



Kawhia Community Board

AGENDA

27 May 2016

1.00pm

Members of the Kawhia Community Board

Mr CE Jeffries (Chair)
Ms A Gane
Mrs DM Pilkington
Mr AJ Rutherford
Mr DM Walsh

Meeting Secretary: Mr CA Tutty (Governance Supervisor)

KAWHIA COMMUNITY BOARD

27 May 2016

Notice is hereby given that an Ordinary meeting of the Kawhia Community Board will be held in the Community Meeting Room, Jervois St, Kawhia on 27 May 2016 commencing at 1 pm.

20 May 2016

DC Clibbery
CHIEF EXECUTIVE

AGENDA

ORDER OF BUSINESS:

ITEM	PRECIS	PAGE
PRESENT		1
IN ATTENDANCE		1
APOLOGIES		1
ITEMS TO BE CONSIDERED IN GENERAL BUSINESS		1
CONFIRMATION OF MINUTES – 18 MARCH 2016		1
REPORTS		
ITEM 83	DRAFT MANAGEMENT ACCOUNTS FOR THE PERIOD ENDING - 31 March 2016 - UNDER SEPARATE COVER	1
ITEM 84	HOUSING FOR THE ELDERLY RENT REVIEW	2
ITEM 85	MATTERS REFERRED FROM 18 MARCH 2016	4
GENERAL		4

PRESENT

IN ATTENDANCE

APOLOGIES

ITEMS TO BE CONSIDERED IN GENERAL BUSINESS

CONFIRMATION OF MINUTES -

REPORTS

Item 83: DRAFT MANAGEMENT ACCOUNTS FOR THE PERIOD ENDING 31 MARCH 2016

**To: Chairperson & Members
Kawhia Community Board**

From: District Accountant

Date: 27 May 2016

Relevant Community Outcomes

- Ensure services and facilities meet the needs of the Community
 - Promote the local economy and opportunities for sustainable economic development
 - Foster an involved and engaged Community
-

Executive Summary

The Draft Management Accounts for the period ended 31 March 2016 are attached under separate cover.

Staff Recommendation

It is recommended:

That the Draft Management Accounts for the period ended 31 March 2016 be received.

Brendan O'Callaghan

DISTRICT ACCOUNTANT

Item 84 : **HOUSING FOR THE ELDERLY RENTAL REVIEW**

To: **Chairperson & Members
Kawhia Community Board**

From: **Governance Supervisor**

Date: **20 May 2016**

Relevant Community Outcomes

- Ensure services and facilities meet the needs of the Community
-

Executive Summary

A review of Housing for the Elderly rentals in Rosamond Terrace, Kawhia is proposed.

Staff Recommendation

It is recommended:

That the rental charge for units at Rosamond Terrace, Kawhia be increased as follows, effective from 1 July 2016 -

Single person - \$ 100.00 per week (11% increase)

Double (couple) \$ 120.00 per week (6% increase)

Report Discussion

Rentals for units at Rosamond Terrace, Kawhia were reviewed in March 2015 at which time it was resolved that the rental charged for the units be increased effective from 1 July 2015 to

Single person - \$90.00 per week

Double (couple) \$113.00 per week

As members will be aware it is necessary to give Tenants not less than 60 days notice of any proposed increase in rental and ideally to take into account pension dates. Council is free to set whatever rental it feels appropriate and should any Tenant experience hardship because of this, assistance is available through the Work and Income New Zealand Accommodation Supplement.

The net weekly New Zealand Super Income rates , which came into effect from 1 April 2016 (increased by approx.. 2.7%) are –

Single - living alone	\$384.76
Sharing	\$355.16
Double – one qualifies	\$281.30
- One partner qualifies & other partner included	\$591.94
- Both qualify	\$295.97 each

Asset Maintenance

At this point it is indicated that the cost of maintenance for the 2015/16 year will be approximately \$3,879, under budget of \$6,360 by \$2,481.

Capital Works in 2015/16

Refurbishment of units – budget of \$4,000, estimated actual of \$4,000.

External painting - Budget of \$15,800 estimated actual of \$11,935

Income for 2015/16

The estimated actual is \$27,000 compared to an estimate of \$ 25,000.

Asset Maintenance for 2016/17

Other services	\$4,613
Engineering Services	\$1,943
	\$6,556

Activity Operation for 2016/17

Mowing	\$2,503
--------	---------

Capital Works for 2016/17

Refurbishment of Units	\$4,100
------------------------	---------

I have contacted a local Land Agent regarding private rentals and was advised that the rental charge for a one – bedroom unit in Kawhia remains at between \$90 and \$100 per week.

Advice from the Waipa District Council is that their charge for rental of a one-bedroom unit in Te Awamutu is -

Palmer St, includes Washing Machine	\$160-\$170 per week
Churchill & Mangapiko Sts, attached garage	\$195.00 per week

The projected deficit in the account for the 2015/16 year is approximately \$21,403. This is an increase of approximately \$10,736 from the previous year. The account as at 30 June 2017 is projected to be \$24,078 in deficit.

Colin Tutty
GOVERNANCE SUPERVISOR

Item 85 : KCB MATTERS REFERRED FROM 18 MARCH 2016

To: Chairman and Kawhia Community Board Members

From: Governance Supervisor

Date: 27 May 2016

Executive Summary

1 BOARD MEMBERS

26 September 2014

- i. To give consideration to Council's 'New Resident' Pack, in particular to inserting issues of a local nature.

2 MS GANE

18 March 2016

- i. To have discussion with the Mowing Contractor regarding the standard of workmanship.

3 CHIEF EXECUTIVE

25 November 2015

- i. To arrange for staff to look into the matter of drainage issues behind the Kawhia Community Hall.

18 March 2016

- ii. To check when the Kawhia Nursery Contract is up for review.

4 COMMUNITY FACILITIES OFFICER

18 March 2016

- i. To liaise with Wendy Piggales on the planting plan for the area around the new extension at the Kawhia Cemetery.

CA Tutty
GOVERNANCE SUPERVISOR

GENERAL
