

# Mataura Community Board Meeting

## Public business agenda

A meeting of the Mataura Community Board  
will be held in the Elderly Citizens Centre,  
McQueen Avenue, Mataura  
on Monday 18 November 2024  
commencing at 5:30pm

Our vision:  
*To provide an environment that allows people to enjoy the lifestyle  
and culture of their choice*

## Health and safety – emergency procedures

**Toilets** – the toilets are located in the foyer area outside the meeting room.

**Evacuation** - should there be an evacuation, please exit the room via the main door, then through the building front doors to the front of the building, near the road.

**Earthquake** - drop, cover and hold. Once the shaking has stopped, evacuate through the meeting room's main door, then through the building front doors to the front of the building, near the road.

**Phones** - please turn your mobile device to silent mode.

## Attendees

### **Membership**

*Nicky Coats (Chairperson)*

*Colleen Te Au (Deputy Chairperson)*

*Cr Neville Phillips*

*Steven Dixon*

*Darren Matahiki*

*Laurel Turnbull*

Staff

Chief Executive

Parks and Recreation Manager

Roading Asset Manager

Governance - minutes

Debbie Lascelles

Keith McRobie

Murray Hasler

Susan Jones

### **Agenda confirmed by:**



D Lascelles

**Chief Executive**

***Recommendations*** contained in reports are ***not*** to be construed ***as Council decisions***.  
Refer to the Council minutes for ***resolutions***.

## Order of Business

Health and safety – emergency procedures.....	2
Attendees .....	3
Order of Business .....	4
1. Welcome/Karakia.....	5
2. Apologies/leave of absences.....	5
3. Declaration of conflicts of interest .....	5
4. Confirmation of agenda .....	5
5. Confirmation of minutes.....	6
5.1 Confirmation of minutes – Mataura Community Board meeting held on Monday 23 September 2024.....	6
6. Reports for information.....	10
6.1 Financial report .....	10
6.2 Culling Terrace Walkway Update.....	11
6.3 Tulloch Park Development (Stage 2) November Progress Update .....	13
6.4 Mataura Welcome Signs November 2024 Update Report .....	17
6.5 Mataura Campervan Dump Station Fence.....	19
7. Report for decision .....	21
7.1 Mataura Community Garden – Request to Erect a “Bloke’s Shed” .....	21
8. Meeting closed.....	37

- 1. Welcome/Karakia**
- 2. Apologies/leave of absences**
- 3. Declaration of conflicts of interest**
- 4. Confirmation of agenda**

## 5. Confirmation of minutes

### 5.1 Confirmation of minutes – Mataura Community Board meeting held on Monday 23 September 2024

---

Minutes of a meeting of the Mataura Community Board, held at the Mataura Elderly Citizens Centre, McQueen Avenue, Mataura, on Monday 23 September 2024, at 5.30pm.

**Present** Nicky Coats (Chairperson), Cr Phillips, Laurel Turnbull, Colleen Te Au, Darren Matahiki and Steven Dixon.

**In attendance** His Worship the Mayor (Mr Ben Bell, from 5.37pm), Parks and Recreation Manager (Mr Keith McRobie), Governance Manager (Susan Jones) and one member of the public.

---

*The Board noted an apology from Cr Hovell and the Chief Executive.*

#### 1. CONFIRMATION OF MINUTES

**RESOLVED** on the motion of Steven Dixon, seconded by Laurel Turnbull, **THAT** the minutes of the ordinary meeting of the Mataura Community Board held on Monday 29 July 2024, as circulated, be confirmed and signed by the Chairperson as a true and complete record.

*The Board noted a typo in the spelling of Steve Dixon's name in clause 3 on page 6.*

#### 2. MATAURA LIBRARY AND SERVICE CENTRE UPDATE (SC3967/SC3789)

A report had been received from the Library Manager providing an update on a new staff member who had started work at the Mataura Library and Service Centre on 16 September.

Following a period of reduced hours after several months of increased intimidating and antisocial behaviour in the afternoons, a trial of opening hours was undertaken. Changes to health and safety procedures and two health and safety risk assessments had been completed. The new opening hours started on 15 July, however, in the first week there had been three further incidents. Due to the ongoing incidents, it was determined that the risk to a solo worker was too high and the decision had been made to recruit a second part-time staff member.

**Cr Phillips recommended THAT the Mataura Library and Service Centre update report be received and noted.**

**The recommendation was seconded by C Te Au.**

In response to C Te Au, Cr Phillips understood the WiFi would remain off after 3.00pm. He added his thanks and appreciation to Council staff for getting the issue resolved. L Turnbull concurred.

**The recommendation was put and it was carried.**

### **3. TULLOCH PARK DEVELOPMENT (STAGE 2) SEPTEMBER PROGRESS UPDATE (SC1570)**

A report had been received from the Parks and Recreation Manager providing an update to the Tulloch Park development (stage 2) project. The final stages of the development were underway with contracts let for the supply and install of the external safety fence, the supply and install of the splash pad, site plumbing, toilet/change room install and associated concrete works. The electrical supply and install price was pending, as was the issuing of a building consent.

The solar lighting requested by the Board for the unlit portion of the stage one walking trail had been ordered and would be installed as soon as possible. It would be funded directly from the Maitua parks maintenance budget.

The total cost to complete the project was \$1,128,304. Of that amount, \$1,017,977 had been secured from external funders and \$70,000 had been carried over from the stage one development. There was a current unfunded balance of \$40,326. The additional costs included approximately 130m<sup>2</sup> of concrete surfacing, the supply of a large inground stormwater sump and an extra \$10,000 for fencing, compared to the original estimate.

An indicative image showing location of the new buildings, splash pad and extent of the concrete works had been circulated with the agenda.

*His Worship now attended the meeting from 5.37pm*

**Cr Phillips moved THAT the Tulloch Park development (stage 2) progress update report be received and noted.**

**The recommendation was seconded by C Te Au.**

In response to S Dixon, the Manager advised the building consent was still in progress. The Manager advised there was no stormwater disposal at Tulloch Park. There would need to be an assessment undertaken in relation to stormwater disposal in the carpark area. There would also be more carparking available than in the past.

N Coats noted the shortfall in funding. Was there another grant that could be applied for? The Manager said he had raised the shortfall with Council staff but a discussion had not yet been had. L Turnbull suggested the Tindall Foundation could be worth approaching. N Coats suggested the Coster Fund could also be a possibility. The Manager was working towards an early December completion date. The splash pad supplier had indicated it would be the largest one in the South Island.

**The recommendation was put and it was carried.**

**4. CULLING TERRACE WALKWAY UPDATE (SC3274)**

A report had been received from the Parks and Recreation Manager advising the upgrade of the Culling Terrace walkway had been a lengthy process, hindered by access issues and the availability of specialist contractors. Outstanding tasks included removing approximately 12 large trees within the reserve, installing a section of boundary fence, adding vehicle stop bollards and carrying out revegetation planting. The Mataura community had an annual budget of \$20,000 for maintaining and improving walkways.

The Manager added he had discussed with the Council's roading staff about the possibility of installing a 1.4m wide footpath along the south side of Doctor's Road, extending from the Kana Street corner to the lower Culling Terrace walkway. The project was originally planned to be funded through subsidised footpath work, however, that budget had been significantly reduced. He posed a question whether it would be appropriate to allocate funds from the walkway budget to ensure the link to the base of the Culling Terrace walkway was able to be completed.

**L Turnbull moved THAT the Culling Terrace walkway update report be received and noted,**

**AND THAT the Board recommend to the Council to approve the funding of the lower Culling Terrace footpath from the Mataura walkway budget allocation.**

**The recommendation was seconded by Cr Phillips.**

The Manager said a local contractor could remove about 20 trees from the northern end of the track. There had been delays with the original contractor returning to the site. In response to C Te Au, the Manager said the footpath would cost about \$8,000. S Dixon suggested referring the footpath back to the Roding Manager. Cr Phillips said the Council's budget for footpath renewals had been slashed by NZTA. He added a footpath would be a gradual project and could be fully completed in about three years. The Manager said he had not planned on concreting the entire walkway. N Coats asked how far \$8,000 would go for a footpath. The Manager advised about 50 metres. N Coats said the Men's Shed and Lions Club had constructed fairy houses to include on the track and they were ready to be placed.

C Te Au asked how much it would cost to finish the walkway work. The Manager said it was hard to know, as it was a difficult site to work on. S Dixon suggested reassessing the budget once the trees had been removed and seeing how much funding remained.

Cr Phillips said if there was more funding required to complete the work, then the Manager should refer back to the Board with a possibility of funding any shortfall from the beautification fund.



The recommendation was put and it was carried.

***S Dixon voted against the recommendation and asked for his vote to be recorded.***

N Coats congratulated Cr Phillips on winning the Super Human Award at the recent Local Government New Zealand conference. Cr Phillips thanked the Board for the nomination. He had been humbled by it. It had been the community who had achieved the projects. No one person could do it by themselves.

The meeting concluded at 6.04pm

## 6. Reports for information

### 6.1 Financial report

---

Report to:	Mataura Community Board
Meeting date:	Monday, 18 November 2024
Author:	Susan Jones
Author title:	Governance Manager
General Manager lead:	General Manager Corporate Support
Report date:	Monday, 11 November 2024
Confidentiality:	Public

---

#### Purpose

1. To provide a financial report to the Community Board.

#### Recommendation

2. That the Mataura Community Board receives and notes the financial report.

#### Executive Summary

3. At its last meeting, the Board requested an update on account balances for its discretionary account, the Mataura beautification account and the Coster Fund.
4. Balances are as follows:

**Mataura beautification account** – as at 30 June 2024 - \$29,980

**Coster Fund** – as at 30 June 2024 - \$128,536

**Discretionary account** – transactions as follows:

Opening balance 1 July 2024                      \$ 7,901.82

Funding 2025 year                                      \$ 5,772.00

Expenditure to 31 October:

- Registration, flights, accommodation, gala dinner 2024 LGNZ conference  
\$ 2,490.20

Closing balance, as at 31 October 2024      \$11,183.62

## 6.2 Culling Terrace Walkway Update

---

Report to:	Mataura Community Board
Meeting date:	Monday, 18 November 2024
Author:	Keith McRobie
Author title:	Parks and Recreation Manager
General Manager lead:	
Report date:	Monday, 11 November 2024
Confidentiality:	Public

---

### Purpose

1. To inform the Mataura Community Board on progress at Culling Terrace walkway.

### Recommendation

2. That the Mataura Community Board
3. receives and notes the Culling Terrace walkway update; and
4. receives and notes anticipated future revegetation and other enhancement works.

### Executive Summary

The upgrade of the Culling Terrace walkway has taken longer than expected due to challenges like access issues and the availability of specialist contractors. Contractors are scheduled to carry out tree removal within the next month and install footpaths along lower Doctor's Road, leading up to the walkway early in the new year. Remaining works include the installation of bollards and native revegetation planting in Autumn.

### Context

The Mataura community has an annual budget of \$20,000 for the maintenance and improvement of walkways. Initially set aside for the Culling Terrace walkway, the previous Community Board decided to broaden the funding to support all Mataura walkways. Progress on the Culling Terrace walkway had been on hold as we were waiting the availability of a specialist contractor. A local contractor has now been engaged to remove approximately 15 large problem trees (wattle and sycamore).

Another contractor has now been engaged to install a 1.4-metre-wide footpath along the south side of Doctor's Road. This path will extend from the Kana Street corner to the lower Culling Terrace walkway, providing a safer and clearer pedestrian route to the base of the Culling Terrace walkway once completed.

## Discussion

5. A previous report to the Board detailed works to date including track formation and tree removal.
6. It is intended that from mid February 2025, the Mataura Men's Shed and Mataura Lions Club will be able to place fairy houses through the reserve, creating a trail.
7. It is anticipated that native revegetation planting will start next Autumn working with community groups and Mataura School.

## Linkage to Strategic Plan Priorities

8. The recommendations in this report align with the Council's Vision: *To provide an environment that allows people to enjoy the lifestyle and culture of their choice, in particular that we have a choice of quality places and things to do.*

## Consultation (Internal and External)

9. There has been ongoing dialogue with the Community Board, neighbours and the Mataura Lions Club.

## Financial Considerations

10. There is an annual provision of \$20,000 for Mataura walkways.

## Risks

11. There is some risk associated with using machinery on a steep site such as Culling Terrace, other Mataura walkways are relatively flat with minimal health and safety risk.

## Significance & Engagement Policy

### Significance

12. Community and neighbours views and preferences are already known and there is a general desire to see the work finished.

## 6.3 Tulloch Park Development (Stage 2) November Progress Update

---

Report to: Mataura Community Board

Meeting date: Monday, 18 November 2024

Author: Keith McRobie

Author title: Parks and Recreation Manager

General Manager lead:

Report Date: Monday, 11 November 2024

Confidentiality: Public

---

### Purpose

1. To inform the Mataura Community Board on progress.

### Recommendation

2. That the Mataura Community Board receives and notes the Tulloch Park development (Stage 2) progress update.

### Executive Summary

3. The final stages of the Tulloch Park development (Stage 2) are underway with contracts let for the supply and install of the external safety fence, the supply and install of the splash pad, site plumbing, toilet/change room install and associated concrete works. Prices have been received for electrical supply and install. There has been a significant delay with the building consent we are currently working through a list of 25 requests for information queries to be able to meet building control requirements. It is anticipated that the building permit will be granted sometime this week and allow the project to proceed.

### Context

4. The second stage of the Tulloch Park development advanced thanks to the Government's 3 Waters Better-Off funding initiative. The initial development budget, finalised in 2018, was outdated by the time the Better-Off funding application was submitted. Early in 2023, it became clear that additional external funding was necessary to fully realise the next stage of the project. Consequently, funding was successfully secured from the Tourism Infrastructure Fund (TIF), NZ Lotteries, and the Trusts Charitable Foundation. As a result, the total funding pool has more than doubled. The stage 2 development has three main components. These are a full sized basketball court (completed and paid for), a toilet changing room building (purchased and awaiting install) and a splash pad (partially paid for and awaiting install).

5. There has been a significant delay with the issuing of a building permit by the Council's consents team. This directly impacts the remaining external funding from the TIF Fund and Lotteries which both have the issuing of a building consent as a precondition for payment release.

## **Discussion**

6. The design and supply of most project items has been completed. Contractors have also been engaged for all works.
7. A building permit application was submitted on Friday 30 August for the install of all buildings, connection to services and all associated construction works. In late September, we were issued a list of 25 requests for information relating to various components of the project. It is anticipated that the building consent will be granted sometime this week and allow the project to proceed.

## **Options**

8. No options are available for the Council to consider because all major decisions have been previously brought before the Community Board.

## **Linkage to Strategic Plan Priorities**

9. The recommendations in this report align with the Council's Vision: *To provide an environment that allows people to enjoy the lifestyle and culture of their choice, in particular that we have a choice of quality places and things to do.*

## **Consultation (Internal and External)**

10. There has been ongoing dialogue with the Community Board, Active Southland, youth and community representatives with the initial development and the stage 2 development.

## **Financial Considerations**

11. The project cost detail provided at the last MCB meeting is unchanged at this point. In summary the total cost to complete the project is \$1,128,304.79. Of this amount, \$1,017,977.95 has been secured from external funders, and \$70,000 is carry over funding from the Stage 1 development. Currently, there is an unfunded balance portion of \$40,326.84.

## **Risks**

12. There remains some risk with contractor delays and the completion of ancillary landscaping works.

## **Significance & Engagement Policy**

### **Significance**

13. Community views and preferences are already known to the Council through Stage 1 and Stage 2 consultation and there is a sense of anticipation in the community to see the finished project.

## **Attachment**

An updated preliminary issued image showing scaled location of the new buildings, splash pad and extent of concrete works is attached.





Confine area of works to that of existing Swimming Pool (now demolished). Install 2.0m high site security fencing for protection of public for the full duration of works. Refer to Enlarged Site Plan for further information.

**SITE LOCALITY PLAN**  
Do Not Scale

**NOTES:**

- NOTE 1:** 'Dry' pad area to be sloped up to Splash Pad @ 1in40 to prevent surface water from entering/ponding on Splash Pad.
- NOTE 2:** Splash Pad to be sloped to central sump in strict accordance with Coombes Aquatic documentation to prevent surface water from ponding on pad and flowing to other areas of reserve.
- NOTE 3:** All concrete surfaces to be finished with a Broomed Class 5 or 6 or Wood Trowl Class U2 finish for slip resistance in accordance with NZBC D1.
- NOTE 4:** Refer to Exeloo documentation & Consulting Engineer's PS1 for full information and setout of proposed new toilet and service block to be installed.
- NOTE 5:** Refer to Coombes Aquatic Documentation for full setout and information for services required for proposed Splash Pad.
- NOTE 6:** Refer to Bill Sheddin Plumbing & Draining calculations in Specification for full information and setout of proposed Soakhole.
- NOTE 7:** Confirm all levels on site prior to works beginning to confirm falls to drains can be achieved.
- NOTE 8:** Supply & Fit WATTS 009 RP2 Backflow prevention device at the boundary to existing DN100 water supply to site. Allow to continue DN100 to new balance tank. Allow to branch DN50 water supply to new Amenities building.

**CONCRETE PAVING:**

- All new paved concrete areas to be formed from 100mm thick, 17.5 MPa reinforced concrete
- Supply and install Grade 665 reinforcing mesh to entire area complete with 30mm min concrete cover to top.
- New Concrete paving to slope away from new Splash Pad.
- Concrete surface to be broom finished to provide a wet slip resistance in accordance with NZBC D1 / AS1 Table: 2.

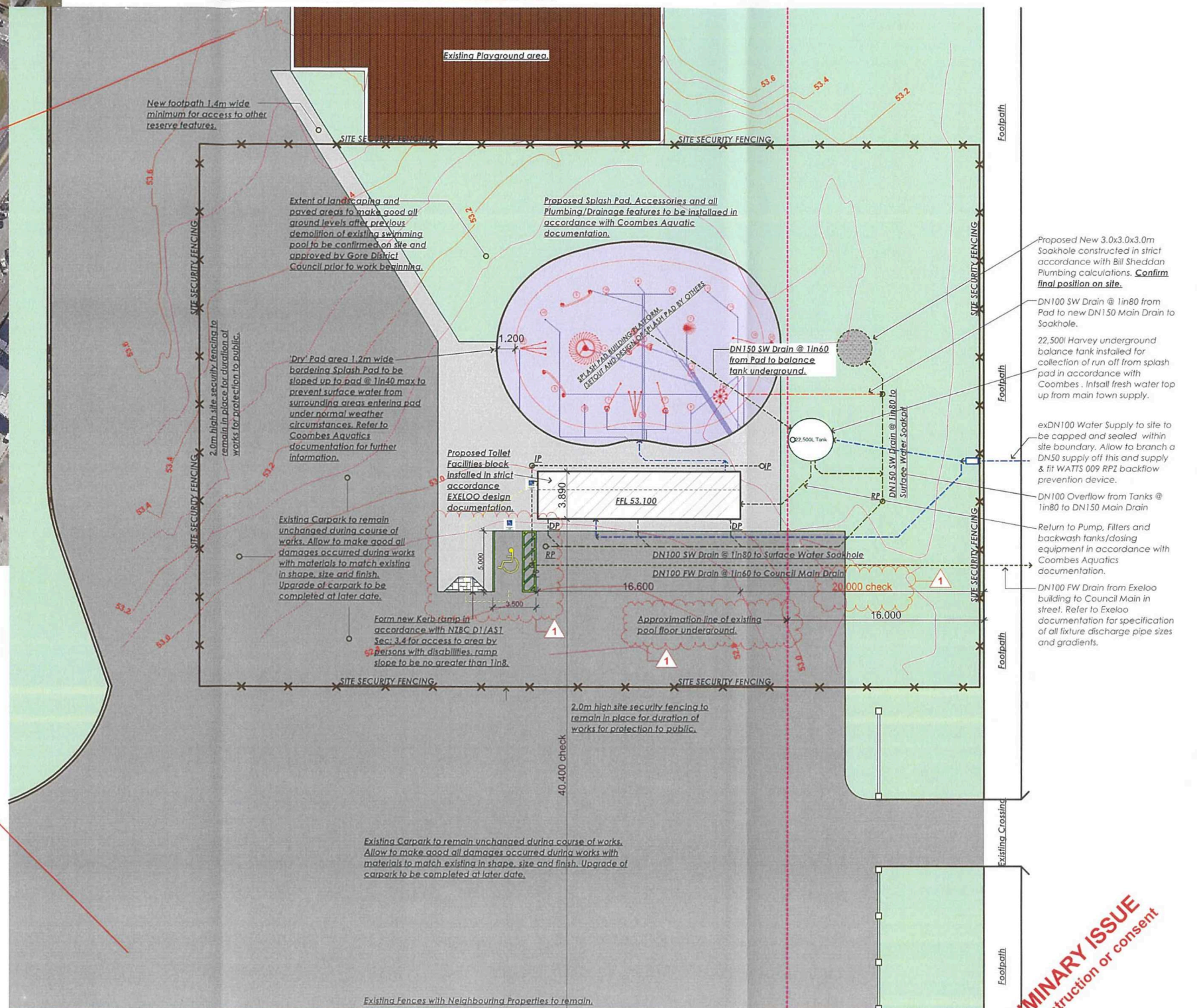
**CARPARKING:**

- Carparking is generally existing to site. Allow to make good all areas affected by works with new compacted base course and Asphalt to match existing to site.
- Contractor to undertake investigation of site prior to works beginning to confirm full extent and requirements of Asphalt.

**FINAL RFI REVISION - APPROVAL**

- ☐ Please re-issue the Revision with the changes as noted.
- ☐ The Revision is as per our requirements and accepted. Please submit for Consent.

Approved by:  
Signed:  
Dated:



**SITE PLAN**  
SCALE 1:200

**LEGAL DESCRIPTION:**  
Pt Sec: 14 Blk: XII Twn: Mataura  
Valuation #: 29860/148.00A  
Address: 161 Main Street, Mataura

**Earthquake Zone:** Zone 1  
**Exposure Zone:** Zone B  
**Wind Zone:** High  
**Snow Zone:** 1.0kPa  
**Rainfall Range:** 50 - 60

**PRELIMINARY ISSUE**  
not for construction or consent





## 6.4 Mataura Welcome Signs November 2024 Update Report

---

Report to:	Mataura Community Board
Meeting date:	Monday, 18 November 2024
Author:	Murray Hasler
Author title:	Roading Asset Manager
General Manager lead:	General Manager Critical Services
Report date:	Friday, 8 November 2024
Confidentiality:	Public

---

### Purpose

1. To inform the Mataura Community Board of the programme for completion of the repairs and installation of the Mataura Welcome Signs.

### Recommendation

2. That the Mataura Community Board:
  - a) receives and notes *the Mataura Welcome Signs November 2024 Update Report*

### Executive Summary

3. All issues identified during the manufacture of the signs have been rectified. The final steps needed to complete the installation of both signs will be undertaken during the coming week subject to suitable weather.

### Context

4. Two signs were requested, by the Board, to be erected at the north and south approaches to Mataura on State Highway One. Many issues with the design, manufacture and construction of the signs have caused lengthy delays to the installation of the signs.
5. The latest issue delaying completion has been the need to modify the resin river components on both signs. Differing thermal properties of the resin river inserts and the concrete plinth into which the inserts were to be embedded led to the inserts cracking. The replacement resin river inserts were remanufactured and painted however the colour scheme was found to be unsatisfactory as it did not provide an acceptable representation of the Mataura River. At the request of the Board, the Council's Project Manager, Terry Trotter accompanied Board member and Councillor Neville Phillips to Seddon's factory in Mosgiel where they inspected the repainted resin river insert destined to replace the original insert on the southern sign.
6. The amended insert was assessed to be acceptable for installation. Scaffolding has been erected around the southern sign in preparation for installation of the replacement resin river inserts. Seddon's designed a new method for fixing the insert to the concrete plinth before successfully

installing the northern sign. The same fixing method will be employed by Seddon's when they install the replacement inserts on the southern sign.

## **Discussion**

7. The final steps to complete both signs are programmed to be undertaken this week subject to weather. Seddon's staff intend to be on site during the week to install the replacement river inserts on the southern sign, repaint the river insert on the northern sign and attach the corten steel eel motifs on both signs. Preparation and painting of the corten steel letters on both signs can also be undertaken at this stage. K2 Kontracting will place boulders around the base once the eel motifs are attached.

## 6.5 Mataura Campervan Dump Station Fence

---

Report to:	Mataura Community Board
Meeting date:	Monday, 18 November 2024
Author:	Murray Hasler
Author title:	Roading Asset Manager
General Manager lead:	General Manager Critical Services
Report date:	Monday, 11 November 2024
Confidentiality:	Public

---

### Purpose

1. To seek guidance from the Mataura Community Board regarding the purpose, style and extent of the fencing requested at the campervan dump site.

### Recommendation

2. That the Mataura Community Board:
  - a) receives and notes the Mataura campervan dump station fence report.
  - b) recommends to the Council that staff prepare a report on fencing option including costs for the supply and installation of fencing at the Mataura campervan dump station.

### Executive Summary

3. The Mataura Community Board has requested a fence be installed at the recently completed campervan dump station however it has not provided sufficient detail as to the desired outcome. The Board will need to provide the details needed to proceed with its request.

### Context

4. Construction of a campervan dump station has recently been completed at the east edge of the Coster Park carpark in Mataura. The Board has requested a fence be installed at the dump station. However, the Board will need to advise the purpose, size and style of the fence it wishes to have installed.

### Discussion

5. Fencing comes in a multitude of styles and materials and corresponding costs. It is therefore critical that the Board advise what its expectations are regarding the fence to ensure the outcome it desires is achieved.
6. It is also important to identify the purpose of any fencing as this could dictate the type of fencing that is appropriate to achieve the desired outcome of a fence.

## Options

7. No options are available for the Council to consider because clear direction from the Board is needed to proceed.
8. Once direction from the Board is received and ratified by the Council, staff will provide an options report back to the Board for consideration.
9. Ultimately, the Council may need to make the decision on any fencing option as this additional work is unbudgeted.

## 7. Report for decision

### 7.1 Mataura Community Garden – Request to Erect a “Bloke’s Shed”

---

Report to:	Mataura Community Board
Meeting date:	Monday, 18 November 2024
Author:	Susan Jones
Author title:	Governance Manager
General Manager lead:	General Manager Corporate Support
Report date:	Monday, 11 November 2024
Confidentiality:	Public

---

#### Purpose

1. To inform the Community Board on a request from the Mataura Community Gardens to erect a “blokes shed” on the land at 190 Kana Street, Mataura.
2. To recommend to the Council that it support the request in principle.

#### Recommendation

3. That the Mataura Community Board:
  - a. receives and notes the Mataura Community Garden – request to erect a “blokes shed” report;
  - b. recommend to the Council that it support the request in principle from the Mataura community gardens to erect a “blokes shed” on the property at 190 Kana Street, Mataura, subject to:
    - seeking further information about the ownership, operating model and structure of the Mataura community garden;
    - ensuring the site was going to provide a safe and workable parking area for the number of vehicles that may be present; and
    - discuss the drafting of a Licence to Occupy between the Council and the community garden to clearly outline the responsibilities of both parties.

#### Executive Summary

4. The request from the Mataura community garden has raised a number of questions over the informal use of Council owned land. There is no question the gardens are an important social and community outlet. With the pending lease for the Mataura Bloke’s Shed due to end because the building is due to be demolished, there is some merit in considering the prospect of having that facility domiciled at the garden at 188-190 Kana Street, Mataura.

5. The Board could choose to support the request in principle, pending discussion and resolution over a number of issues that ideally should be formalised. Following a property review, the Council has asked that there be formal arrangements in place for land it owns. It should be noted there has never been a Licence to Occupy or any other formal arrangement in place for the garden since they were established in 2009. The lack of formality can lead to uncertainty and confusion between the parties involved.

## **Context**

6. The Maitara community garden was established in 2009 on land originally owned by Mr Dave Edwards, at 190 Kana Street, Maitara. The garden was successfully operated for a number of years by an enthusiastic group of volunteers, who offered fresh produce to the Maitara community in exchange for a gold coin donation. Produce was also donated to the local food bank and meals on wheels service.
7. The land at 190 Kana Street was purchased by the Council in 2011.
8. Following safety concerns with the volume of traffic on Kana Street, the adjoining section at 188 Kana Street was purchased by the Council in 2016 as a parking area for those attending the garden and to house the kiosk where available vegetables were displayed.
9. The Council is unaware of who is currently responsible for, or involved with operating the community garden.
10. A volunteer representing the garden attended a Community Board meeting in 2020 with concerns that the viability of the garden was under threat due to lack of support and volunteers. There has been no further information provided to the Board since that time.

## **Linkage to Strategic Plan priorities**

11. The recommendations in this report align with the Council's vision to provide an environment that allows people to enjoy the lifestyle and culture of their choice.

## **Attachments**

Copy of the quotes received by Mr Mike Whale to erect a building to be used as the "Blokes Shed".

# Mataura Community Gardens



*188 Kana Street, Mataura*

*Contact Mike 0272297218*

The seeds of The Mataura Community Garden were literally planted in spring of 2009, now in 2024 the Mataura Community Garden is a successful asset to the Mataura Community.

The community garden helps to support struggling families in the community by offering locally grown, fresh vegetables for a gold coin donation.

The garden is a source of great community pride. Families have learnt new ways to address their budgeting needs for groceries, built new relationships and are still learning that they are important and supported by their community.

Local residents are learning more about who is in their community with the wide volunteer base that shows up on a Saturday morning to help out with the garden.

The long-term goal has been for every Mataura family to be skilled and active in growing their own vegetables at home but maybe the social family friendly environment provided at the community garden has meant that this valuable community lead initiative has thrived for the last 15 years.

The Community Garden is looking to expand its reach into the community by seeking approval and funding to erect a new shed on the property to house the "Blokes Shed".

The Bloke Shed has been established in Mataura for 9 years and has been a place for Men (and at times females) to gather weekly on a Wednesday to create, fix and repair items for different organisations like The Mataura Community Gardens, Mataura Mainly Music, Mataura Primary School, Hope Pre-School, The Bunker and have engaged in many community projects over the years, helping to foster our community spirit. The various activities offered can provide physical benefits, helping members stay active and engaged, which is important for maintaining overall health.

The Social Connection that the Mataura Bloke Shed provides means there is a space for like minded people to gather, facilitating social interaction and reducing feelings of isolation and loneliness, particularly among the older generation from our community. It provides mental health support because of the informal setting it promotes discussions about mental health, allowing members to share their experiences and support one another. This can be especially important in combating depression and anxiety. New skills are developed. The Mataura Bloke's Sheds focuses on hands-on activities, allowing participants to learn new skills or develop existing ones, such as woodworking and metalworking. These skills can build confidence and a sense of accomplishment.

The Mataura Bloke Shed serves as a multi-faceted resource that supports individual well-being and strengthens community bonds, making them a valuable asset in our community.

The current lease they have on the premises they have been operating out of is coming to an end because the building is due to be demolished, the Bloke Shed's future is uncertain, unless we can come together and find a new home for them.

The Community Garden would like to apply to the Coster Fund for funding and seek The Gore District Council's approval to erect a shed on the Gardens property to permanently house the Bloke Shed and eliminate the barriers faced by the lease ending.

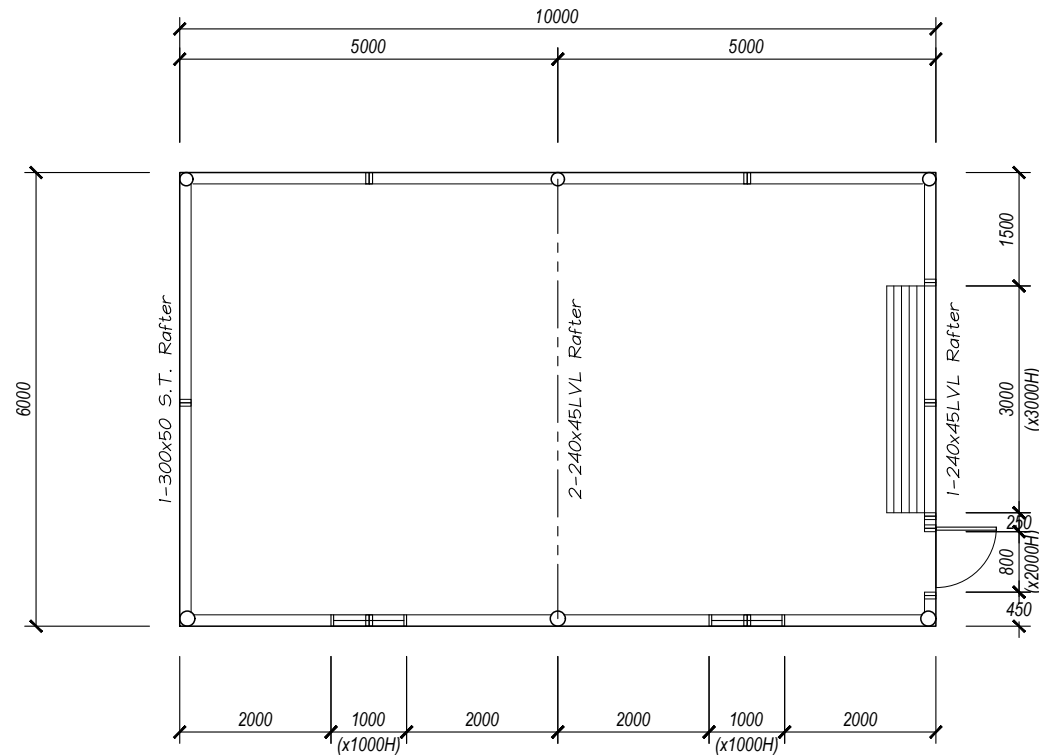
We have sourced two quotes for a shed (attached) and would need to lay a concrete slab, and get power connected this cost will be approximately \$30,000.

We believe this will serve the Mataura Community for many more years and with the proven history of both organisation's viability and sustainability, we hope that you will consider this proposal in our favour.

*With sincere thanks*

*Michael Whale*

*04/11/2024*

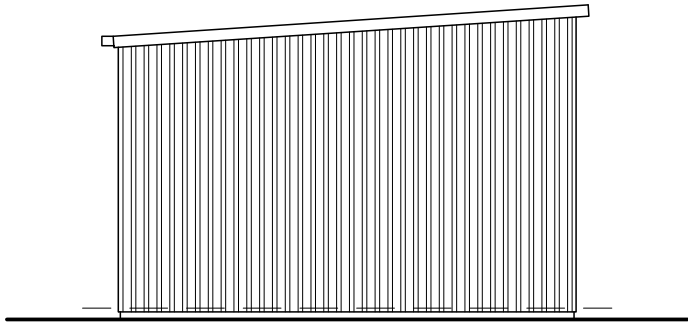


FLOOR PLAN  
SCALE 1:100

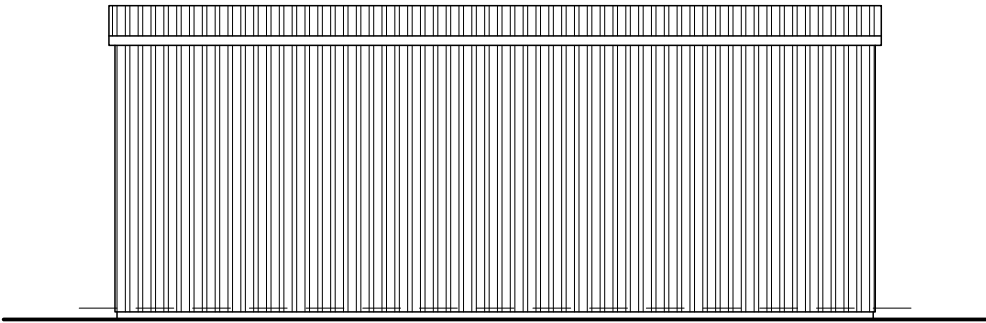
PRELIMINARY DRAWING. NOT FOR CONSTRUCTION.

<div><div>Roof Pitch: 3.82 Degrees</div><div>Design Wind Speed: 36.19 m/s (Medium)</div><div>Snow Load: 0.63 Kpa</div><div>Earthquake Zone: Zone 1</div><div>Timber Grade: Structural</div><div>Rafter Size/Span: See Plans</div></div> <div><div>All materials and workmanship to be in accordance with the relevant Building Code requirements.</div><div>The contractor shall verify all dimensions on site before commencing work.</div></div>	<div><div>Purlin Size/Centres: 200 ST @ 900c/c</div><div>Girt Front/Rear Size/Centres: 150 @ 0.9c/c</div><div>Girt Ends Size/Centres: 150 @ 0.9c/c</div><div>Wind Column Size: 2/150</div><div>Pole Size/Embedment for ST rows: N/A</div><div>Pole Size/Embedment for LVL rows: 200/1200</div><div>Pole Size/Embedment for Steel rows: N/A</div><div>Props Required: Double</div><div>Floor Type: Earth</div></div>	No.	Issue – Variations	Date	Project :  GSH506	Client : -
This drawing is copyright and may not be reproduced wholly or in part without the permission of Harrier Sheds.					Drawing Title : PLAN	Drawn : Harrier Sheds Scales : as shown at A4 Drawing Number : A1.1

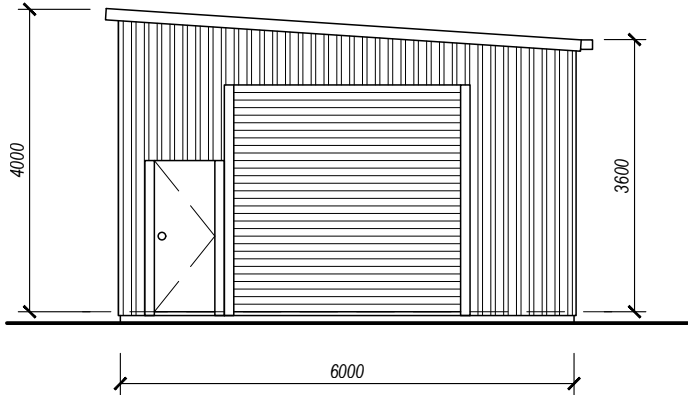




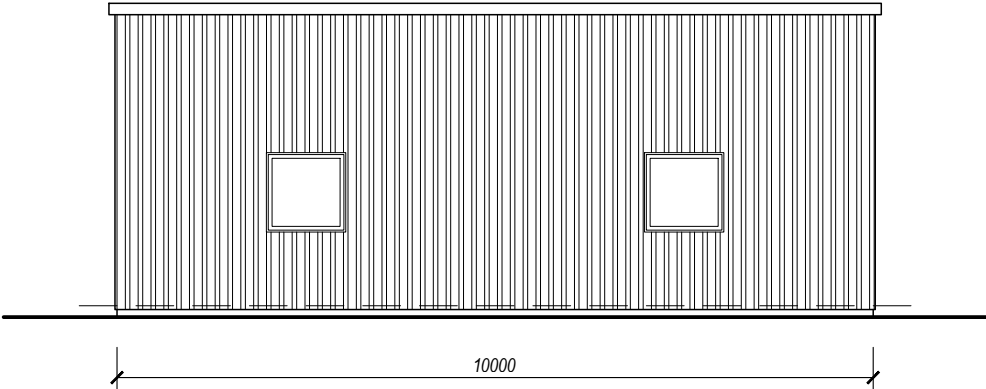
ELEVATION D  
SCALE 1:100



ELEVATION C  
SCALE 1:100



ELEVATION B  
SCALE 1:100

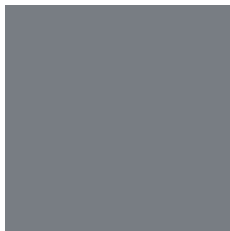


ELEVATION A  
SCALE 1:100

PRELIMINARY DRAWING. NOT FOR CONSTRUCTION.

<div>Roof Pitch: 3.82 Degrees</div> <div>Design Wind Speed: 36.19 m/s (Medium)</div> <div>Snow Load: 0.63 Kpa</div> <div>Earthquake Zone: Zone 1</div> <div>Timber Grade: Structural</div> <div>Rafter Size/Span: See Plans</div>	<div>Purlin Size/Centres: 200 ST @ 900c/c</div> <div>Girt Front/Rear Size/Centres: 150 @ 0.9c/c</div> <div>Girt Ends Size/Centres: 150 @ 0.9c/c</div> <div>Wind Column Size: 2/150</div> <div>Pole Size/Embedment for ST rows: N/A</div> <div>Pole Size/Embedment for LVL rows: 200/1200</div> <div>Pole Size/Embedment for Steel rows: N/A</div> <div>Props Required: Double</div> <div>Floor Type: Earth</div>	No.	Issue – Variations	Date	Project :  GSH506	Client :  -
<div>All materials and workmanship to be in accordance with the relevant Building Code requirements.</div> <div>The contractor shall verify all dimensions on site before commencing work.</div>		This drawing is copyright and may not be reproduced wholly or in part without the permission of Harrier Sheds.			Drawing Title :  ELEVATIONS	Drawn : Harrier Sheds Scales : as shown at A4 Drawing Number :  A1.2

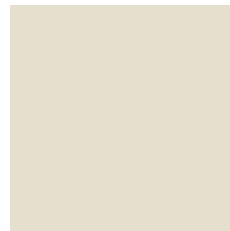
# Available Colours



**Sandstone Grey\* \*\***



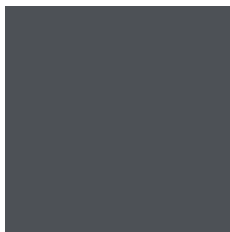
**Gull Grey\* \*\***



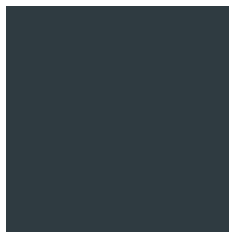
**Titania White\* \*\***



**Desert Sand**



**Grey Friars\***



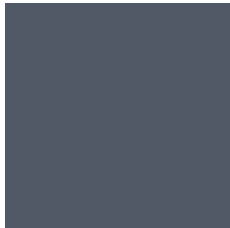
**Raven\***



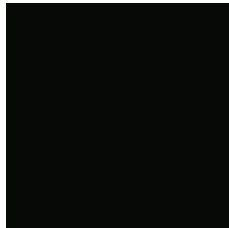
**Windsor Grey\***



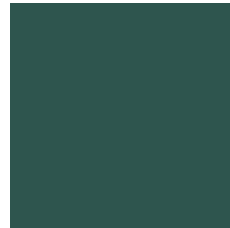
**Ebony\***



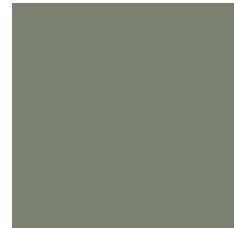
**New Denim Blue\***



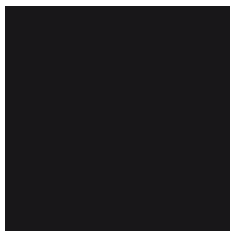
**Karaka\***



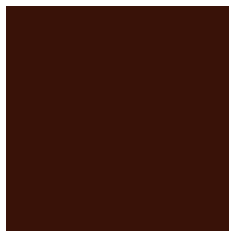
**Permanent Green\***



**Mist Green**



**Ironsand\***



**Lignite**



**Scoria\***



**Pioneer Red**

While the colours on this chart are as closely matched to the true colour as possible, they are not exact. For a true colour match please request a colour swatch from your local KiwiColour distributor.

0.40 available for all colours.

\* Marked for 0.55 availability. \*\* Commercial Colour Range - TRS 7 & TRS 9

29 October 2024



Mike Whale  
188 Kana Street  
Mataura

5 Wigan Street  
Gore  
03 208 0649

**Reference: GSH506**

Dear Mike,

Thank you for the opportunity to present our proposal for your building project.

#### Site and Design Criteria

<b>Location:</b>	188 Kana Street Mataura New Zealand (-46°11'17.81"S 168°52'38.44"E, Elevation = 52.47m)
<b>Design wind speed (Vdes):</b>	36.19 m/s (Medium)
<b>Importance level:</b>	IL1
<b>Coastal zone:</b>	Not Applicable
<b>Earthquake:</b>	Zone 1
<b>Snow:</b>	N5
<b>Special notes:</b>	<b>Pricing is valid for thirty (30) days and is GST exclusive.</b>

**We reserve the right to modify our price and specifications due to supplier price increases that may arise after accepting a quote or variations to site and design details in the final engineered drawings.** Pricing is based on assessed site and design criteria, a level site with minimum soil bearing capacity of 300kPa and preliminary drawings only. Site delivery is subject to heavy vehicle road access.

Full terms and conditions of sale are available at: <https://www.harriersheds.com>

No Allowance for concrete No allowance for installation of doors and windows kitset only IL1 only

Our team offers a thorough and professional service and we look forward to the opportunity of working with you.

Yours sincerely,

George Aitken

**Sales**

sales@goreitm.co.nz

0226829133



**Building Details**

<b>Description:</b>	Lean-To, Pole & Timber, 2 bays
<b>Overall length:</b>	10m (2 bays: 5m 5m wide )
<b>Depth:</b>	6m
<b>Floor area:</b>	60 sqm
<b>Building height:</b>	3.6m (eave low) to 4m (eave high/apex)
<b>Roof pitch:</b>	3.82 Degrees
<b>Cladding type (Roof):</b>	Roofing Multi Rib
<b>Cladding type (Walls):</b>	Roofing Multi Rib
<b>Cladding to walls:</b>	2 bays rear, 2 end/internal walls, 2 bays front
<b>Front overhang:</b>	No
<b>Translucent sheets:</b>	No roof & No walls
<b>Flashings:</b>	Side Barge, Ridge/Front Barge, Corner, Door Opening, Rodent
<b>Concrete floor:</b>	Not Included
<b>Poles and timber:</b>	Building poles (H5 ground treated SED poles) and treated structural timber framing to suit specific site location.
<b>Pole embedment:</b>	1.2m maximum allowance
<b>Hardware:</b>	Hardware/fixings as per preliminary plans
<b>Roller doors:</b>	One Domestic Roller Door 3.0Hx3.0W
<b>Bird proof brushes (Roller doors):</b>	No
<b>Personnel access doors:</b>	One Door Single Steel Skin
<b>Windows:</b>	Two Window Single Fixed Aluminium Glazed 1000x1000
<b>Spouting and downpipes:</b>	Steel
<b>Underlay:</b>	Yes roof, No wall
<b>Freight:</b>	<i>Freight to site included (subject to heavy vehicle road access from yard to site)</i>
<b>Plans:</b>	Drawings and engineer's producer statement (PS1) supplied.
<b>Other Items:</b>	second delivery of flashings x 1

**Specific exclusions:**

(unless specified above)

Site preparation including excavation and digging; supply of any fill/hardfill; site amenities such as water, power, storm or waste water disposal; installation of doors, windows and other materials; site construction and associated costs; internal fit-out materials; concrete and associated materials; building and resource consent fees (if required).

**Materials Pricing**

Tick preferred cladding option:		Ex GST	Inc GST
<input type="checkbox"/>	Zincalume cladding option	\$18,985.23	\$21,833.02
<input type="checkbox"/>	Colour Steel cladding option	\$21,050.06	\$24,207.57
<input type="checkbox"/>	Coastal cladding and fixings - <u>Only required within a coastal zone</u>	\$25,393.70	\$29,202.76
Optional (Tick if required)			
<input type="checkbox"/>	Concrete floor (materials only)	\$0.00	\$0.00
<input type="checkbox"/>	Concrete for poles and posts (materials only)	\$0.00	\$0.00

I/We accept the estimate above and the terms and conditions of sale and understand our engineered working drawings will be ordered upon receipt of our signed form and initial deposit or payment.

Name/s: \_\_\_\_\_

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Signed: \_\_\_\_\_ Date: \_\_\_\_\_



10/26/24 9:12  
Original Version -

2 Broughs Road Harewood Christchurch 8051  
03 359 8849

Mike Whale

Mobile: 272297218  
Email: orcas@xtra.co.nz  
Hi Mike Whale

Thank you for the opportunity to supply an ESTIMATE for your proposed building project. It is with pleasure we submit this ESTIMATE, based on the following specifications.

<b>Shed Type:</b>	<b>Hybrid - Pole, Timber, LVL and or Steel Construction</b>
<b>Shed location:</b>	The proposed building is to be located at 188 Kana Street, Maitaia 9712, New Zealand
<b>Shed description:</b>	This is a 2 bay shed, with 2 bays of the rear wall clad, 2 end or internal walls clad and 2 bays of the front clad
<b>Building size:</b>	6 metres deep x 10 metres wide (2 bays @ 5 metres wide)
<b>Building height:</b>	3.8 metres at the apex, down to 3.6 metres at the eaves (dimensions exclude 150mm ground clearance)
<b>Roof Type:</b>	Gable roof
<b>Cladding Type:</b>	The cladding profile is to be Corrugate x 0.4 gauge - Colorsteel
<b>Clear sheeting to roof:</b>	4 rows of Translucent TG GC 2400gms across roof
<b>Flashing details:</b>	The following flashings have been allowed for: Barge, Corner
<b>Pole details:</b>	H5 SED timber poles
<b>Sawn timber rafter details:</b>	RS SG8 H3.2 RAD timber rafters as required (typically singles to ends and doubles internally)
<b>Steel or LVL rafter details:</b>	HST or similar rafters, (typically double internals and single for ends)
<b>Purlin details:</b>	RS SG8 H3.2 RAD timber purlins
<b>Girt details, (typical) front / rear:</b>	RS SG8 H3.2 RAD timber girts to front and rear
<b>Girt details, (typical) internal / ends:</b>	RS SG8 H3.2 RAD timber girts to end and/or internal walls
<b>Personal access doors:</b>	1x Hinged steel skin door (800w x 2000h)
<b>Vehicle doors:</b>	One roller doors, DRDR3.0Hx3W
<b>Bird proofing to vehicle doors</b>	Nil
<b>Windows:</b>	Two Top hung opening DG window, 1000w x 1000h
<b>Spouting &amp; Downpipes:</b>	Two row of spouting with PVC down pipes, to ground level
<b>Sisalation &amp; Netting:</b>	Roof underlay and netting to roof of Two Bay(s)
<b>Hardware:</b>	All hardware, unless otherwise stated is zinc plated
<b>Roof cladding fasteners:</b>	12gauge Wood fix tek screws with neos
<b>Wall cladding fasteners:</b>	12gauge Wood fix tek screws with neos
<b>Geotech considerations:</b>	51 metres altitude, IL1, snow region N5 and a windspeed of 33m/s
<b>Drafting:</b>	C.A.D drawings are included and cover 'shell only' unless otherwise stated
<b>Engineering:</b>	Project is subject to engineers approval and therefore subject to change
<b>Freight:</b>	Freight to site has been included in this estimate



## Concrete works

10/26/24 9:12  
Original Version -

No concrete floor is included in this estimate

**Floor type:** Non-structural concrete floor (floor is drawn but not included in the estimate)  
**Foundation requirements:** All poles embedded to founds x 1000mm  
(estimate only) Minimum concrete volume required for pole foundations 3M3

### Summary of inclusions

<b>Supply Kitset only - (excludes any labour or concrete component)</b>	(Zinc) \$	25,653.46
	\$	-
	\$	-
	\$	-

<b>Total estimate excluding GST, for Zinalume™</b>	\$	25,653.46
<b>Additional cost to upgrade to 'Colorsteel Endura' cladding and or powder coated doors</b>	\$	1,992.98
<b>Total estimate excluding GST, for Colorsteel™</b>	\$	27,646.44

### Please note the following specific exclusions and Tags

The above estimate excludes any site preparation. All sites must be levelled with appropriate compacted hardfill and ready to take the proposed building platform.

The above estimates are subject to Engineers' and Council's final approval and are based on the site unseen and being level, clear of obtrusive shale and underground obstructions and services. When supply and build option, all sites must have clear access, power, water and toilet facilities and subject to builders availability and estimate review. Estimate does not include any costs for consents, site inspections, fire reports or related systems, construction review by engineer or optional builders risk insurance. Estimate is valid for thirty days from the date shown, and is GST Exclusive. \*\*No allowance has been made for cold weather additives to concrete floors, if floors are poured in cold conditions NCA may be required and is an extra charge unless otherwise stated. **\*\*THIS ESTIMATE IS VALID FOR A PERIOD OF 30 DAYS FROM THE ISSUE DATE.**

**With us you will be receiving a thorough and professional service from a team with many years experience in this field.**

We trust this is of assistance to you with your planning. We look forward to working with you on this project.

With Regards

Ronan

sales@baiergroup.co.nz

033598849

# PROPOSED BUILDING

FOR MIKE WHALE

188 KANA STREET, MATAURA 9712, NZ

## DRAWINGS LIST

1.0	SITE INFORMATION
1.2	FLOOR PLAN
2.0	ELEVATIONS
2.1	ELEVATIONS



2 Broughs Road Harewood Christchurch 8051  
03 359 8849  
sales@baiergroup.co.nz

## OUR SERVICE PROVIDERS



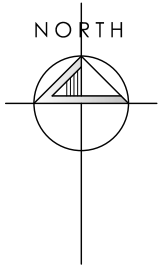
17 Lyttelton Steet, Lincoln, Canterbury  
P.O. Box 69201, Lincoln Post Shop 7640, Canterbury  
(03) 324-3395 : Phone  
info@endeavoursheds.co.nz : Email  
www.endeavoursheds.co.nz : Website



383 Colombo St, Sydenham, Christchurch  
P.O. Box 7110, Sydenham 8240, Christchurch  
(03) 366-1777 : Phone  
engineering@pfc.co.nz : Email  
www.pfc.co.nz : Website








SITE LOCATION - AERIAL PLAN  
Not to scale

Client approval, please initial

Signature .....

Date .....  
(note this is not a contract, but confirmation  
that the drawings herewith meet your approval)

DESIGNER



www.endeavoursheds.co.nz

PROJECT :

PROPOSED BUILDING

FOR MIKE WHALE

188 KANA STREET, MATAURA 9712, NZ

DRAWING TITLE :

SITE INFORMATION

This drawing is the copyright © of Endeavour Sheds Ltd. Do not scale from this drawing. Contractor must verify all dimensions on site.

REV	DATE	DESCRIPTION
-	26-10-2024	CONCEPT ISSUE

MERCHANT



2 Broughs Road Harewood Christchurch  
8051  
03 359 8849  
sales@baiergroup.co.nz

DRAWN :

SCALE :

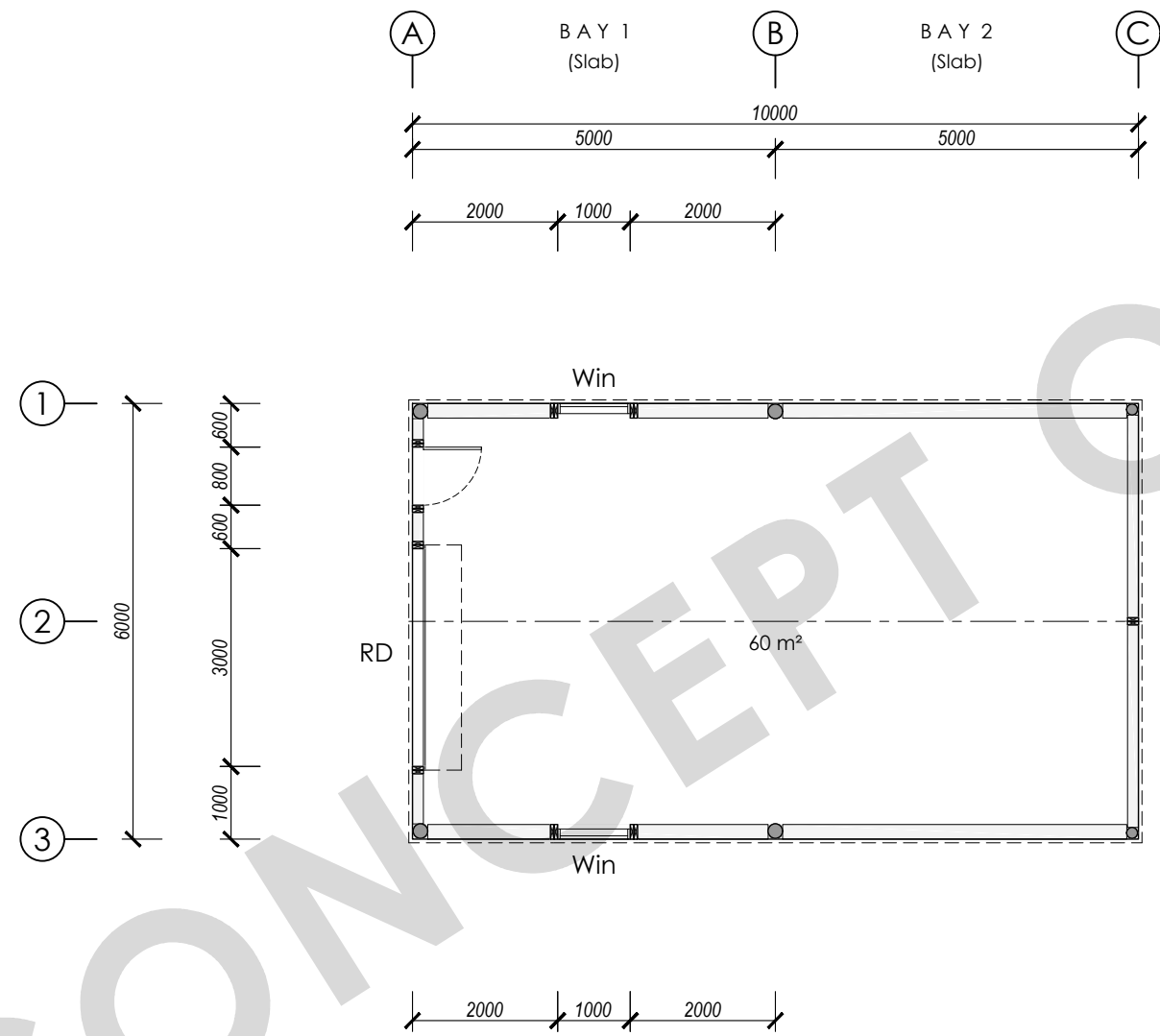
PROJECT NO :

SHEET NO :

REV :

AUTO  
N.T.S. (A3)  
BA242  
1.0  
-





FLOOR PLAN  
SCALE 1 : 100

Client approval, please initial

Signature .....

Date .....  
(note this is not a contract, but confirmation  
that the drawings herewith meet your approval)

DESIGNER



www.endeavoursheds.co.nz

PROJECT :

PROPOSED BUILDING

FOR MIKE WHALE

188 KANA STREET, MATAURA 9712, NZ

DRAWING TITLE :

FLOOR PLAN

This drawing is the copyright © of Endeavour Sheds Ltd. Do not scale from this drawing. Contractor must verify all dimensions on site.

REV	DATE	DESCRIPTION
-	26-10-2024	CONCEPT ISSUE

MERCHANT



2 Broughs Road Harewood Christchurch  
8051  
03 359 8849  
sales@baiergroup.co.nz

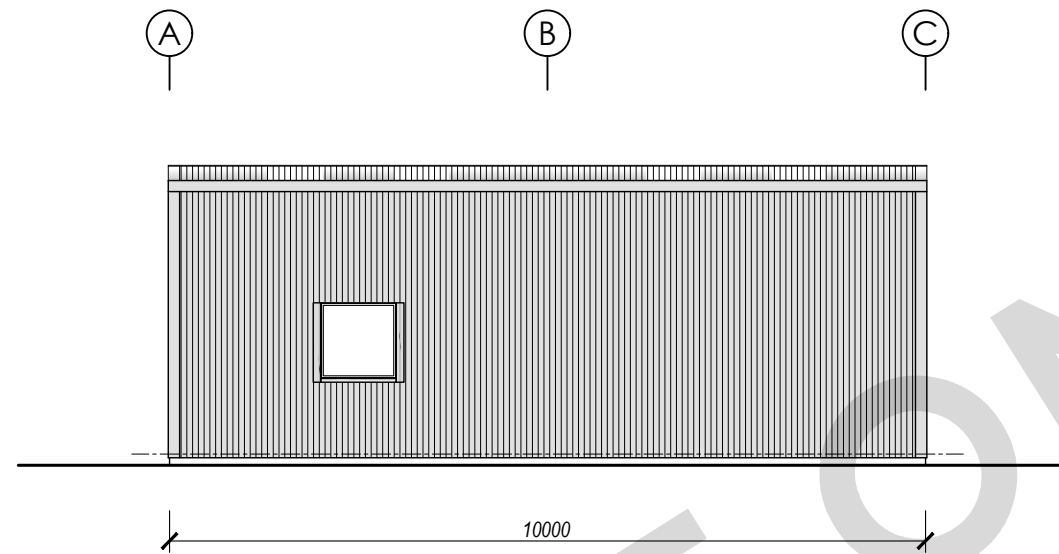
DRAWN : AUTO

SCALE : 1:100 (A3)

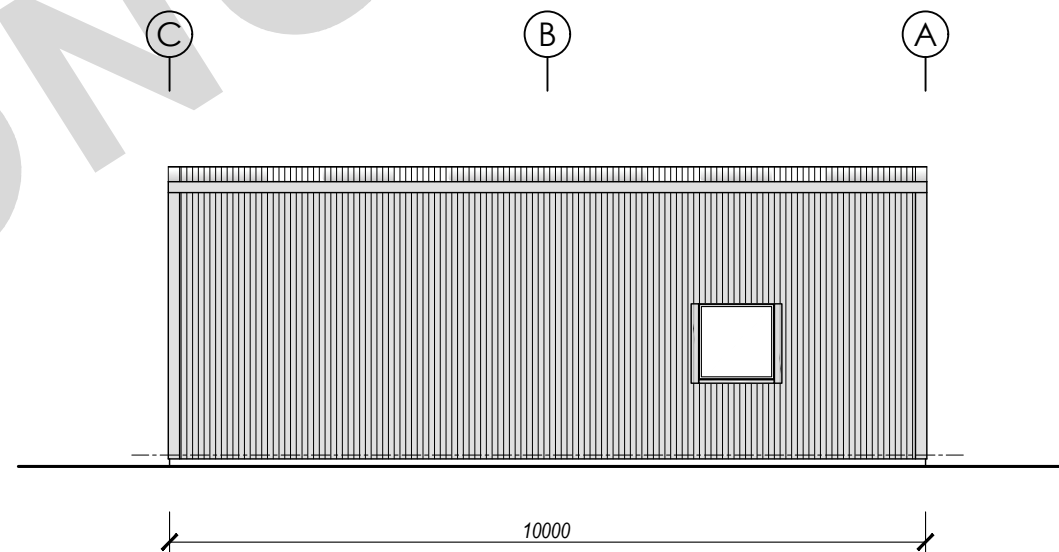
PROJECT NO : BA242

SHEET NO : 1.2

REV : -



FRONT ELEVATION  
SCALE 1 : 100





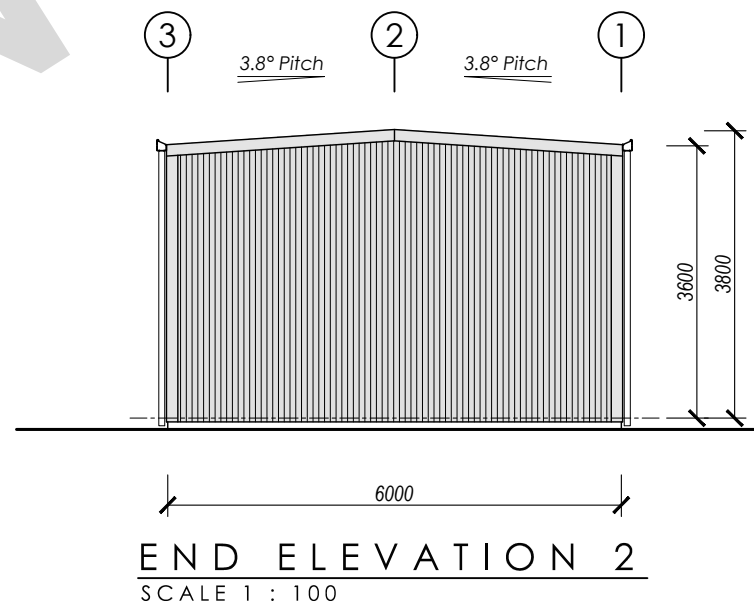
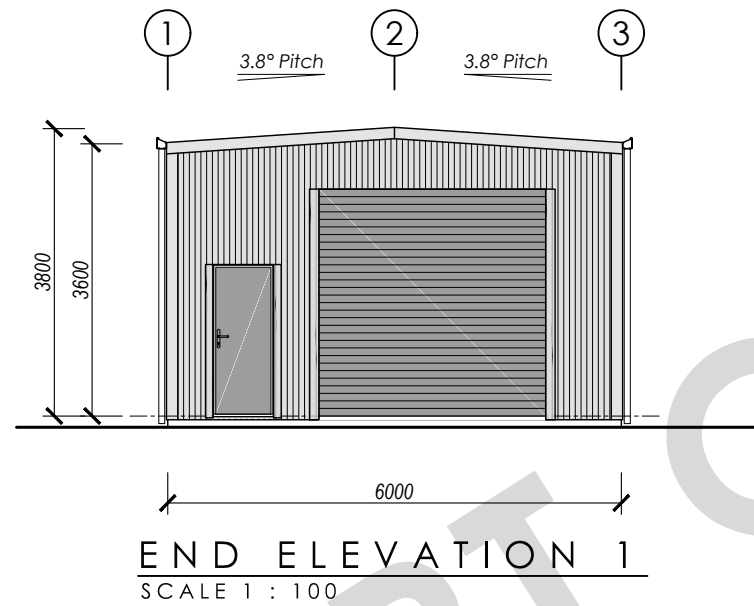
REAR ELEVATION  
SCALE 1 : 100

Client approval, please initial

Signature .....

Date .....  
(note this is not a contract, but confirmation  
that the drawings herewith meet your approval)

<div>DESIGNER</div> <div></div> <div>www.endeavoursheds.co.nz</div>	<div>PROJECT :</div> <div>PROPOSED BUILDING</div> <div>FOR MIKE WHALE</div> <div>188 KANA STREET, MATAURA 9712, NZ</div> <div>DRAWING TITLE :</div> <div>ELEVATIONS</div> <div>This drawing is the copyright © of Endeavour Sheds Ltd. Do not scale from this drawing. Contractor must verify all dimensions on site.</div>	REV	DATE	DESCRIPTION	<div>MERCHANT</div> <div></div> <div>2 Broughs Road Harewood Christchurch</div> <div>8051</div> <div>03 359 8849</div> <div>sales@baiergroup.co.nz</div>	<div>DRAWN :</div> <div>SCALE :</div> <div>PROJECT NO :</div> <div>SHEET NO :</div> <div>REV :</div> <div>AUTO</div> <div>1:100 (A3)</div> <div>BA242</div> <div>2.0</div> <div>-</div>
		-	26-10-2024	CONCEPT ISSUE		



Client approval, please initial

Signature .....

Date .....  
(note this is not a contract, but confirmation  
that the drawings herewith meet your approval)

<div>DESIGNER</div> <div></div> <div>www.endeavoursheds.co.nz</div>	<div>PROJECT :</div> <div><div>PROPOSED BUILDING</div><div>FOR MIKE WHALE</div><div>188 KANA STREET, MATAURA 9712, NZ</div></div> <div><div>DRAWING TITLE :</div><div>ELEVATIONS</div></div> <div><div>This drawing is the copyright © of Endeavour Sheds Ltd. Do not scale from this drawing. Contractor must verify all dimensions on site.</div></div>	<div>REV</div> <div>-</div>	<div>DATE</div> <div>26-10-2024</div>	<div>DESCRIPTION</div> <div>CONCEPT ISSUE</div>	<div><div>MERCHANT</div><div></div><div>2 Broughs Road Harewood Christchurch 8051 03 359 8849 sales@baiergroup.co.nz</div></div>	<div>DRAWN :</div> <div>AUTO</div>
						<div>SCALE :</div> <div>1:100 (A3)</div>
						<div>PROJECT NO :</div> <div>BA242</div>
						<div>SHEET NO :</div> <div>2.1</div>
						<div>REV :</div> <div>-</div>



## The Shed Specialists Co Southland Supply Quote Request Form

	Date: 25/10/2024	How did you hear about us?	
Contact Person	Mike Whale		
Company/Trust			
Email Address	orcas@xtra.co.nz		
Phone number	0272297218		
Exact Site Address	188 Kana St, Maitaura		
Purpose of shed	Shed at the community Gardens		

Basic 3-sided shed			
Style	Apex/Gable	10 x 6	Cladding
Bay Width	5	Cladding Roof	Coloursteel
Bay Depth	6	Cladding Walls	Coloursteel
Number of bays	2	Colour	
Height at Front (Apex)	Minimum pitch	Cladding profile	Corrugated
Height at Back (side)	To suit roller door (3.6?)		

Extras add only IF client requests			
Clearspan/centre poles	Clearspan	Guttering (water storage required)	Yes
Flashings Corner	Yes	Extended Roof (900mm)	
Flashings Barge	Yes		

Enclosed Options IF client requests			
Number of bays enclosed	all	PA Door (#)	1
Floor (concrete/earth)		Building paper	Roof only
No. Roller doors	1	Flashings Vermin	
Size of roller doors	3x3		

Extra Enclosed Options IF client requests			
Maxilite/Clearlite	In each bay	Internal Walls (#)	
Ranch slider (#)		Windows (#)	2
Size of Ranch slider		Window size	standard

### Notes

Roller door on gable end – (6m span) pa door next to roller door. 2 x windows on one side of the shed (10m span)
---------------------------------------------------------------------------------------------------------------------

### Office Use Only

--	--	--

## 8. Meeting closed

### Community Outcomes

We value our history and heritage

We live in a creative place

We have a choice of quality places to go and things to do

We have a quality infrastructure with the potential for growth

We live in a compassionate, caring community

We value and respect our environment