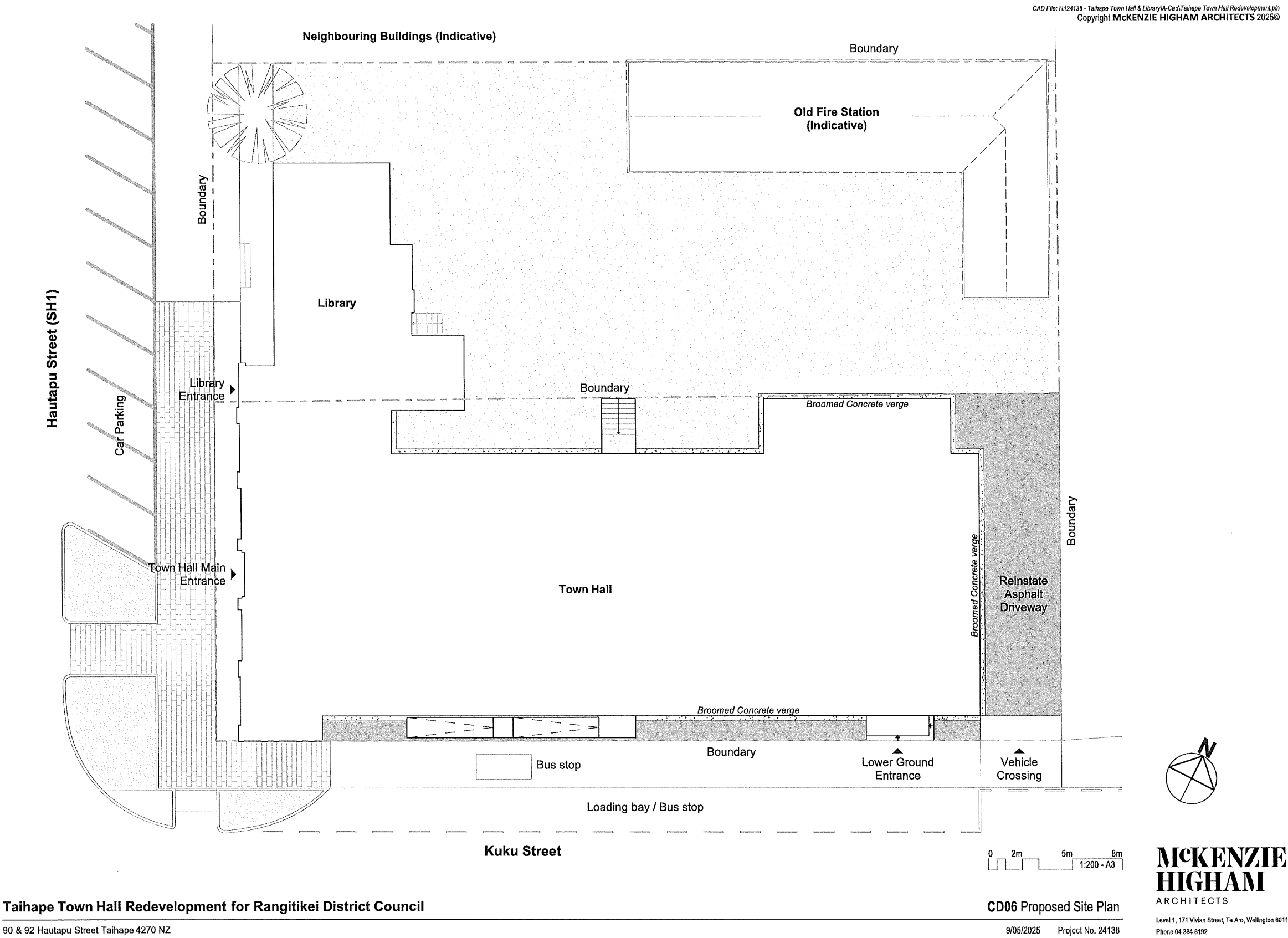


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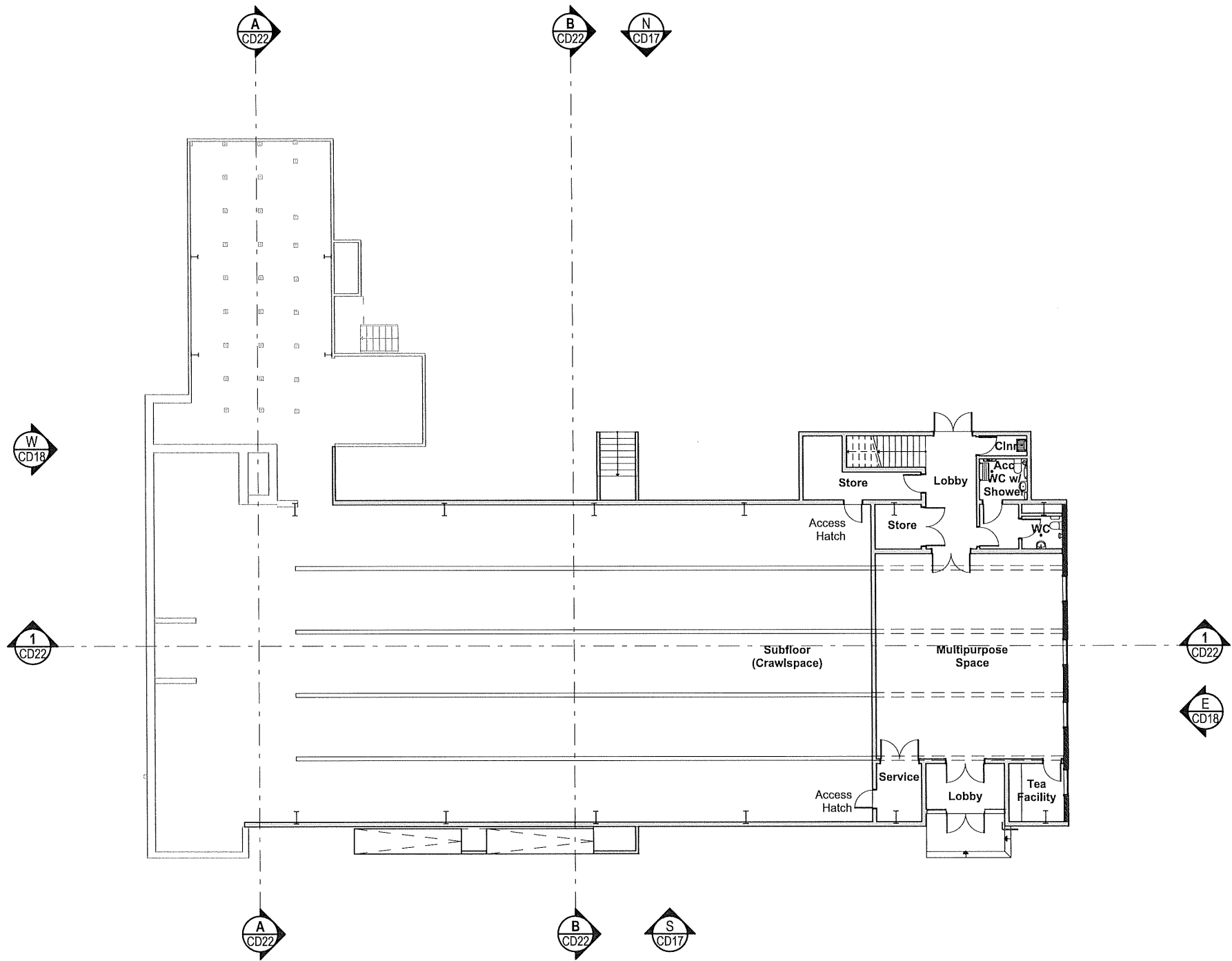
CD05 Existing and Demolition Roof Plan  
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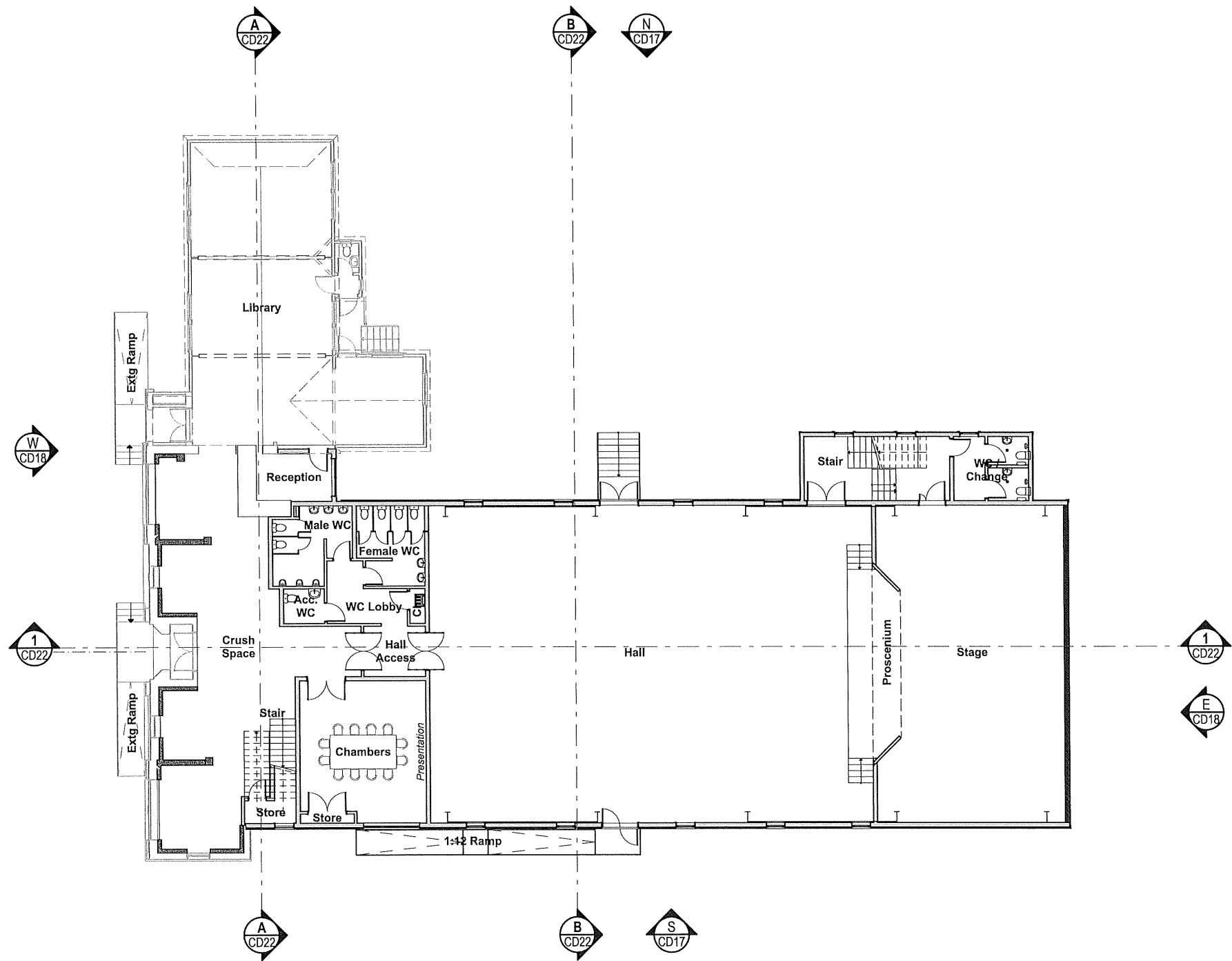
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CD07 Lower Ground Floor Proposed Plan (Minimum Option)  
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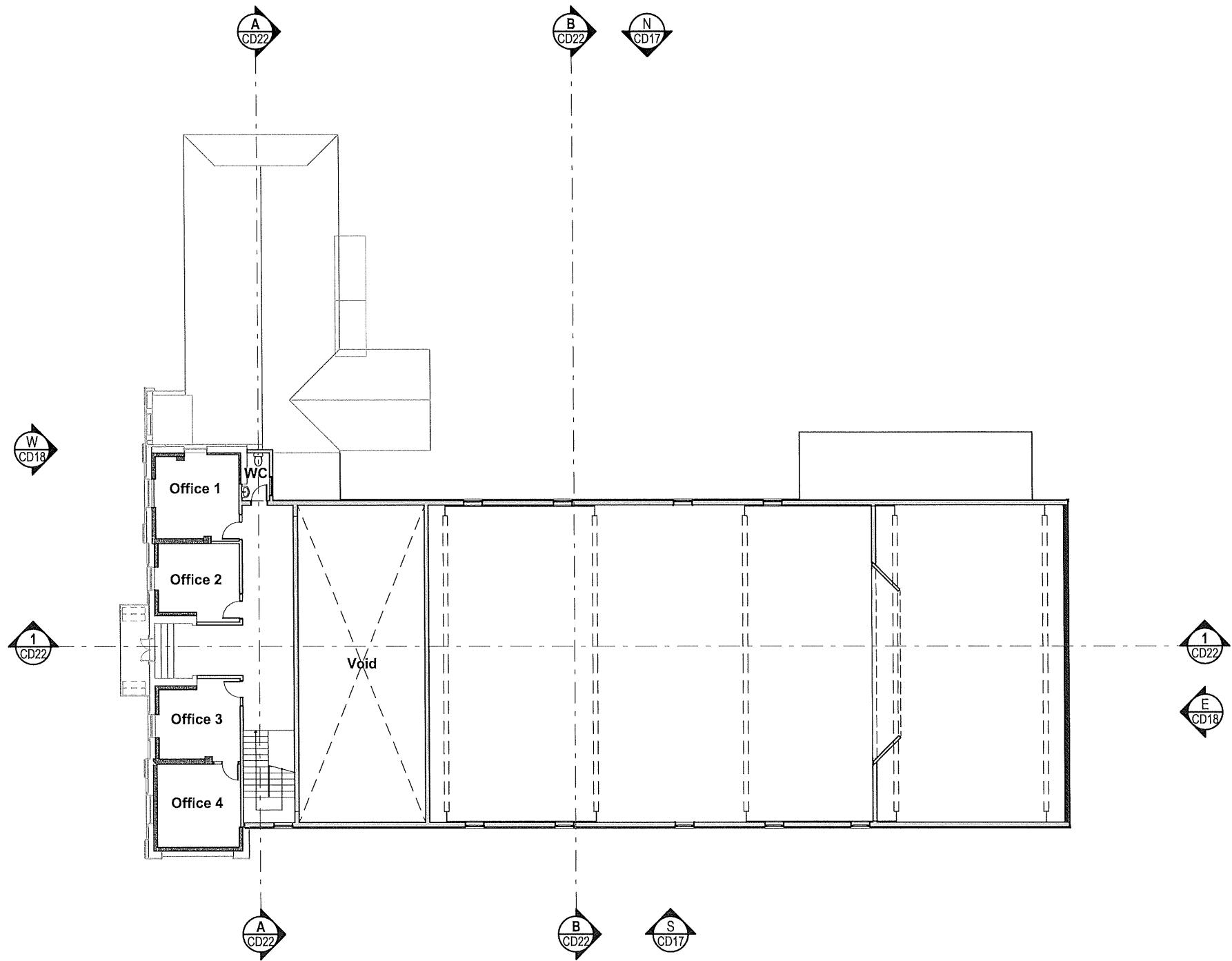
CD08 Ground Floor Proposed Plan (Minimum Option)  
9/05/2025 Project No. 24138



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1:200 - A3

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CD09 First Floor Proposed Plan (Minimum Option)  
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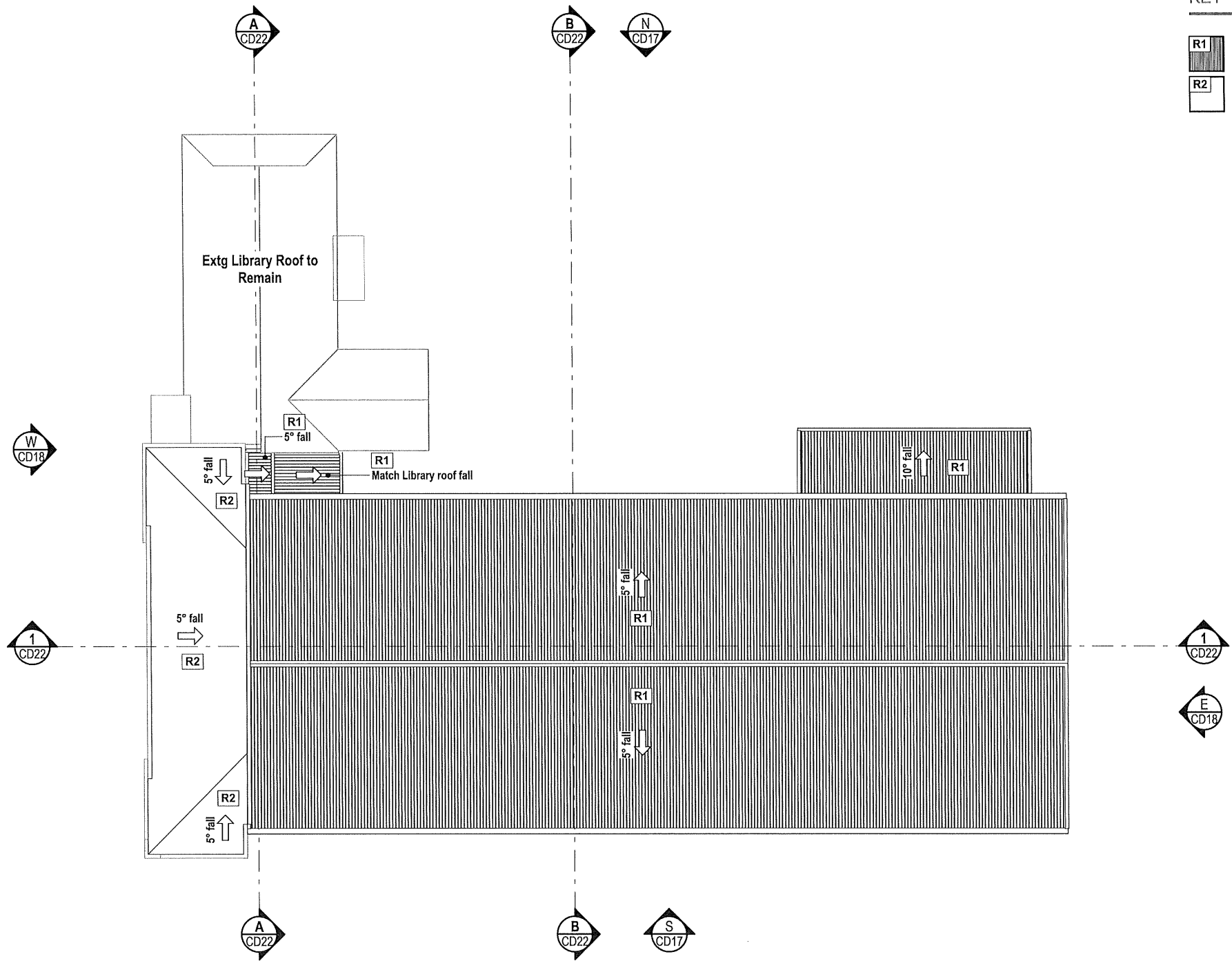
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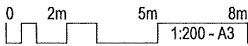
KEY - ROOFING

- R1 Profiled Metal Warm Roof System
- R2 Membrane Warm Roof System



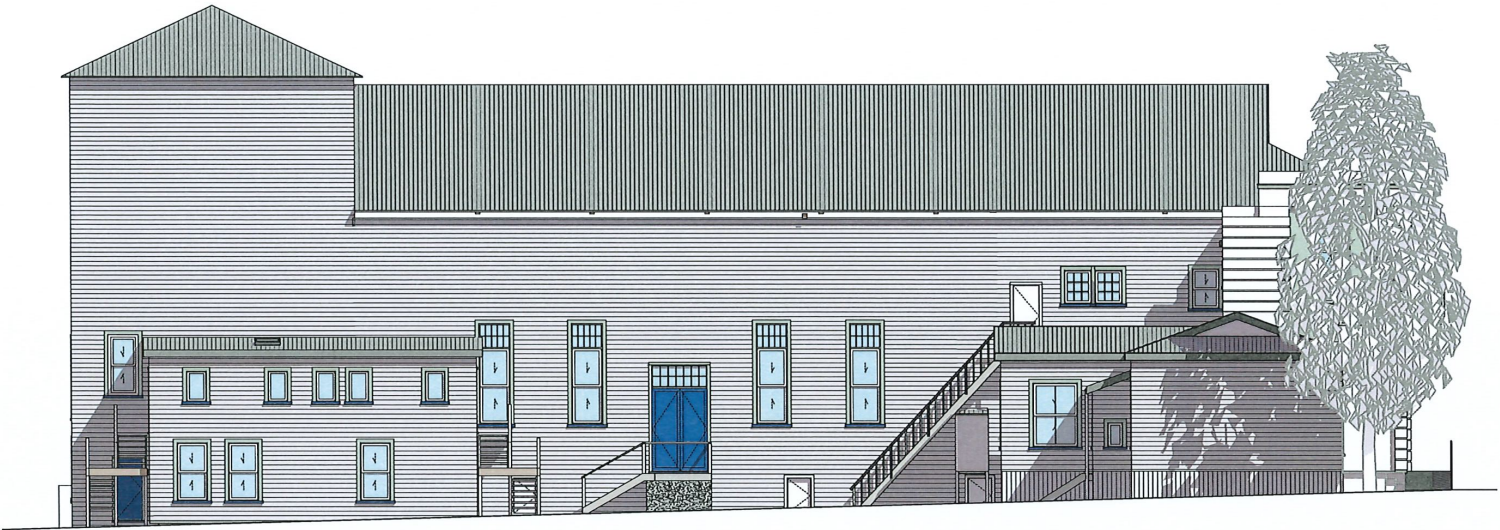
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CD10 Roof Proposed Plan (Minimum Option)  
9/05/2025 Project No. 24138

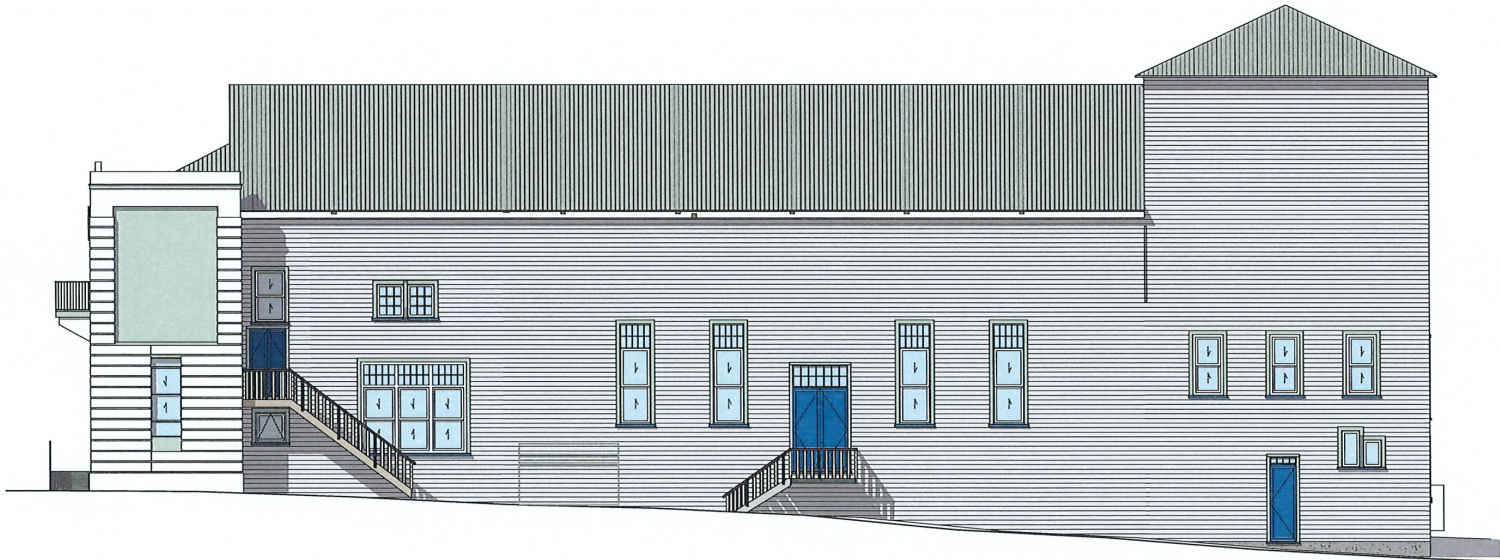


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N North Elevation  
Scale 1:200



S South Elevation  
Scale 1:200

0 2m 5m 8m  
1:200 - A3

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**CD15 Elevations - Existing**  
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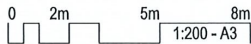


**E** East Elevation  
Scale 1:200



**W** West Elevation  
Scale 1:200

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**CD16 Elevations - Existing**  
9/05/2025    Project No. 24138

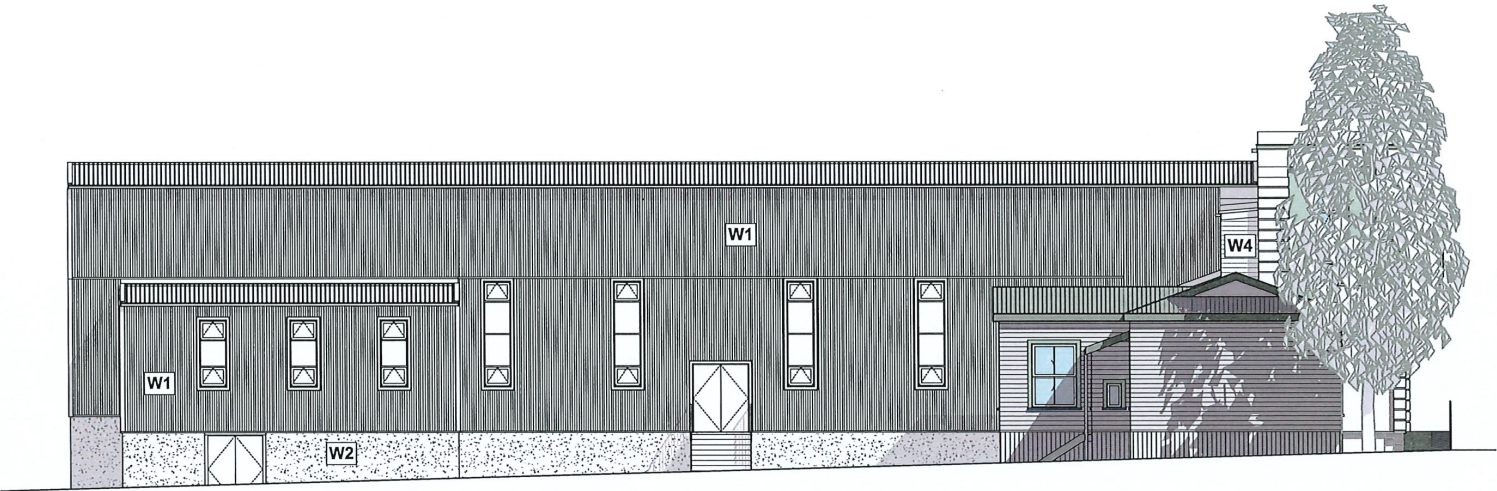
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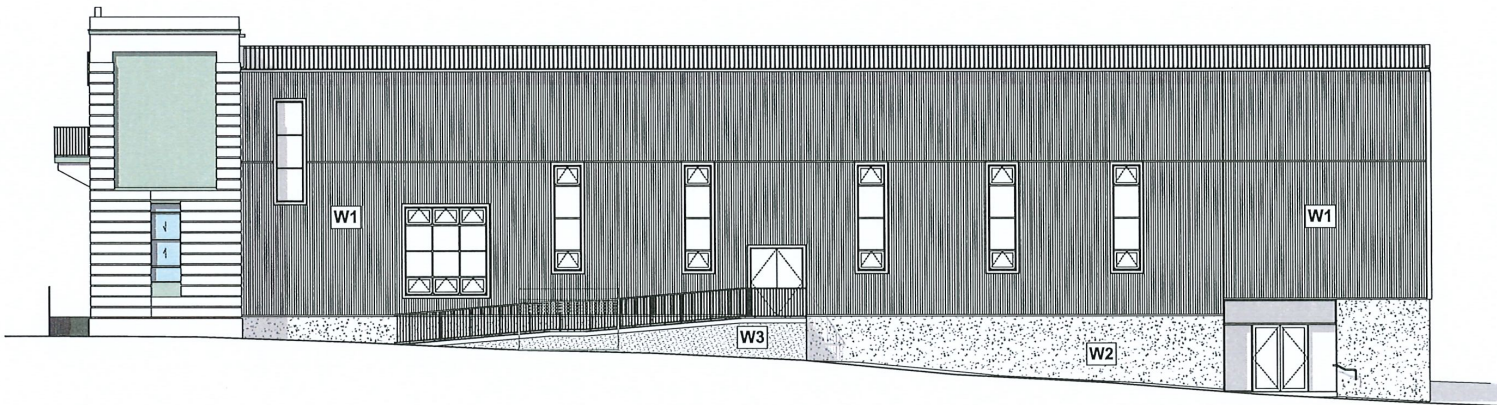
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KEY - CLADDINGS

- W1 Vertical Profiled Metal
- W2 Precast Concrete
- W3 Plastered cast insitu concrete
- W4 Bevelback Timber Weatherboards



N North Elevation (Proposed)  
Scale 1:200



S South Elevation (Proposed)  
Scale 1:200



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CD17 Elevations - Proposed (Minimum Option)  
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KEY - CLADDINGS

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- W2 Precast Concrete
- W3 Plastered cast insitu concrete
- W4 Bevelback Timber Weatherboards

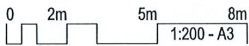


E East Elevation (Proposed)  
Scale 1:200



As existing + repainted

W West Elevation (Proposed)  
Scale 1:200



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CD18 Elevations - Proposed (Minimum Option)  
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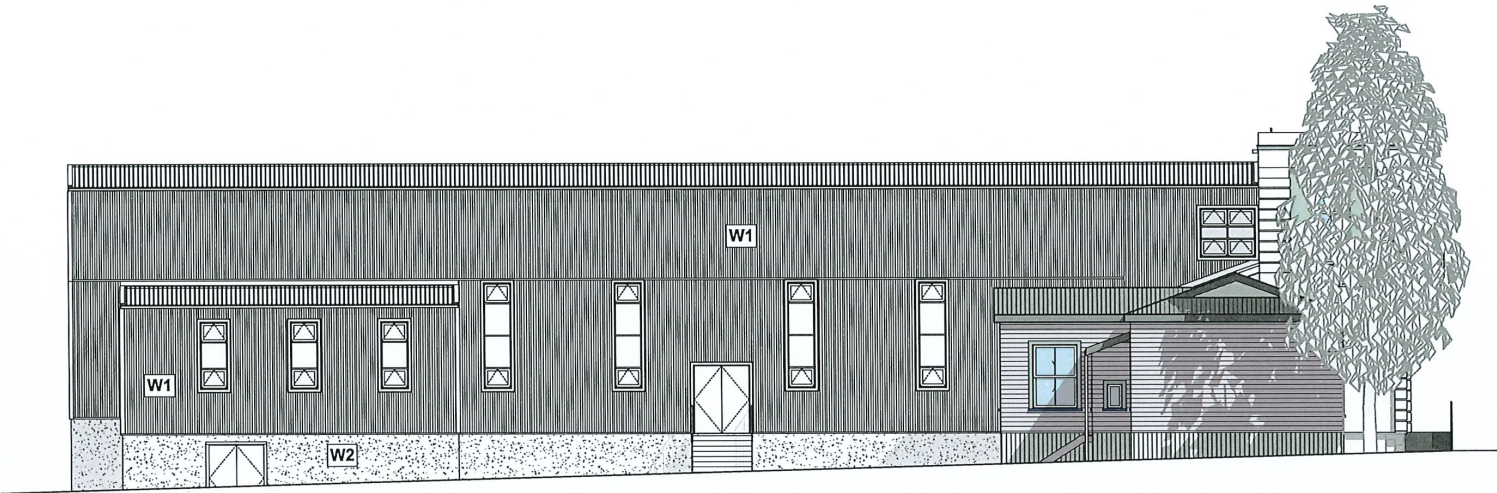
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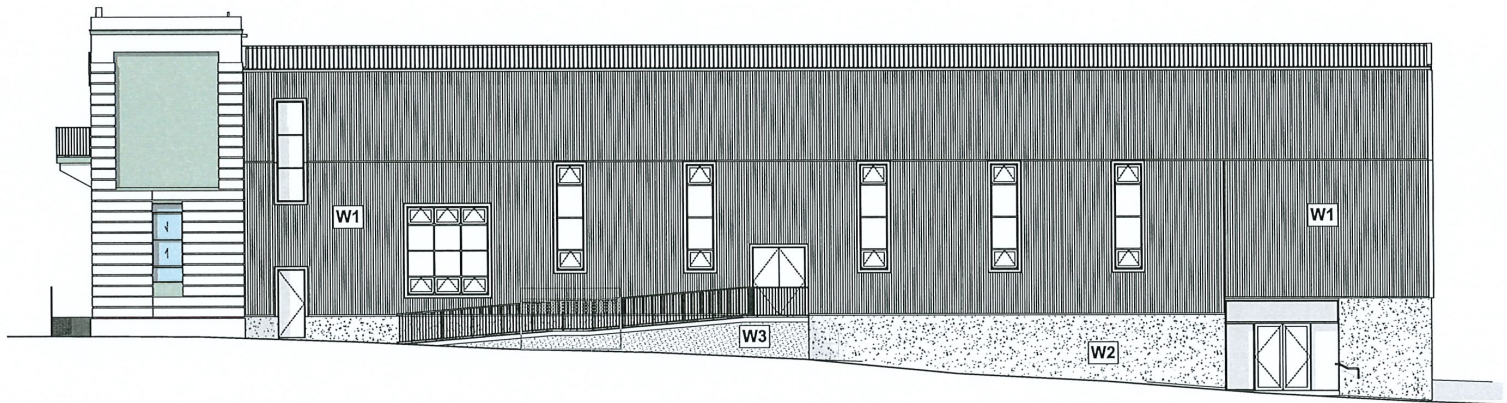
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KEY - CLADDINGS

- W1 Vertical Profiled Metal
- W2 Precast Concrete
- W3 Plastered cast insitu concrete



N North Elevation (Proposed)  
Scale 1:200



S South Elevation (Proposed)  
Scale 1:200



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CD19 Elevations - Proposed (Enhanced Option)  
9/05/2025 Project No. 24138

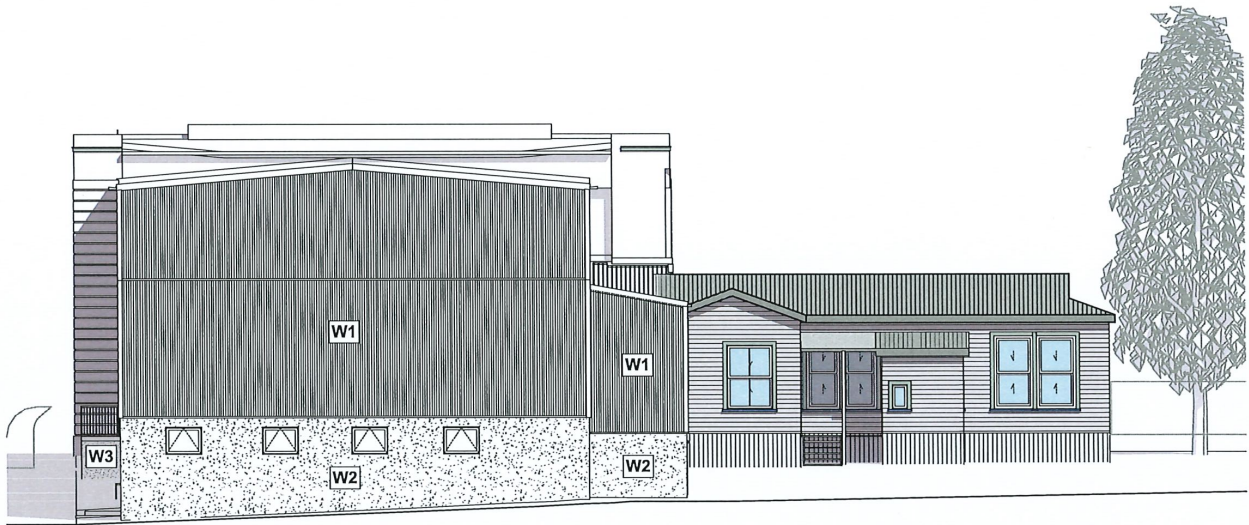
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KEY - CLADDINGS

- W1 Vertical Profiled Metal
- W2 Precast Concrete
- W3 Plastered cast insitu concrete

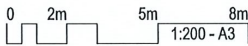


E East Elevation (Proposed)  
Scale 1:200



As existing + repainted

W West Elevation (Proposed)  
Scale 1:200

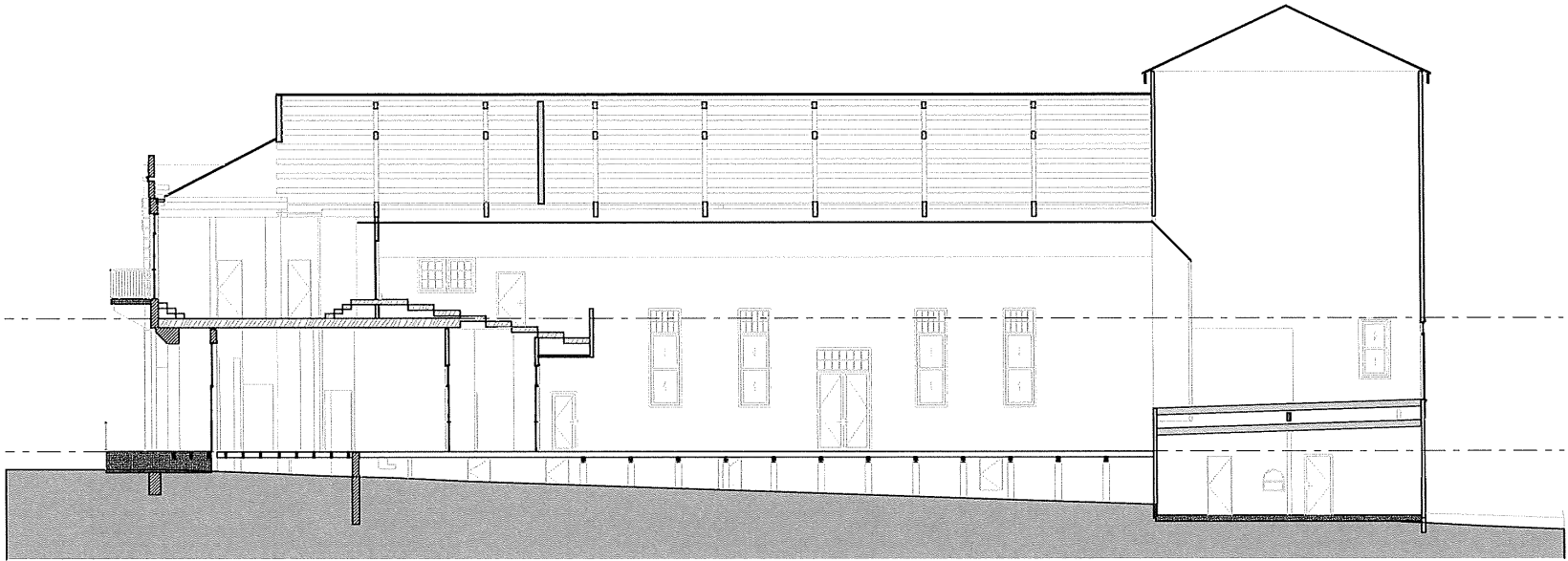


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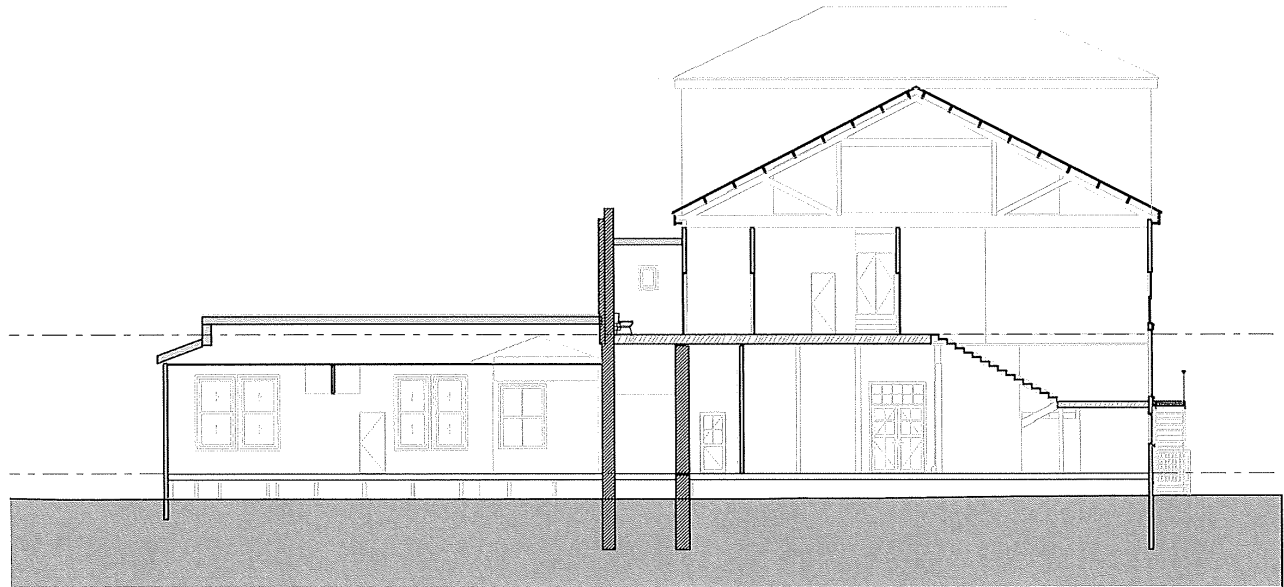
CD20 Elevations - Proposed (Enhanced Option)  
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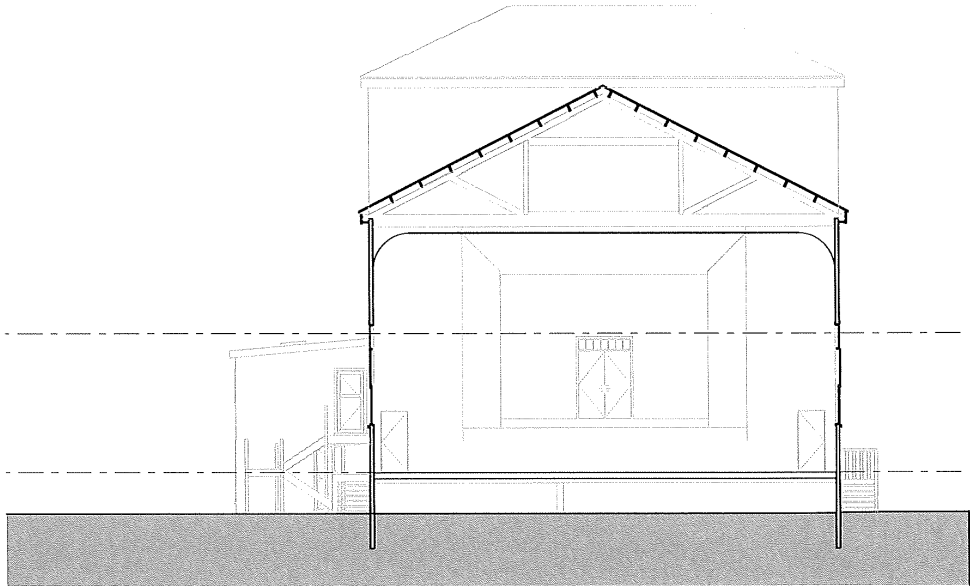
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1 Section 1-1'  
Scale 1:200



A Section A-A'  
Scale 1:200



B Section B-B'  
Scale 1:200

0 2m 5m 8m  
1:200 - A3

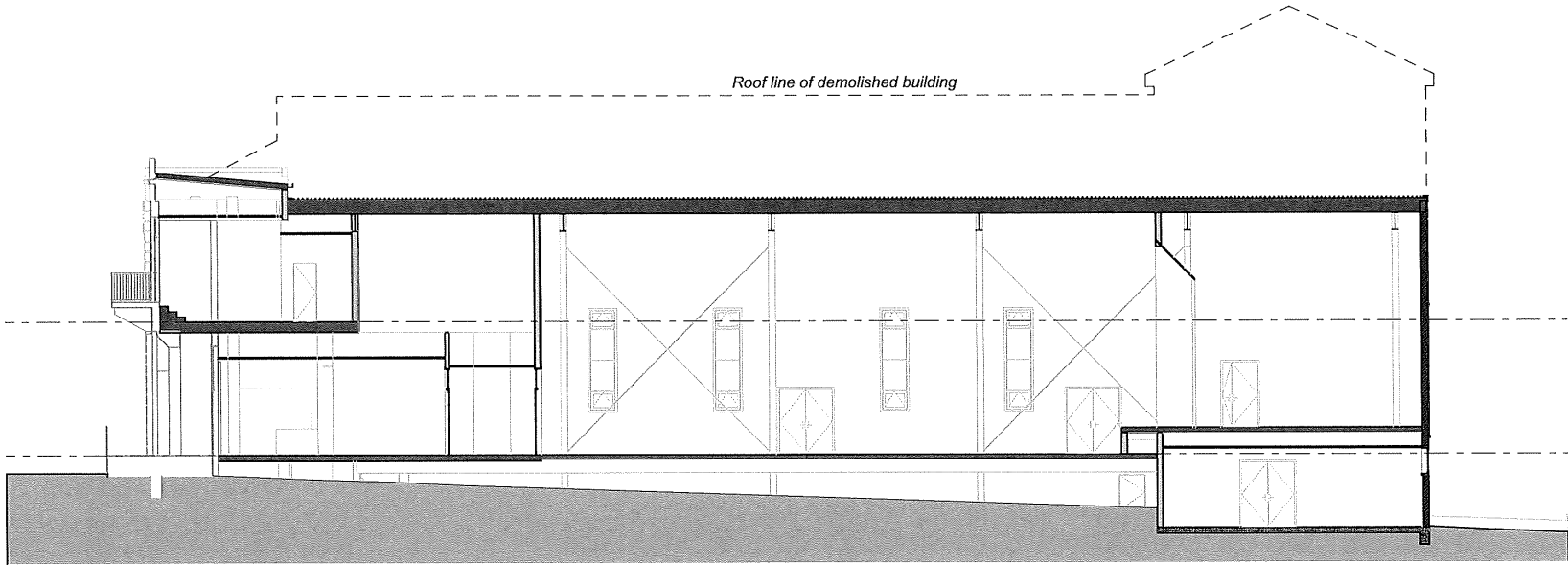
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**CD21 Sections - Existing**  
9/05/2025 Project No. 24138

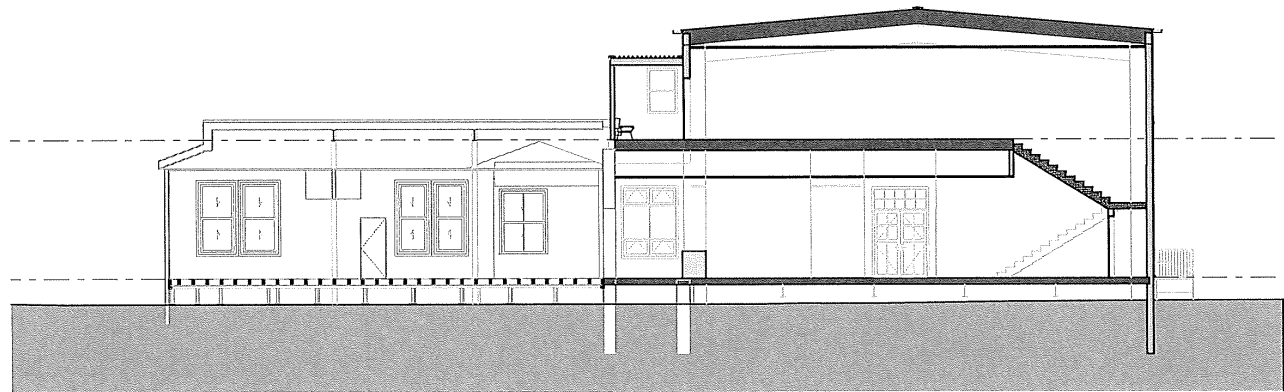
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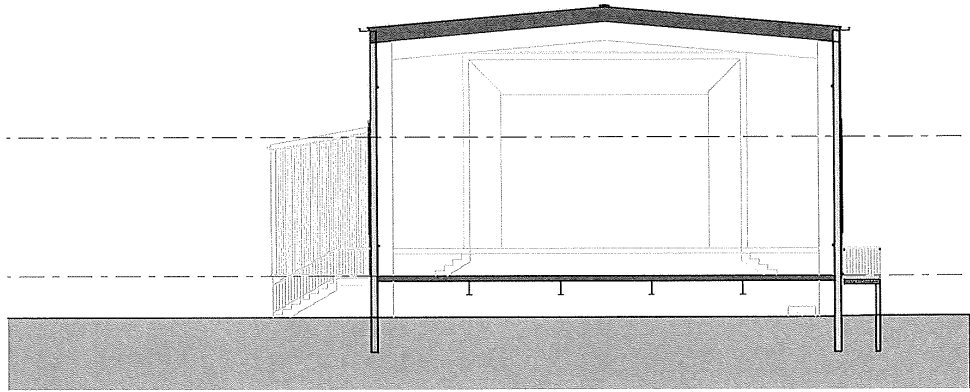
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Scale 1:200



A Section A-A' (Proposed)  
Scale 1:200



B Section B-B' (Proposed)  
Scale 1:200

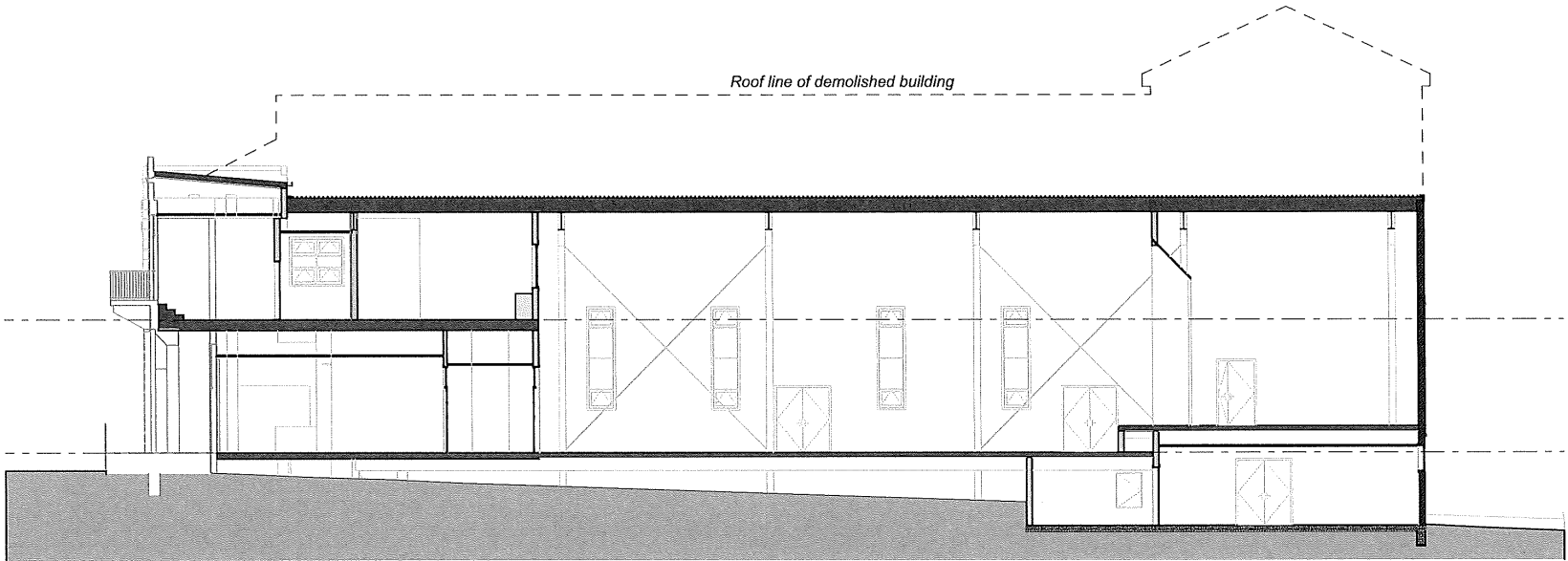
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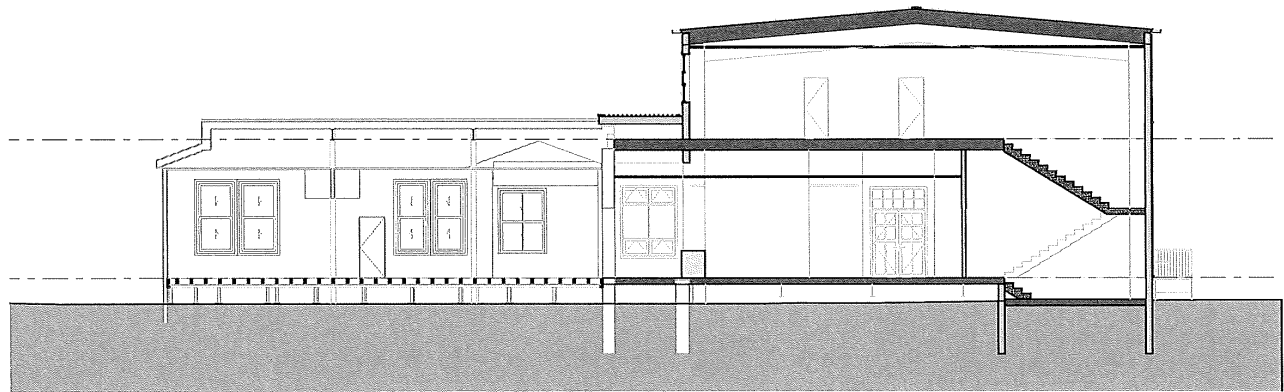
CD22 Sections - Proposed (Minimum Option)  
9/05/2025 Project No. 24138

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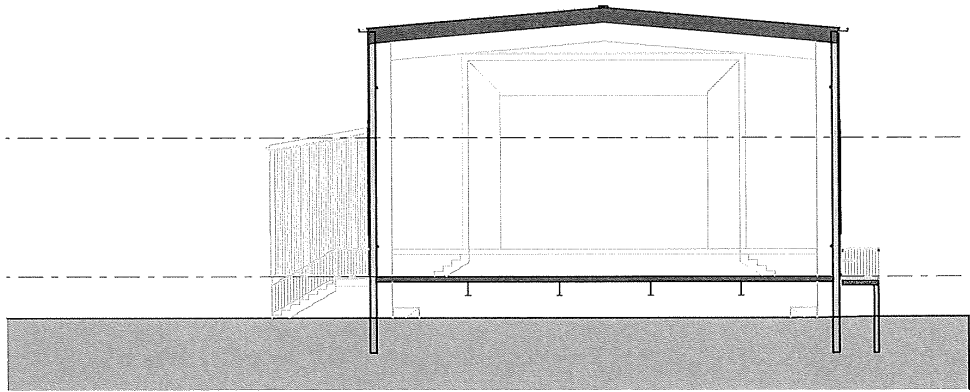
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Scale 1:200



A Section A-A' (Proposed)  
Scale 1:200



B Section B-B' (Proposed)  
Scale 1:200

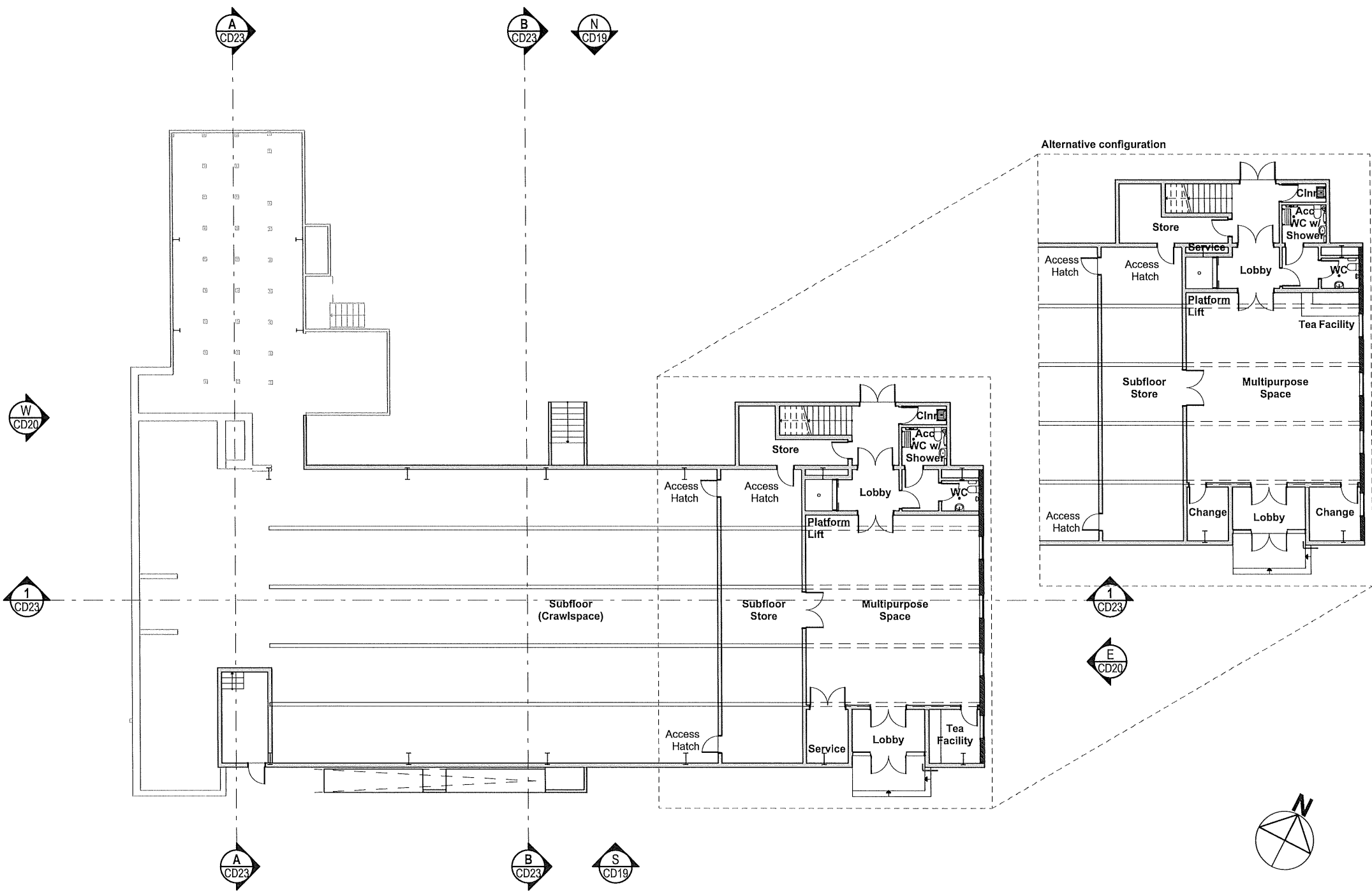
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CD23 Sections - Proposed (Enhanced Option)  
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CD11 Lower Ground Floor Proposed Plan (Enhanced Option)

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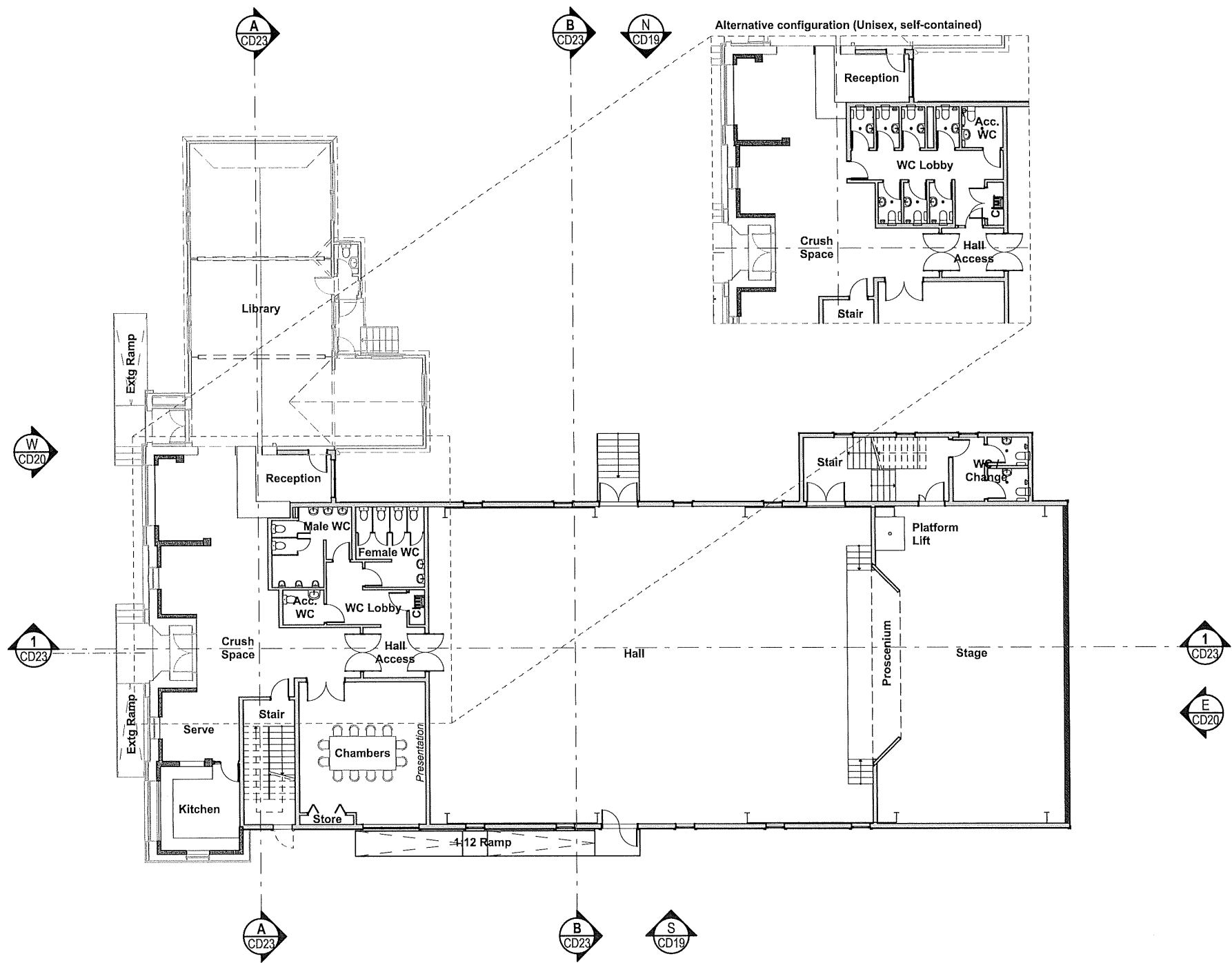
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CD12 Ground Floor Proposed Plan (Enhanced Option)

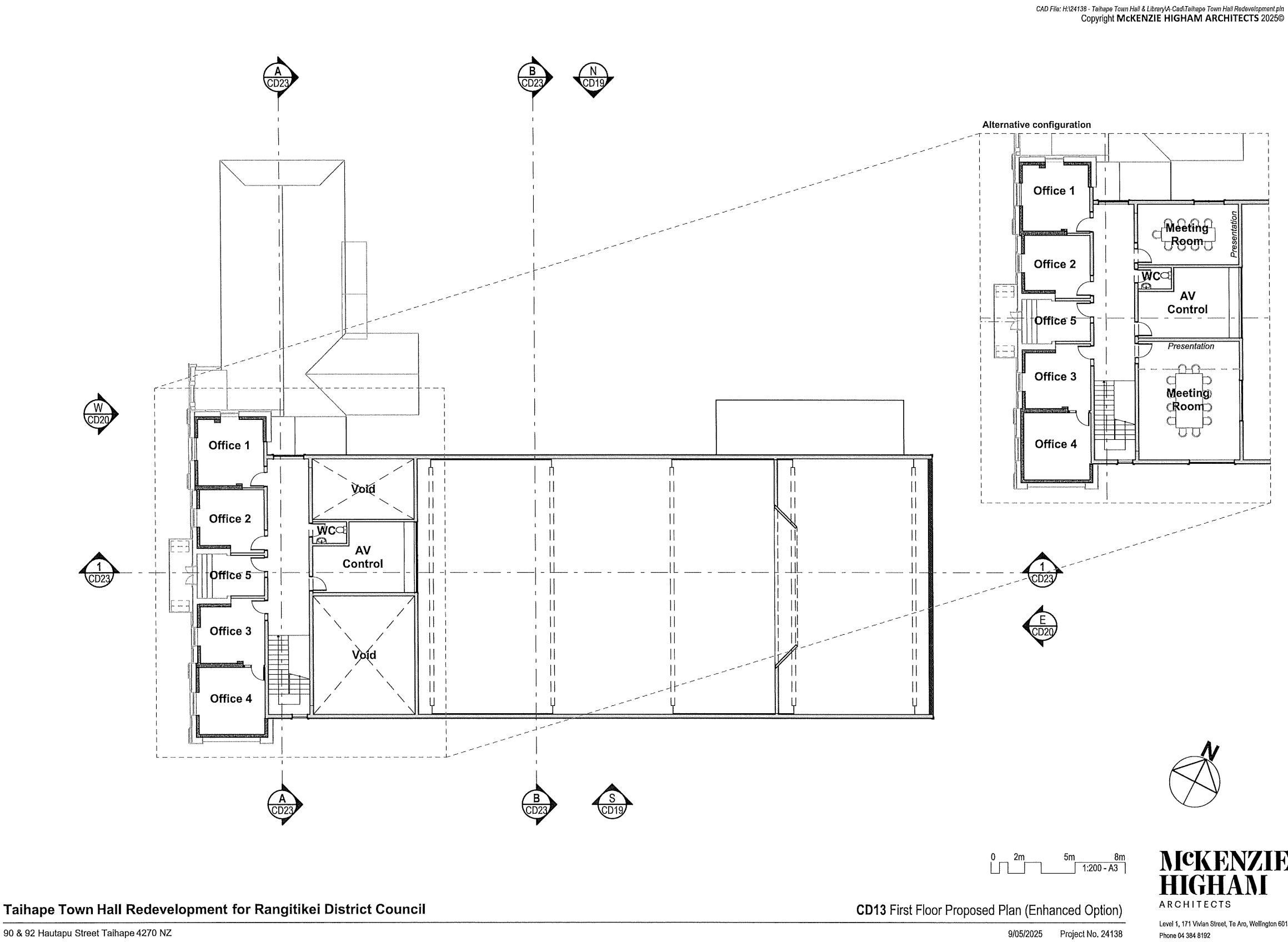
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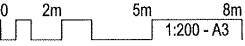
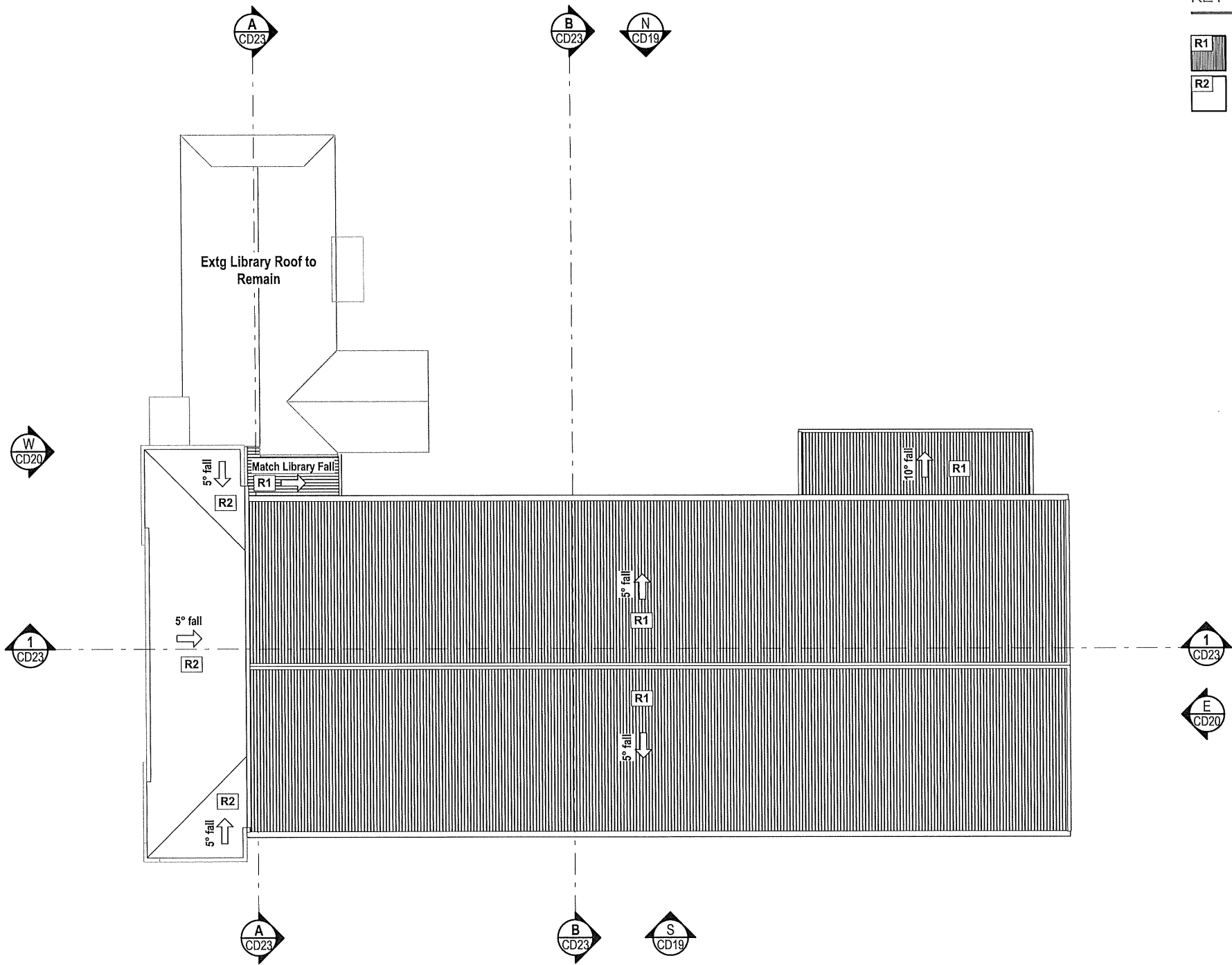
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KEY - ROOFING

- R1 Profiled Metal Warm Roof System
- R2 Membrane Warm Roof System



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CD14 Roof Proposed Plan (Enhanced Option)  
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- **Heritage aspect**
  - Staff were requested to look at the possibility of reusing some of the existing ceiling and timber balustrades.
  - **Update (13 June 2025):**
    - *We understand that there will be considerable time and resources required to carefully remove the existing tin ceiling in addition to storing them securely and sorting them for re-use based on new layouts.*
    - *As for the existing timber balustrade, the current design does not require a balustrade. Also, the important thing about the balustrade seems to be the decorative panel, which also occurs on the stairs. It would be more efficient to salvage those wood panels for re-use elsewhere.*
- **Hall ceiling Height**
  - Minimum required height to be confirmed with Steve Cross
  - **Update (13 June 2025):**
    - *New hall to match existing ceiling heights. A separate discussion will be organized in due course, to understand requirements around locations where additional structural supports will be required for stage lighting.*
- **Stage Height**
  - Yve Martin highlighted that the stage height should be min 1200mm
  - It was agreed that staff will check current industry standards for stage heights.
  - Post meeting note: Steve Cross confirmed 900mm is good (via email)
  - **Update (13 June 2025):**
    - *We have checked with the Architects, and they seem to think 900mm will be a better height for the below reasons:*
    - *At less than 1m high there should be no need for edge protection under Building Code F4, independent of use. 1200mm needs edge protection except via special pleading for stage use. 900mm high is therefore more flexible in use without having to think about temporary edge protection when the area is not acting as a stage but supporting the multipurpose role (for example, space for a couple of extra tables at the jumble sale, or as somewhere for people to sit while both badminton courts are in action).*
    - *With the lower stage height, we need less space and edge protection for the stairs that we have proposed either end of the stage. Those stairs not only cover our egress requirements from the stage area but give better flexibility for use of the stage for ceremonies, competitions, presentations, community events etc.*
    - *We believe that 900mm / 3 feet is a traditional/typical height for a community stage facility and has been found to be a good practical compromise for multipurpose venues over the years.*
    - *In addition to the above, a lower stage height also means fewer safety concerns*

ITEM 9.3  
ATTACHMENT 3

- **Lift Location**
  - Lift location was requested to move near to the southern entrance. However, staff highlighted that there is an alternate entrance closer to the proposed lift location on the North side.
  - Post meeting note - Steve Cross indicated a lift will not be required and the additional cost put to better use.
  - **Update (13 June 2025):**
    - *One thing that came up in subsequent discussions is stage access for disabled. On that note, we feel a platform lift will make more sense in front of the stage. This could also function as additional support to lift heavy materials onto the stage.*
- **Supper Room/Multi-purpose Room**
  - The proposed size is good and should not be reduced.
  - The indicated tea facility is essential and assumes that a full kitchen (similar to the existing one) will be provided elsewhere within the building
- **Additional Store area @ Lower level**
  - Good to have. Community to determine what they might store and how much space they might need.
  - A possible location to store chairs on ground floor would be ideal.
  - **Update (13 June 2025):**
    - *In the event, the supper room is deemed an ideal space for Youth, the additional store room provides the flexibility for the youth set-up to be moved into when the room is needed for other purposes.*
- **Chambers**
  - Existing chambers can become the new kitchen area.
  - Kitchen to have access opening with roller shutter towards the hall side.
  - Ideally a large meeting room to be provided on the first floor.
  - **Update (13 June 2025):**
    - *Space remaining after the Kitchen shall become a store room.*
    - *The operations team would need a store room for the large cleaning equipment on the ground floor and this could be that space.*
- **Kitchen**
  - Kitchen indicated on CD12 is not ideal location and this space to become additional meeting room.
  - **Update (13 June 2025):**
    - *This space used to be part of the library function and shall remain so.*
- **Toilets**
  - Unisex option was rejected.
  - Toilet location mentioned in dwg CD08 & CD12 was deemed ideal.
  - A separate discussion is required with the library team
- **First Storey**
  - The option with two meeting rooms alongside the AV control space was deemed ideal.



- It was noted that Office 5 is not usable and hence only four meeting rooms can fit along the front facade.
  - AV room location to be confirmed with Steve Cross.
- **Front two storey roof**
  - The existing roof slopes upwards, but the new roof shall slope down towards the hall ceiling with a central water catchment will be introduced.
  - This will remove the problem of water proofing along the existing from facade.
- **General**
  - Staff to check and advice if staircase location can be altered, if required.
  - **Update (13 June 2025):**
    - *Staff understand that the location works well both in terms of existing structure and based on the layout of spaces. The staircase shall remain as is.*
- **Toilets at Stage level**
  - **Update (13 June 2025):**
    - *Sine there is a set of toilets at the supper room level, the second set of toilets the stage level is not required. This can become a store room.*

**9.4 Dam Safety Regulations****Author:** Arno Benadie, Deputy Chief Executive**Authoriser:** Arno Benadie, Deputy Chief Executive**1. Reason for Report**

- 1.1 Dam safety in New Zealand use to be managed by Dam Safety Guidelines. These Guidelines described best practice and all information that should be collected and monitored to keep dams safe.
- 1.2 In 2022 the Dam Safety Guidelines changed to Dam Safety Regulations. This report describes the requirements and risks of these regulations to RDC.

**2. Context**

- 2.1 The regulations were made by the Government in May 2022 and provide a nationally consistent approach to dam safety.
- 2.2 The Building (Dam Safety) Regulations 2022 commenced on 13 May 2024.
- 2.3 The 2-year timeframe between the regulations being made and their commencement, was to allow time for dam owners, technical practitioners, Recognised Engineers and regional authorities to understand and prepare for the regulations.
- 2.4 Only classifiable dams are impacted by the regulations. Dams are classifiable if they are 4 or more metres in height and store 20,000 or more cubic metres volume of water, or other fluid.
- 2.5 The regulations ensure that classifiable dams are well operated, maintained and regularly monitored. They also ensure that potential impacts of dam incidents and failures are reduced, protecting people, property, and the environment.
- 2.6 Implementation timeframes:

Activity	Due date	Status
Submit a potential impact classification (PIC) to regional authority.	13 August 2024	Completed
Submit a dam safety assurance programme (DSAP) to regional authority	Up to 12 months after the regional authority approves the PIC.	In progress
Carry out an intermediate dam safety review	Within 12 months of the regional authority approving the DSAP.	
Carry out a comprehensive dam safety review	Within 5 years of the regional authority approving the DSAP.	
Submit an annual compliance certificate	On the anniversary of the regional authority approving the DSAP.	

Review the dam's PIC	Within 5 years of the regional authority approving the classification, and then not more than every 5 years.	
Review the DSAP	Within 5 years of the date which the regional authority approves the DSAP, and then after the first review, at intervals of not more than 5 years.	

- 2.7 The timeframes vary depending on a dam's potential impact classification (PIC). Dams must be classified as either low, medium, or high potential impact, depending on the impact of the dam's failure.
- 2.8 RDC submitted the Potential Impact Classification assessment to Horizons Regional Council in August 2024, and unfortunately both Dam B and Dam C in Marton was classified as High potential impact dams.
- 2.9 We are currently working on the dam safety assurance programme (DSAP) to be submitted to Horizons by August 2025.
- 2.10 In 2020 RDC engaged Stantec dam engineers to complete a Marton Dams Flood Study Report, and this has now been followed by a Marton Dams B and C - Operation, Maintenance and Surveillance Manual and a Marton Dams Emergency Action Plan.
- 2.11 Horizons Regional Council also have a Policy on Dangerous Dams, Earthquake-Prone Dams and Flood-prone Dams (28 May 2024). The registered dam engineers that created the PIC document are required to inform the dam owner (RDC) that the dam is dangerous. They also need to inform Horizons Regional Council of any dams that has been identified as Dangerous. Both of the Marton Dams fall into this category.
- 2.12 This Horizons policy determines that Dam owners have the primary responsibility for identifying, monitoring and reporting on dangerous dams, earthquake-prone dams and flood-prone dams and for reducing or removing the risk of harm to people, property, infrastructure and the environment in a timely and effective manner.
- 2.13 It also commits Horizons to endeavour to communicate to landowners about the responsibilities of dam owners under this Policy. This may include a notice in rates documents, the development of information packs and guidelines, among other suitable tools.
- 2.14 Horizons Regional Council will make information about the safety risks of a dangerous dam, earthquake-prone dam or flood-prone dam publicly available (if this information is known by Horizons Regional Council).
- 2.15 These actions above will be applicable to the Marton Dams.
- 2.16 Next steps include the following:
- A possible review and update of the flood capacity assessment if required.
  - Interim risk reduction measures.
  - Look at options for flood capacity improvements at Dam C (remove spillway upstand, raise dam crest, increase spillway capacity).

**ITEM 9.4**

- Decommissioning options for the dam or dams (this could be lowering dams or removal). Need to consider longer term use, downstream flood changes, environmental/recreational needs, etc.
- Present all options to Council to consider long term options for the Marton Dams.

**3. Financial Implications**

- 3.1 The additional monitoring and reporting will add to the operational costs of owning the dams.
- 3.2 The dams will require additional expert advice and reports to be commissioned in accordance with the timelines noted in this report and will add additional costs to operational budgets.
- 3.3 There could be financial liabilities for loss and damage if a critical failure occurs.

**4. Impact on Strategic Risks**

- 4.1 Due to the PIC classification of High Potential Impact, the dams could have a material impact on our strategic risks. This could have an impact on several current strategic risks.

**5. Strategic Alignment**

- 5.1 No impact on strategic alignment

**6. Mana Whenua Implications**

- 6.1 No Mana Whenua implications to comply with the new regulations.
- 6.2 A critical failure would have a large impact on Mana Whenua Implications due to the impact on the downstream Tutaenui stream catchment.

**7. Climate Change Impacts and Consideration**

- 7.1 No climate change impacts

**8. Statutory Implications**

- 8.1 RDC will have to comply with all requirements and timelines required by the Dam Safety Regulations to avoid statutory implications.

**9. Conclusion**

- 9.1 Horizons Regional Council will be notified of the PIC classification of the two Marton Dams
- 9.2 Horizons Regional Council will notify affected property owners of the PIC classification of the Marton Dams and this might create questions and uncertainties from these property owners.

**Recommendation**

That the report "Dam Safety Regulations" be received.

## 10 Public Excluded

### Resolution to Exclude the Public

The meeting went into public excluded session [enter time](#)

#### Recommendation

That the public be excluded from the following parts of the proceedings of this meeting.

##### 1 Assets/Infrastructure Committee Meeting - 22 May 2025

The general subject matter 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 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 for the passing of this resolution
10.1 - Assets/Infrastructure Committee Meeting - 22 May 2025	To consider the minutes relating to matters that were the subject of discussion at the 22 May 2025 meeting	S48(1)(a)

This resolution is made in reliance on Section 48(1) of the Local Government Official Information and Meetings Act 1987 and the particular interests protected by Section 6 or Section 7 of the Act which would be prejudiced by the holding or the whole or the relevant part of the proceedings of the meeting in public as specified above.

## **11 Open Meeting**