

**AGENDA FOR A MEETING OF THE CITY DEVELOPMENT COMMITTEE TO BE HELD
IN THE CIVIC CENTRE, 6 WAIPAREIRA AVENUE, LINCOLN, WAITAKERE CITY,
ON WEDNESDAY, 22 JUNE 2005, COMMENCING AT 9.30 AM.**

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1 APOLOGIES



2 URGENT BUSINESS

Section 46A(7) of the Local Government Official Information and Meetings Act 1987 provides that where an item of business is not on the agenda, it may only be dealt with at the meeting if:

- (i) the Committee by resolution so decides; and
- (ii) the Chairperson has explained at the beginning of the meeting (when open to the public) that the item will be raised for discussion and decision, why the item is not on the agenda, and why it cannot be delayed until a subsequent meeting.

The Committee may make a decision on a matter determined to be urgent.

NOTE: Urgent Business need not be dealt with now and may be delayed until later in the meeting.



3 ASSESSMENT OF WATER AND SANITARY SERVICES

PURPOSE OF THE REPORT

The purpose of this report is as follows:

- To enable submitters to the Assessment of Water and Sanitary Services report to be heard by the City Development Committee;
- To provide information that will enable the City Development Committee to address the issues raised by community consultation and the hearing of submissions made on the Draft Assessment of Water and Sanitary Services; and
- To recommend to Council adoption of the Assessment of Water and Sanitary Services.

BACKGROUND

The Local Government Act 2002, Part 7, Sections 123 to 136 requires Council to undertake an Assessment of Water and Sanitary Services. In this context water includes drinking water, wastewater and stormwater; and sanitary services include cemeteries, crematoria, solid waste and public toilets.

Section 128 of the Local Government Act 2002 requires the Council to consider a holistic approach for the assessment and to consider a full range of options and technologies available to meet current and future demands for services.

The Local Government Act 2002 also requires Council to adopt the assessment of using the special consultative procedure and to consider any comments by the Medical Officer of Health. Submissions opened on Monday, 18 April 2005 and closed on Wednesday, 18 May 2005, 210 submissions were received.

In addition, the Auckland Regional Council's Air, Land and Water Plan has become operative and this has a major bearing on the environmental standards for water and sanitary services and hence costs.

It is essential that these issues are understood by the community as they will have a significant effect on the 2006/2016 Long Term Council Community Plan.

STRATEGIC CONTEXT

The Council's *Three Waters* platform has the objective of establishing Waitakere as a centre of innovative water management. One of the success measures is that sustainable management solutions for stormwater, water and wastewater are achieved in all new development areas. The consideration of new technologies is fundamental to this achievement.

Planning for water, wastewater and stormwater services is included in the Sector Agreement developed with Rodney District Council, North Shore City Council and the Auckland Regional Council. This Agreement states that Sector partners will share technical knowledge and work co-operatively on innovative approaches for managing stormwater and wastewater.

Over the planning horizon greenfield expansion may occur in:

- Waitakere City Council's Northern Strategic Growth Area of Whenuapai, Hobsonville Peninsula, Hobsonville Corridor and Massey North, Red Hills and the western areas of Babich and Penihana;
- Rodney District Council's Kumeu and Riverhead townships; and
- North Shore City Council's Greenhithe area.

An integrated approach to development of these areas by all three Councils may have economic, environmental, cultural and social benefits to the Northern and Western Regions as a whole.

The Council's 2020 Vision for Zero Waste is that Waitakere will be a clean and attractive city that turns all its waste into resources. Thus the Assessment of Water and Sanitary Services should provide details of how Council aims to achieve its vision.

The provision of cemeteries, crematoria and public toilets support a number of Council's strategic platforms.

ISSUES

The Local Government Act 2002 requires territorial authorities to assess the provision of water-related and other sanitary services within its district.

Specific information required from the assessment for each identified community includes:

- A description of the services provided.
- An assessment of risks to communities relating to the absence of services.
- The quality, quantity and adequacy of services provided.
- The current and estimated future demand.
- The territorial authority's role and proposals for meeting these demands.
- The options available to meet the forecast demands and the suitability of each.
- The health and environmental impacts of discharges and other sanitary services.
- The extent to which public health is adequately protected.

The Local Government Act 2002 requires the first assessment to be completed by 30 June 2005. To meet this deadline, community consultation was carried out in April and May 2005.

The Local Government Act 2002, Part 7 defines "Water Services" as all three waters: water supply, wastewater and stormwater. All forms of supply and delivery systems servicing 'communities' must be assessed as to adequacy of supply for present and future demands, and with respect to any risks to the supply and the associated community.

Much of the urban area will be serviced by well-recorded and maintained reticulated pipe systems for all three waters. Asset and Catchment Management Plans are likely to contain most of the information required for assessment of these services, but the Local Government Act 2002 requires that the process still be carried out.

The outlying rural communities will be more difficult to assess as Council records will be less complete and some if not most local systems will be privately owned and maintained.

Examples of non-Council water services would include:

- Stand alone activities: schools, correction facilities and private schemes.
- Small rural and holiday settlements.
- Small lot rural-residential and bush living subdivisions.
- Marae and other cultural settlements.

The Local Government Act 2002, Part 7 (in referring to the Health Act section 25) defines "Sanitary Services" as cemeteries, crematoria, public toilets and waste disposal.

Section 129 of the Local Government Act 2002 limits the extent of information, and the local authority's efforts to obtain it, to:

- The significance of the information;
- The costs of, and difficulty in, obtaining the information;
- The extent of the territorial authority's resources; and
- The possibility of the local authority's direction under the Health Act to provide the relevant services.

The local authority must therefore use its best endeavours to make a full and balanced assessment, within the practical limitations of cost, time, resources and information availability, and must explain the extent to which the above factors have impacted materially on its completeness.

The full range of options and their environmental and public health impacts must be considered in the assessment. These options must include, but may not be limited to, the following:

- On-site collection and disposal methods.
- Greywater and stormwater reuse or recycling.
- Demand reduction strategies including public education and information, promotion of appropriate technologies, pricing strategies and regulation.
- The full range of technologies available.

In line with the Council's strategic direction 70% of growth over the next 20 years will be in existing urban areas and it will be necessary to ensure adequate capacity for growth.

Traditional planning is based on a 20 year planning horizon. However, as the lifecycle of infrastructure typically exceeds 50 years, short term planning (i.e. up to 20 years) may compromise longer-term development and a 50-year planning horizon is now considered more appropriate.

Robust and flexible strategies that result in long-term management solutions meeting community outcomes and conforming to Council's Vision of sustainability as conveyed by its strategic platforms are required.

The assessment will also need to address cross boundary issues and incorporate integrated management solutions where appropriate.

The Assessment of Water Services takes into account the Auckland Regional Council's Variation to the *Proposed Auckland Regional Plan: Air, Land and Water* and the *Proposed Auckland Regional Plan: Coastal* that sets environmental standards for the performance of stormwater and wastewater networks.

Three Waters

Waitakere City Council is currently investigating water cycle management options to service the Northern Strategic Growth Area of Hobsonville Peninsula, Hobsonville Corridor and Massey North.

In this context, Waitakere City Council is working with Rodney District Council and North Shore City Council to investigate technologies that can provide efficient and effective water, wastewater and stormwater services.

Although there is separate responsibility for the operation of the Council and Watercare Services Limited's water and wastewater networks, the networks operate in an integrated manner and modifications to one can have the potential to affect performance in the other. Hence there are mutual benefits in undertaking an appropriate level of joint planning and information exchange in relation to network performance, population forecasts, current and future flows and other relevant data.

The key challenges and issues facing Council's management of the Three Waters include the following:

- Growth;
- Protection of public health and environment;
- Affordability;
- Community partnerships;
- Climate change;
- New legislation and standards;
- Asset age and condition;
- Achieving a regional approach.

In order to provide clear targets for Council's direction, there has been community consultation on the targets for the Three Waters, including the following:

- Long term water use per capita;
- The degree to which the community wishes to limit wastewater overflows;
- The degree of flood protection;
- The standards for environmental protection of streams, rivers, lakes, wetlands, aquifers and harbours;
- The affordability of any agreed targets.

The options that have been considered by Council include the following:

- Pricing and funding of the Three Waters;
- Education and information programmes;
- New bylaws;
- Implementation of new technologies;
- Water sensitive design;
- Northern Strategic Growth Area options;
- Water conservation and demand techniques;
- Infiltration and inflow control, including issues with regards to public drains;
- Management of wastewater systems, including on-site systems;
- Stormwater treatment techniques;
- Mitigation of vehicle pollution;
- Flood control management.

Solid Waste

The solid waste assessment is a summary of current waste services, a forecast of future demands and an assessment of options to meet future demand for waste services. The report concludes that, as far as the Council is aware through complaints registers, there are no major public health issues associated with the provision and operation of the various existing solid waste services in the City.

The range and extent of solid waste services that will be required in the future will be influenced by various factors including:

- Population and industry growth and trends;
- National and regional influences;
- Zero Waste vision;
- Regional landfill capacity.

A basic analysis of Auckland Region's waste disposal landfill capacity suggests that there is sufficient capacity to continue to handle refuse from the Refuse Transfer Station for at least the next 10 years.

In order to achieve the Zero Waste vision, there will be numerous initiatives and services which will begin to be introduced and implemented over the next ten or so years. This will require significant investment and participation from all sectors of the community.

The currently planned options that will help towards achieving the Zero Waste vision include:

- License refuse and recycling collectors operating within the city
- Operate the resource recovery centre
- Establish the kerbside food waste collection

It has been recognised in the assessment that further funding and initiatives will be required to address those waste categories that get transported to locations outside Waitakere City as well as waste that comes from outside Waitakere City but is handled at the transfer station.

Cemeteries and Crematoria

Council operates the Waikumete Cemetery and Crematoria and the Swanson Cemetery. As part of the Assessment of Water and Sanitary Services, investigations have been carried out into the future capacity of the Waikumete Cemetery and this has identified a possible remaining capacity of between 10 and 12 years.

A number of options have been developed to address this issue, including the following:

- Closure of the Waikumete Cemetery when capacity runs out;
- Purchasing land now to secure future cemetery capacity;
- A variation to the Waikumete Cemetery Management Plan and District Plan provisions to enable additional development on the site;
- Implementation of burial technologies such as modular systems or the establishment of mausoleums;
- Exiting the service, but this may require a legislation change.

Public Toilets

The Assessment of Water and Sanitary Services also contains information to enable community feedback on the provision of public toilets, including location, amenity values and maintenance.

Consultation Process

As the Assessment of Water and Sanitary Services will become a significant input into the 2006-2016 Long Term Council Community Plan it is proposed to carry out a two stage programme as set out below. It should be noted that Stage 1 has now been completed, as detailed below:

Stage 1

- | | |
|-------------------------|--|
| 16 March 2005 | - Council meeting to workshop the Assessment of Water and Sanitary Services. |
| 30 March 2005 | - Council Zero Waste Workshop. |
| 18 April to 18 May 2005 | - Public notification in newspapers.
- Consultation with the Water Focus Group.
- Special Edition of Waitakere City News sent to every home in the city.
- 3 Community Workshops at New Lynn Community Centre, Trusts Stadium and Massey Community Centre.
- Presentation to Community Boards. |

- Community Boards Workshop.
- Consultation with Citizens Against Privatisation.
- Letters sent to every property owner with an onsite wastewater system.
- Information available on Council's website and on a dvd-rom.
- Consultation with the Medical Officer of Health

June 2005

- Committee hearings and Council adoption of the Assessment of Water and Sanitary Services.

Stage 2

March 2006 - June 2006

- Further consideration and consultation through the Long Term Council Community Plan process.

Statement Of Proposals

Public consultation, using the special consultative procedure, has been completed on the key proposals including the following:

Activity	Proposal
Water Supply	Reduce domestic water usage per person by 25% by 2025
Wastewater	A 50% reduction in wastewater overflows by 2025. Consideration of targeted rates or wastewater charges based on 80% of water use. Providing a yearly inspection certificate for rural properties with septic tanks, at an estimated annual cost of \$50.
Stormwater	Reduce flooding and improve the quality of streams, lakes and harbours.
Solid Waste	Progress Council's Zero Waste strategy by 2015.
Cemeteries	Provide a new cemetery or extend Waikumete Cemetery by 2055.
Public Toilets	Complete the current 5 year programme and thereafter facilitate the provision of new public toilets.

Results of Consultation and Submissions

Feedback and submissions from the community has been provided through the following processes:

- 210 written submissions;
- Comprehensive worksheets from the various workshops;
- 17 submissions were received through the Annual Plan process.

Councillors have been provided with a full copy of submissions and a detailed summary of the submissions with appropriate commentary.

The key conclusions that can be drawn from the submissions are as follows:

- 90% of respondents supported Council's strategic direction;
- Making the installation of rain tanks compulsory;
- To reduce water use to provide for a sustainable future;
- For the public to be better educated about all aspects of the three waters in terms of sustainable management;
- For costs to be kept to a minimum;
- 50 submissions were received opposing the proposed \$50 annual inspection fee for onsite wastewater systems and the associated inspection certificate. Accordingly, it is not proposed to pursue this option, it is recommended that Council continues to monitor the performance of on-site wastewater systems and carry out pilot projects on high risk areas such as Huia and Piha;
- Support for the Zero Waste strategy; and
- Support for Council's on-going role in the maintenance and development of public toilets.

The Draft Assessment of Water and Sanitary Services raised the issue of capacity constraints at Waikumete Cemetery and the need to plan for future burial services.

Feedback from the community is summarised in the table below.

Option	Importance				
	None	Low	Neutral	Very	Extreme
Closing Waikumete in 2021	45%	16%	19%	7%	13%
Purchasing land for a new cemetery	31%	15%	22%	11%	21%
Extending Waikumete to 2055	16%	7%	8%	9%	60%
Implementation of new burial technologies	10%	3%	11%	14%	62%
Encouraging private enterprise to provide a new cemetery	54%	11%	16%	7%	12%

Based on the results of the consultation process it is proposed to progress proposals to extend Waikumete Cemetery to 2055 and implement new technologies. These proposals will be developed in further detail during 2005/2006 to enable further consultation as part of the 2006/2016 Long Term Council Community Plan.

The submissions provide many detailed suggestions for activities and programmes that could be implemented by Council to achieve its strategic outcomes. These suggestions will be costed and prioritised as work programmes that will be reported to the City Development Committee in October 2005.

Comments from the Medical Officer of Health

A1-A7

Written comments have been provided by the Medical Officer of Health in a letter dated 7 June 2005 as attached at pages A1 to A7.

The key issues raised by the Medical Officer of Health include the following:

- The Local Government Act 2002 requires the Assessment of Water and Sanitary Services to be carried out 'from time to time'. It is recommended that assessments be repeated when significant development occurs, or changing public health, environmental or community conditions warrant a review;
- The system used to log complaints or requests for service from the public should be used to help identify any patterns that may be of concern to public health;
- Auckland Regional Public Health Services supports a pro-active approach in gathering site specific data relating to water and sanitary services;
- Auckland Regional Public Health Services supports Council's intention to take a pro-active role in educating the public with respect to operation and maintenance of private water supplies and on-site wastewater systems;
- Future assessments should discuss efforts to minimise the potential public health risks through backflow prevention and how backflow prevention requirements are reviewed when an existing building undergoes a change in use;
- Future assessments should provide more information on any public health risk issues associated with water tanker supply;
- Auckland Regional Public Health Services supports Council's proposal to introduce bylaws and inspection certificates to improve the performance of on-site wastewater systems;
- It would be desirable for future assessments to include a discussion on the public health risks associated with use of rainwater harvesting and stormwater reuse for potable water supplies;
- Include backflow prevention for reticulated supplies as backflow poses a significant public health risk;
- Council to continue to reduce wastewater overflows; and
- Support for Council's intention to introduce bylaws and inspection certificates to improve performance of onsite wastewater systems.

It is recommended that the comments from the Medical Officer of Health be included in the Assessment of Water and Sanitary Services.

Citizens Against Privatisation

The Citizens Against Privatisation has requested that Council be advised of the following:

- It is opposed to user pays for water and wastewater; and
- That Council take into account over 3,000 submissions previously received by Council in 2003 opposed to user pays for water and wastewater.

RESOURCES

Provision has been made as the Long Term Council Community Plan for the Assessment of Water Services. The funding allocation covers the cost of various models required and specialist technical input to the assessment.

Any resource implications arising from the Assessment of Water and Sanitary Services will be reported to Council through the 2006/2016 Long Term Council Community Plan process.

Adoption of the Assessment of Water and Sanitary Services and Proposed Amendments

Under the Local Government Act 2002, Council is required to prepare an Assessment of Water Services by 30 June 2005. The special consultation process has been completed and will enable Council to adopt the Assessment of Water and Sanitary Services as detailed in this report. The assessment will be reviewed as part of the Long Term Council Community Plan 2006/2016 and consultation will occur during the Long Term Council Community consultation process March - June 2006.

As the implementation of the special consultative procedure has been completed, it is recommended that the Assessment of Water and Sanitary Services be finalised based on the draft Assessment of Water and Sanitary Services, with the following modification:

- Inclusion of the comments from the Medical Officer of Health, with further detail of public health risks and backflow prevention;
- Inclusion of the public submissions as an appendix;
- Removing the reference to the proposed \$50 annual inspection fee for inspection of onsite wastewater systems. A bylaw to regulate onsite wastewater systems will still be introduced following the process set out in the Local Government Act 2002. Council will also carry out pilot projects to minimise public health and environmental risks in communities with onsite wastewater systems.
- The proposals be confirmed as set out in the table below.

Activity	Proposal
Water Supply	Reduce domestic water usage per person by 25% by 2025.
Wastewater	A 50% reduction in wastewater overflows by 2025. Consideration of targeted rates or wastewater charges based on 80% of water use. Introduction of a bylaw for the management of onsite wastewater systems and pilot projects to monitor and mitigate public health and environmental risks associated with onsite wastewater systems.
Stormwater	Reduce flooding and improve the quality of streams, lakes and harbours.
Solid Waste	Progress Council's Zero Waste strategy by 2015.
Cemeteries	Provide a new cemetery or extend Waikumete Cemetery to 2055.
Public Toilets	Complete the current 5 year programme and thereafter facilitate the provision of new public toilets.

RECOMMENDATIONS

1. That the Adoption of the Assessment of Water and Sanitary Services report be received.
2. That the submissions and presentations by submitters be received and that submitters be thanked for their submissions.
3. That the commentary on the submissions be received.

4. That as the special consultative procedure has been implemented, it be a recommendation to Council that the Assessment of Water and Sanitary Services be adopted, based on the draft Assessment of Water and Sanitary Services, with the following modification:

- Inclusion of the comments from the Medical Officer of Health, with further detail of public health risks and backflow prevention;
- Inclusion of the public submissions as an appendix;
- Removing the reference to the proposed \$50 annual inspection fee for inspection of onsite wastewater systems. A by-law to regulate onsite wastewater systems will still be introduced following the process set out in the Local Government Act 2002. Council will also carry out pilot projects to minimise public health and environmental risks in communities with onsite wastewater systems.
- The proposals be confirmed as set out in the following table, subject to any alterations made in response to submissions heard.

Activity	Proposal
Water Supply	Reduce domestic water usage per person by 25% by 2025.
Wastewater	A 50% reduction in wastewater overflows by 2025. Consideration of targeted rates or wastewater charges based on 80% of water use. Introduction of a bylaw for the management of onsite wastewater systems and pilot projects to monitor and mitigate public health and environmental risks associated with onsite wastewater systems.
Stormwater	Reduce flooding and improve the quality of streams, lakes and harbours.
Solid Waste	Progress Council's Zero Waste strategy by 2015.
Cemeteries	Provide a new cemetery or extend Waikumete Cemetery to 2055.
Public Toilets	Complete the current 5 year programme and thereafter facilitate the provision of new public toilets.

5. That the Assessment of Water and Sanitary Services be publicly notified as available for public inspection after 30 June 2005.
6. That an Implementation Plan be prepared for the Assessment of Water and Sanitary Services and be reported to the City Development Committee in October 2005

Report prepared by: Tony Miguel, Group Manager: Asset Management.

