

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

If you would like to make further comment please use the back page of this paper.

► How to vote



After you have indicated your preferences above please drop this form into the voting box at **Franz Josef Four Square** OR scan this form and return it by email to: franzjosefconsultation@wrc.govt.nz

Votes must be received by 12 noon Friday 8 November 2024.



WEST COAST
REGIONAL COUNCIL

388 Main South Rd, Pāroa, PO Box 66, Greymouth 7840
Freephone: 0508 800 118 Phone: 03 768 0466
Email: franzjosefconsultation@wrc.govt.nz

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2

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► Comments

Use rock from nearby, not miles away.

Use material from the riverbed to top up things as well

If DOC complain, ask the idiots to fund the transport costs from "THEIR" budget.



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4

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N/A

P.T.O. NO WAY

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► Comments

Absolutely not. Who will benefit while we all pay. A Stupid idea when the Regional Council should be allowing machinery in the river bed to reduce aggradation. Why is this not an option? Why should ratepayers be told to pay more money in rates for one or two landowners benefit? They bought where they did and knew the risks. We will not help fund this crazy idea.

Thankyou



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4 continued

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*No, No, No.
Absolutely not. Unaffordable and to the benefit of 1 or 2 landowners. Council should be dredging the river bed instead.*

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Stop wasting our money.

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9

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10

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ii

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12

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13

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14

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15

15

15

15

15

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16

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► Comments

We don't agree with spending these funds as it is not the answer to a long term plan.

There was discussions years ago about relocating the township to the North as the town is sitting on the Alpine Fault.

This money would be better spent on the planning for the future relocation.

This money would be wasted on fixing the stop banks just to steer the river away from its natural course.

You are only helping out a few properties on the South Bank who bought their land at a cheap price when they knew that there is always the likelihood of flooding.

You should be looking after all of the Franz Josef properties.

We bought land on the North side of Franz J aren't anywhere near the river because 20 years ago there was the likelihood of flooding back then.



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► **Comments**

PRIORITY SHOULD BE GIVEN TO THE
FRANZ JOSEF TOWNSHIP + PROTECTING
THE STATE HIGHWAY NORTH + SOUTH.



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► **Comments**

- We can't afford these rate rises.
- we as private land owners should not be funding a NZTA bank.



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5 November 2024

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Email council@westlanddc.govt.nz

darryl.lew@wrc.govt.nz

franzjosefconsultation@wrc.govt.nz

Peter.haddock@wrc.govt.nz

p.haddock54@gmail.com

Dear Peter and Darryl

WAIHO RIVER SOUTHSIDE PROTECTION STOPBANK AND NORTHSIDE HAVILL WALL STOPBANK LOAN CONSULTATION

Thank you for the recent letters that you sent WDC regarding the above consultation. Please accept this letter as Council's formal response to all 15 letters. The assessment numbers are: 683987, 767723, 684308, 684357, 812552, 781062, 782318, 684563, 684357, 683961, 683979, 684308, 840207, 838151, 840199.

In addition to holding assets at Franz Josef, WDC is also the territorial authority for the town and holds a strategic interest and concern regarding the economic, social and financial wellbeing of the Franz Josef community, which forms a key part of Westland District. Council has not been formally consulted by WCRC as territorial authority on this matter. Communication has concentrated on WDC as a member of the Franz Josef Rating District.

Following the receipt of your correspondence a report was presented to Westland District Council at its meeting on the 24th October 2024 to explore the key issues that flow from your consultation document.

WDC's view is that Government has been generous in allocating \$6m of funding and Minister Jones has been very supportive of the project. However, the contribution from the Franz Josef Rating District, as it stands at \$4m, will create affordability issues in the community and further financial analysis on costs should be provided before the Rating District formally votes on a proposal. As indicated in previous e-mail correspondence, the table within the consultation does not contain enough information for an informed decision to be reached.

In particular WDC believes that the following matters need further clarity:

- Is taking out loans for a period beyond the lifespan of this asset prudent?
- Do the figures detailed in the consultation document include interest and service charges?
- Is the interest on this loan fixed or floating and at what percentage over what period?
- How will the asset be depreciated and is that included in the figures detailed in the consultation document?
- What will be the maintenance cost over the period?
- The remaining \$1.8m from stage 1, will this money be used to support the Franz Josef Rating District contribution to reduce the financial burden on ratepayers?
- Will further financial analysis on costs and affordability be carried out, and if so, when will these figures be available?
- If this funding is declined but the Franz Josef Rating District, what is the plan B for this community?

Franz Josef is an important community within the Westland district. It is economically vibrant and significantly contributes to the ambience of the region. Residents from the North and the South sides of the river each bring their contributions to the town which make it a great place to live and visit. There is concern that the funding model for this proposal could divide the community.

WDC understand there is a matter of urgency regarding this decision, but further information is needed to make an informed decision on behalf of WDC and the ratepayers of the Franz Josef Rating District.

Your response to the above questions would be appreciated.

Sincerely



Helen Lash
Mayor of Westland



Scott Baxendale
Acting Chief Executive

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

<<Name 1>> <<Name 2>>

<<Address 1>>

26

<<Address 2>>

FRANZ JOSEF

<<Address 3>>

<<Address 4>>

<<Assessment Numb>>

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

WE ARE ABSTAINING ON A YES OR NO OPTION, PLEASE SEE MY COMMENTS OVER THE PAGE

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

► How to vote

After you have indicated your preferences above please drop this form into the voting box at **Franz Josef Four Square** OR scan this form and return it by email to: **franzjosefconsultation@wrcr.govt.nz**

Votes must be received by 12 noon Friday 8 November 2024.



WEST COAST
REGIONAL COUNCIL

388 Main South Rd, Paroa, PO Box 66, Greymouth 7840

Freephone: 0508 800 118 Phone: 03 768 0466

Email: franzjosefconsultation@wrcr.govt.nz

wrcr.govt.nz  

► **Comments**

- WE DO NOT SUPPORT ANY RATE PAYER FUNDING GOING TOWARDS THE NZTA STOPBANKS

- WE DO SUPPORT THE \$5 MILLION TO BE SPENT ON THE WORKS TO BE CARRIED OUT BELOW CANAVANS KNOB BUT WOULD LIKE TO BE INVOLVED IN THE PROCESS WHEN DECIDING WHAT WORKS ARE TO BE CARRIED OUT TO THOSE BANKS

- WORKS PROPOSED FOR THE HAVILL WALL AND BELOW SHOULD BE CARRIED OUT BY THE WDC AND NOT THE RESPONSIBILITY OF THE WAIHO RATING DISTRICT

- THERE IS A LACK OF TRANSPARENCY REGARDING THE FIGURES (FINANCIAL, QUANTITIES, TIMELINES ETC.)

- RATEPAYERS ON THE SOUTHSIDE WANT REASSURANCE THAT WE CAN STILL SELL, BUILD ON AND DEVELOP OUR PROPERTIES.

- with the risk to the old rubbish dump behind canavans knob WDC and NZTA should be putting monies into the first part of the Rubbish Dump back as if it breaches I will take the Old Rubbish DUmp and State Highway out

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation



27



Your feedback

(never recieved my own papers?)

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
- No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
- 15 years
- 25 years

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How to vote

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wrc.govt.nz

Comments

I was relatively happy to support but was expecting a lot less of cost to me. Over \$1000 per year is extreme!! I do not have a property effected, nor do I use the town sewerage.

I support the protection of Link Stopbank, Hauk's Wall and NZTA Stopbank to protect the main town + roads. I'm wary of the Rubbish Dump Stopbank + Miltons Stopbank. The rubbish ~~bank~~ area is already naturally protected by the Knob with the NZTA bank. These other two stop banks are only protecting some private property? Maybe three rough farms + a couple of houses? There is not alot there to warrant the costs to only a few people at the whole towns expense?

There has been a lot of money spent on reports, a lot of information not taken on board. Also in the tender process - who is doing the work. Previously some done seems to be subpar by inexperienced local companies that may even be a conflict of interest? An experienced company ~~is~~ is a must, especially to be cost effective.




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franz Jövel Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

28

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a \$25/\$20 split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
- No

If you have indicated Yes to the question above please tick the box below which shows the best time you support:

- 1 year
- 3 years
- 5 years

You should tick a box to help better understand your view on the next page of this survey.

► How to vote

After you have indicated your preferences above, please drop the ballot in the voting box at home and then square it and the envelope return this post to: franzj@westcoast.govt.nz

Survey must be received by 12 noon Friday 8 November 2013.



WEST COAST
REGIONAL COUNCIL

West Coast Regional Council
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New Zealand
www.westcoast.govt.nz

wrc.govt.nz  

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

29

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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► How to vote

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

<<Name 1>> <<Name 2>>

<<Address 1>> 30

<<Address 2>>

<<Address 3>>

<<Address 4>>

<<Assessment Numb>>

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

WE ARE ABSTAINING ON A YES OR NO OPTION, PLEASE SEE MY COMMENTS OVER THE PAGE

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15 years

25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

31

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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 15 years
 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have your say!

32

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have your say!

33

► Your feedback

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Yes

No

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15 years

25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

34

► Your feedback

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Yes

No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation



35

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

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 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

36

► Your feedback

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Yes

No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation



37

Have
your
say!

► Your feedback

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- Yes
 No

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 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

38

Have your say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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 15 years
 25 years

NOT WHEN RATE PAYERS ARE
PAYING FOR NZTA STOPBANKS &
COSTS ARE INFLATED TO SECURE UP
WCRC FUNDS & NO TRANSPARENCY TO
RATE PAYERS

If you would like to make further comment please use the back page of this paper.

► How to vote

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

39

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

WE ARE ABSTAINING ON A YES OR NO OPTION, PLEASE SEE MY COMMENTS OVER THE PAGE

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15 years

25 years

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► Comments

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- RATEPAYERS ON THE SOUTHSIDE WANT REASSURANCE THAT WE CAN STILL SELL, BUILD ON AND DEVELOP OUR PROPERTIES.



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Franz Josef Special Rating District
**Waiho River Southside
Protection Stopbank and
Northside Havill Wall Stopbank**

Loan consultation

**Have
your
say!**

40

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

41

Have
your
say!

► Your feedback

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Yes

No

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Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
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say!

42

► Your feedback

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Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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15 years

25 years

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Franz Josef Special Rating District
**Waiho River Southside
Protection Stopbank and
Northside Havill Wall Stopbank**

Loan consultation

43

**Have
your
say!**

► **Your feedback**

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

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► Comments

I am saying no at this stage as there are some things I would like to know.

How is it that after spending hundreds of thousands of dollars on ~~the~~ reports that have all come to the same conclusion that we should not build anymore stopbanks or confined as the river needs a place to release. If the recommendations from all the reports done on the river saying don't build anymore or restrictive in any way and the opposite is done, who is liable when a failure happens in the future is it both District + Regional councils and ~~in~~ including government ministers?

By making the Itavill bank longer this will put a bigger strain on the South Side banks. The ~~new~~^{milton} bank will need to be extended and built to the same standard as the new one to give protection to the area below without the extension on milton banks anyone below the end of stopbank will not exist for much longer when that happens then they won't be paying anything any longer.

What is proposed is nothing but a plaster cover not dealing with the real problem. The river needs somewhere to go as it is going to continue to aggregate so in a few years we will be at the same point we are now.

I Don't understand why the recommendations of all the ~~reports~~^{reports} been done and yet the opposite is being done. If the ministers have read all the reports + recommendations for a longer term solution then surely the funds should be used to ~~acquire~~^{acquire} areas so the river has somewhere to go. If Milltons bank was realigned from the airport up could be saved.

Also some people have not received any information on these papers, so they can't have a say. If satisfactory answer to the above then I may change my voting. The loan should not be over the 10 year period.



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Please can you confirm receipt of this submission and that the form is acceptable to be counted.

I oppose the works

I oppose a loan for longer than the expected period of benefit I believe more than one option should be presented I believe this does not provide the South Side with the certainty they need to sell their property

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

44

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

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REGIONAL COUNCIL

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Freephone: 0508 800 118 Phone: 03 768 0466
Email: franzjosefconsultation@wrc.govt.nz

Please can you confirm receipt of this submission and that the form is acceptable to be counted.

Additional comments

The information included in this document in my opinion does not present full picture including the scientific advice that the council has received over the last 10 years.

WCRC has said in the past that the stop banks should not be built higher as their was a greater risk to life should they fail if higher - has this view now changed?

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

45

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

► How to vote

After you have indicated your preferences above please drop this form into the voting box at **Franz Josef Four Square** OR scan this form and return it by email to: franzjosefconsultation@wrc.govt.nz

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Please can you confirm receipt of this submission and that the form is acceptable to be counted.

I oppose the works

Additional comments

In my opinion the financial information included in this document is not adequate for informed decision making and hence the consultation has not been done adequately.

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

46

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

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Additional comments

More information is needed for rate payers to make a proper decision

These options don't give any side of the river certainty and do not encourage investment in the area.

Spending \$10m to protect \$13m of property for 10 years does not make economic sense.

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

47

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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Additional comments

The information is not complete and does not explain how NZTA will contribute

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

48

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

► How to vote

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Additional comments

Several rate payer have told me they did not receive this.

The information in this leaves many questions unanswered.

There is still no Holistic river management plan - was it not due 10 years ago? Without a plan no capital works should happen

This does not give North or South Side property owners certainty

The rates bill will be unaffordable when combined with the maintenance cost

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

49

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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Email: franzjosefconsultation@wrc.govt.nz

West Coast Regional Council
PO Box 66
Greymouth 7840
Attention: Peter Haddock
Sent via email: franzjosefconsultation@wrc.govt.nz

7 November 2024

Dear Peter

Franz Josef Flood Protection Special Consultation: Submission on the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Franz Josef Master Plan and Interim Management Strategy

NZTA supports the short-term investment into the Franz Josef flood defence assets while a long-term Masterplan, i.e. beyond 10-year plan, for the township is developed and agreed by central and local government, including clear direction on the funding approach to achieve the outcomes of the Plan, and including who is responsible for land acquisition to allow the river to follow a more naturalised path across the alluvial fan.

NZTA has proposed an activity in the State Highway Investment Proposal 2024-34 called “SH6 Franz Josef Resilience Masterplan” to support the transport component of the Masterplan programme, and potential realignment of SH6.

Levels of Service

Franz Josef Joint Committee Rating District Asset Management Plan 2023-2026 sets out to achieve a level of flood protection aligned with community values, specified to be protection from a 1 in 100-year flood event.

NZTA note that at present it does not have any immediate plans to alter the NZTA stopbanks for its own purposes. Historically changes in level of service have been reactive to changes in bed levels i.e. channel capacity, generally in response to significant weather events altering catchment and/or river conditions. Our improvements to stopbanks over the years have only been to balance the risk to route security for the State Highway asset and road users. The primary objective of NZTA’s work has been to protect from the permanent loss and/or significant damage to the road pavement and surfacing only, and at all times is subject to the availability of Emergency Works funding.

Stage 2 NZTA Stopbanks Improvement Works

In support of the proposed raising of the NZTA Stopbanks NZTA has previously made a financial contribution to the Franz Josef Joint Committee Rating District in the sum of \$658,831 in 2021, being 25% of the estimated cost of improvement works to existing NZTA assets on the south bank (only) of the Waiho River.

NZTA acknowledge the previously agreed funding contribution level, being 25% of the cost of improvements of the Stage 2 works to the “NZTA Stopbanks”, and is committed to maintaining a funding contribution for the NZTA Stopbank at this level for work to these same specific assets.

All other stopbanks remain assets of the wider rating district, hence we, NZTA, will not be liable for funding contributions for any other stopbanks.

Ownership of Assets:

Franz Josef Rating District Joint Committee Agreement: March 2024:

- Background point E: Any Franz Josef flood protection structure built, resulting from this agreement, will be owned by the WCRC. The land the flood defence assets are on is under various ownership.
- Terms of Reference and Delegations Point 23: Without limiting the ability of the Joint Committee to recommend the most appropriate arrangements for works and funding, in relation to the Franz Josef flood defence assets the WCRC shall be responsible for all works and funding relating to:
 - The maintenance and repair of the structural integrity of the flood defence assets managed under WCRC Asset Management Plans
 - The provision of flood warning advice to WDC for the Waiho River
 - Ownership of the flood defence assets as identified in WCRC Asset Management Plans

NZTA's interpretation of the Joint Committee Agreement is that the Link Stopbank is a Rating District asset, under the management of the WCRC.

Stage 2 Proposed works includes raising of the NZTA stopbanks. NZTA's interpretation of the Joint Committee Agreement is that this will result in the transfer of the NZTA stopbank assets to the Rating District.

Summary

NZTA will only accept this proposal for the use and improvement to its current assets on the basis that on completion of Stage 2 works the WCRC will take ownership and ongoing management of all flood defence assets associated with the lower Waiho (being anything downstream of the state highway bridge).

NZTA will only accept this proposal on the condition that the funding of any such further works will be at the same proportional share, namely 25%, and noting our contribution will only be for works associated with the stopbank currently referred to in the consultation as the "NZTA stopbanks".

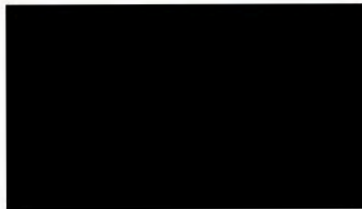
Yours faithfully

Mark Pinner
System Manager Central South Island (West Coast & Canterbury)

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation



51

Have your say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

► How to vote

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Feedback:

We feel the financial information provided is not sufficient to make an informed decision around how the work proceeding can be covered in our business planning.

We have reluctantly voted yes.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

52

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
- No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
- 15 years
- 25 years

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FRANZ JOSEF SPECIAL RATING DISTRICT LOAN CONSULTATION COMMENTS:-

Although on paper this may look like a reasonable proposal and offer from central government we have chosen to go for the "No" option for the following reasons:-

The financial burden on ALL ratepayers is too great

The consultation document only deals with stage 2 finances and most ratepayers are unaware of the following points:-

1. The suggested rate increase on the consultation documents do not include the actual increases which we will start paying after June 2025

These include	Stage 2	\$ 4,000,000
	Stage 1	\$ 1,914,055
	Former lower Waiho debt	<u>\$ 326,922</u>
	Total	\$ 6,240,977

Added to this is the unknown maintenance costs which could run into a few \$100,000/year

2. Not every ratepayer received their voting form
3. Not every ratepayer has been charged the current maintenance rate (at least 14 that I have heard of so far) this presumably means the rest of the ratepayers will have to pay more
4. Some ratepayers have been charged full rates for both for both SRA A and ARA B for the full valuation of their property so effectively paying twice for the same property.
5. The former Franz Josef rating district (township area) has a balance of approximately \$400,000 that has not been returned to its rightful owners
6. The consultation document is not clear on what the full cost of the 25 year loan option will be to the individual owner.
7. The documents presented state that we have an \$1.8m surplus for stage 1 which is misleading as this money is just the NZTA portion which is now being transferred to NZTA project on stage 2 so not really a surplus at all.

Other points that make it hard to say yes to this proposal include:-

- A. The funding was provided originally with a final solution which is no longer the case
- B. By accepting this funding ratepayer accept the responsibility of any stop bank (now 9km long including the NZTZ banks) failure both liability wise and also financially. If it can be proven (by the insurance companies) that the WCRC has been negligent not maintaining then all damages and court cost will have to be paid by the FJ rating group
- C. The maintenance costs that have to be added to any loan payments have not been clearly defined and possibly include miner damage repairs to banks, river training, consultation costs, WCRC staff time legal fees etc etc so may balloon out in the very near future
- D. The loan with its unrevealed and unknown additional costs is too much for the ratepayers to bear so the best option is to go back to the drawing board and work out an alternative solution that works for ALL ratepayers

Regards

(ratepayer)

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

53

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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► Comments

- * The council has not engaged with the Franz Josef community sufficiently to ensure robust participation and consensus/understanding of options for informed voting.
- * There should be a comprehensive assessment of protection options & costs for people to consider - This "one" option ~~is~~ shouldn't be the only one presented.



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

54

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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► Comments

Financial burden - way 2 much

former FTRD has not been refunded

Not clear of on-going costs

miss-leading info on costs

Would you like this increase on your rates - I don't think so



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

55

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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Assessment No: 777208

► Comments

Financial burden - way 2 much

Former FJRD has not been refunded

Not clear of on-going costs

miss-leading info on costs

Would you like this increase on your rates - I don't think so



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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

56

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

57

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

58

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

not as it states above (See comments pto).
These are two separate issues to vote on.

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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► Comments

- ① We do not support ratepayer funding to go towards NZTA steepbanks. They can organise their own finance. 60/40 with govt.
- ② We do support \$5 million to be spent on the works carried out below canavans knob, but definitely want to be involved in the process when deciding what works are to be carried out on those banks.
- ③ Works started below canavans knob to proceed in 2025 and not be delayed out into 2026 as the map possibly suggests.
- ④ The extension on the Milton Wall/steepbank was in the LTP of the regional council and displayed publically for years. We want assurance (as in point 2) that it will go ahead.
- ⑤ Work proposed for the haill wall and below should be carried out by the W.D.C. and they can arrange 60/40 finance with government to do this. It is not the responsibility of the weather rating district alone. Why is the southside work linked to this extension. The southside work should just go ahead.
- ⑥ There is a lack of transparency regarding the financial figures, quantities of rock + timelines. How can a district decide on a 4 million dollar loan with vague numbers? Any business person would want way more detail to decide.
- ⑦ Ratepayers want assurance that we can still develop, buy on and sell our properties.



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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

59

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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Email: franzjosefconsultation@wcr.govt.nz

wcr.govt.nz  

From: 60
Sent: Friday, 8 November 2024 10:24
To: franzjosefconsultation@wrc.govt.nz
Subject: Franz Josef Rate payer feedback

To whom it may concern

I am not satisfied with either the level of consultation or clarity of information that has been made available regarding the increase of rates to fund these river protection stop banks. Due to these reasons I am not in support of this

Kind Regards

Franz Josef rate payer

Franz Josef Special Rating District
**Waiho River Southside
Protection Stopbank and
Northside Havill Wall Stopbank**

Loan consultation

**Have
your
say!**

61

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

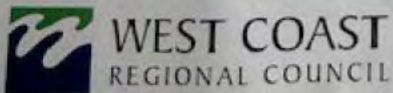
- 10 years
 15 years
 20 years

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► Comments

This is not of good value to Ratepayers
on the northside of the River.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

62

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes *PLEASE SEE NOTES ON 2ND PAGE,*
- No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
- 15 years
- 25 years

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► How to vote

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Comments on Loan Consultation on Waiho River stop banks.

Firstly, we appreciate the very well laid out presentation supplied by West Coast Regional Council Chair Mr Peter Haddock on the background, and current situation of stop bank protection work on the Waiho River.

In answer to the two questions feedback form, we support Council entering in to the 60/40 split cost agreement, and we would support a 10 yrs loan term option.

However, we respect the views, and stance of the South Side Group, in particular regarding the NZTA stop banks and being involved in decisions on works carried out below Canavans Knob.

We support the need to cost and allocate work to be carried out in a targeted way and that there is transparency on how funds are spent.

We understand the desire to protect the township, and sewage ponds, but the proposed Additional Havills Wall extension will aggravate the problems on the south banks.

A significant influence on the behaviour of the river is the old terminal moraine in essence forming a dam across the direct flow path to the sea of the Waiho. We understand the complications of proposing changes to the old moraine wall. However, when considering the map supplied with the submission documentation, it highlights the fact that punching a gap through the wall to allow a more direct downstream flow would better alleviate the pressure on both Northside and Southside stopbanks, the threat to the sewage ponds, and the avulsion to the Taterere. We strongly believe this approach should be seriously considered for longer term protection.. A full study of the feasibility of breaching this feature, the estimated one time cost and the long term effect of permitting a more direct flow down the valley should be properly considered. It could also have a significant effect on the long term riverbed aggradation..

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have your say!

63

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes We are selecting both yes & no - please
 No see comments over the page

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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WEST COAST
REGIONAL COUNCIL

388 Main South Rd, Paroa, PO Box 66, Greymouth 7840
Freephone: 0508 800 118 Phone: 03 768 0466
Email: franzjosefconsultation@wrc.govt.nz

wrc.govt.nz

► Comments

* We do not support any ratepayer funding going towards the NZTA stopbanks.

* We do support the \$5 million to be spent on the works to be carried out below Caranans Knob, but would like to be involved in the process of deciding what works are to be carried out to these banks.

* Works proposed for the Hawill wall and below should be carried out by the WDC. These should not be the responsibility of the Waiho Rating District.

* There is a lack of transparency + information regarding the figures (financial/quantities, timelines etc).

* Ratepayers on the Southside want assurance that we can still sell, build + develop our properties.



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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

64

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

If you would like to make further comment please use the back page of this paper.

► How to vote

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► Comments

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We calculate the potential cost to complete stage 1 & stage 2 is circa \$5,920,000 and nor does this amount appear to include any provision for the ongoing maintenance, minor repairs to stop banks, consultant engagements or WCRC reimbursements for labour expenses.

The former South side rating district has a debt circa \$320,000. This amount appears to be included in the WCRC calculation which has not been consulted upon with the ratepayers.

We support works that protect property and people; however, before we can agree to the amount of any loan or the payback term, we want to see the previous rating district funds held by West Coast Regional Council for the North side and South side rating districts reconciled and the surplus funds refunded to the rate payers that contributed.

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Existing funds and or debt should not be consolidated, combined or transferred to the new rating district.

One rating district should be appropriately wound up before another rating district is engaged or commenced.

By accepting this loan proposal ratepayers are essentially taking on future liability via WCRC.

Does WCRC carry sufficient and appropriate insurance cover in the event of any future claims resulting from WCRC maintenance neglect? If not, would this mean the liability passes to the Franz Josef Rating District?

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

65

Have
your
say!

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- Yes
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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

66

► Your feedback

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- Yes
 No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

67

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

68

Have
your
say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

69

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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The former South side rating district has a debt circa \$320,000. This amount appears to be included in the WCRC calculation which has not been consulted upon with the ratepayers.

We support works that protect property and people; however, before we can agree to the amount of any loan or the payback term, we want to see the previous rating district funds held by West Coast Regional Council for the North side and South side rating districts reconciled and the surplus funds refunded to the rate payers that contributed.

Any debts for outstanding loan repayments should remain with the rating district liable for the debt.

Existing funds and or debt should not be consolidated, combined or transferred to the new rating district.

One rating district should be appropriately wound up before another rating district is engaged or commenced.

By accepting this loan proposal ratepayers are essentially taking on future liability via WCRC.

Does WCRC carry sufficient and appropriate insurance cover in the event of any future claims resulting from WCRC maintenance neglect? If not, would this mean the liability passes to the Franz Josef Rating District?

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

70

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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► Comments

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Any debts for outstanding loan repayments must remain with the rating district liable for the debt.

Existing funds and or debt are not to be consolidated, combined or transferred to the new rating district.

One rating district should be appropriately wound up before another rating district is engaged or commenced.

We also note the consultation documents only deal with stage 2 and those documents do not include actual cost increases which require repayment to commence from June 2025.

We calculate the potential cost to complete stage 1 & stage 2 is circa \$5,920,000 and this amount does not appear to include any provision for the ongoing maintenance, minor repairs to stop banks, consultant engagements or WCRC reimbursements for labour expenses.

Two items remain unresolved from the former Franz Josef Rating District for the township. This fund has a credit balance of circa \$400,000 plus stockpiled rock at a value yet to be agreed upon. These funds have not been returned to the ratepayers who contributed over the years.

We understand the former South side rating district has a debt circa \$320,000. This amount has not been included in the WCRC calculations. Is this debt to remain with the South side rating district or will WCRC fold this liability into the new rating district?

By accepting this loan proposal ratepayers are essentially taking on future liability via WCRC. Does WCRC carry sufficient and appropriate insurance cover in the event of any future claims resulting from WCRC maintenance neglect. If not, would this mean the liability passes to the Franz Josef Rating District?

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

71

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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► Comments

- 1 FEEL THAT THE INFO SUPPLIED IN THIS CONSULTATION DOCUMENT IS MISLEADING, INCOMPLETE. I UNDERSTAND THAT IT WAS SENT WITH NO INPUT FROM THE LOCAL RATEPAYER GROUP REPS.
- * I FEEL THAT NOT ENOUGH INFO HAS BEEN SUPPLIED RE THE EXISTING / FORMER RATING DISTRICT LOANS & HOW THEY ARE BEING DEALT WITH
- x THE ADDRESS THAT THIS CONSULTATION DOC WAS SENT TO IS ~~BEING~~ 13 MONTHS OUT OF DATE. I UNDERSTAND MANY RATE PAYERS HAVE NOT RECEIVED IT.
- * I FEEL THAT THE ~~ONLY~~ ~~OPPORTUNITY~~ ~~OF~~ ~~MAIL~~ INVESTING FUNDS IN TO A STOP BANK WITH NO PLAN FOR WHAT NEXT AFTER ~~THE~~ ITS LIFE HAS FINISHED IS ~~POOR~~ ~~PLANNING~~ A POOR INVESTMENT.
- * I DO NOT HAVE FAITH IN THE WRC TO HAVE MY COMMUNITIES BEST INTEREST LOOKED AFTER



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

72

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes But, 1710

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

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email: franzjosefconsultation@wrc.govt.nz

wrc.govt.nz  

► Comments

* Would like to see more detail around ~~where/how~~
what the planned works will cost and
what will cost, as the map attached is
very vague.

► Northside has had millions, would be nice to
have some spent on Southside banks.

► Sewage ponds are only used by a few
ratepayers, so could this be a targeted
cost for those using them, particularly
the businesses that make the most from
having them.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation



73



► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes *But, p70*
- No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
- 15 years
- 25 years

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having them.

Our response to WCRC Waiho River Southside Protection Stopbank & Northern Havill Wall Stopbank Loan Consultation



74

To franzjosefconsultation@wrcr.govt.nz

Reply Reply All Forward

Fri 09/11/2024 13:33

Kia ora

Our concerns -

1. The current stage one work (Waiho bridge to the Sewage ponds) has not been calculated into the rates increase as indicated in the Consultation document.
2. The former Lower Waiho River Rating groups loan is now included into the new broader rating base without being consulted upon.

The consultation doc does not show the full capital cost and the cost to service the loan, and it does not indicate the cost of maintenance. It does not clearly show what level contribution ratepayers inside zone one vs zone two (presumed to be the Waiho Loop) will be paying, vs properties outside it.

Clearly there is a great deal of confusion about what it means to ratepayers. Before we are asked to tick boxes of how much money we are will to service loans (we we did but now wish to retract in light of further reading and information that has come to hand.)

Noho ora mai,

Franz Josef 7886
phone:
email:
web:

Franz Josef Special Rating District

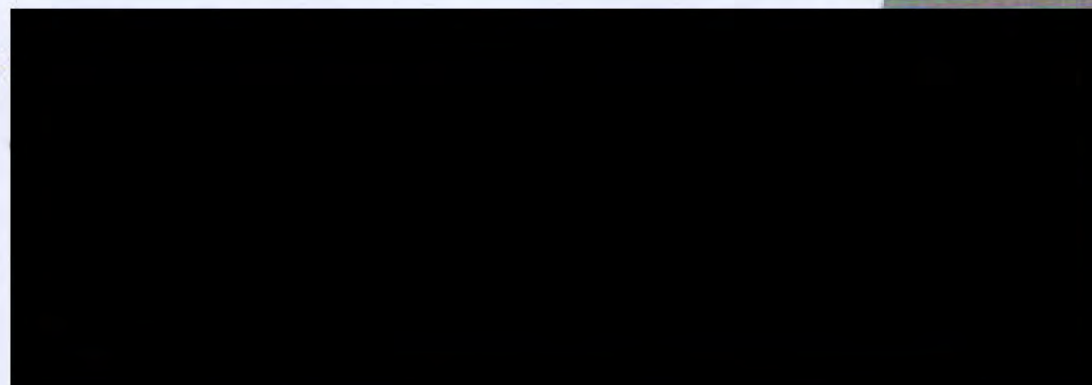
Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

75

<<Name 1>> <<Name 2>>
<<Address 1>>
<<Address 2>>
<<Address 3>>
<<Address 4>>
<<Assessment Numb>>



► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

WE ARE ABSTAINING ON A YES OR NO OPTION, PLEASE SEE MY COMMENTS OVER THE PAGE

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► Comments

- WE DO NOT SUPPORT ANY RATE PAYER FUNDING GOING TOWARDS THE NZTA STOPBANKS

- WE DO SUPPORT THE \$5 MILLION TO BE SPENT ON THE WORKS TO BE CARRIED OUT BELOW CANAVANS KNOB BUT WOULD LIKE TO BE INVOLVED IN THE PROCESS WHEN DECIDING WHAT WORKS ARE TO BE CARRIED OUT TO THOSE BANKS

- WORKS PROPOSED FOR THE HAVILL WALL AND BELOW SHOULD BE CARRIED OUT BY THE WDC AND NOT THE RESPONSIBILITY OF THE WAIHO RATING DISTRICT

- THERE IS A LACK OF TRANSPARENCY REGARDING THE FIGURES (FINANCIAL, QUANTITIES, TIMELINES ETC.)

- RATEPAYERS ON THE SOUTHSIDE WANT REASSURANCE THAT WE CAN STILL SELL, BUILD ON AND DEVELOP OUR PROPERTIES.

Fw: 📧 Reminder: WCRC – Franz Josef Rating District feedback – Deadline 8th November 2024 at noon!

Reply Reply All Forward Fri 08/11/2024 15:02

To: franzjosefconsultation@wcrc.govt.nz
Cc: peter.haddock@wcrc.govt.nz

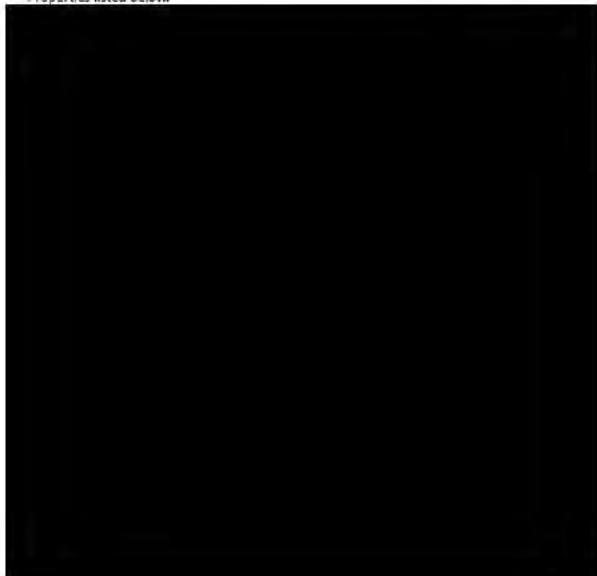
[Click here to download pictures.](#) To help protect your privacy, Outlook prevented automatic download of some pictures in this message.

Good afternoon

I have been made aware of the opportunity to submit on the project outlined in the email below.

██████████ has significant investments on the coast and wishes to be able to understand and have input regarding this and all major projects. However, submitting on this project is not possible at such short notice. Can you please provide any further updates direct to my email address. ██████████

Properties listed below.



Kind regards

██████████
Principal



Queenstown 9348



Subject: 📧 Reminder: WCRC – Franz Josef Rating District feedback – Deadline 8th November 2024 at noon!

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

77

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

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Not needed
for N.S. side

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wrc.govt.nz

Comments

Since no plan has been presented as yet for N. Side. Havill wall is W.D.C project, and if they want to spend more money on it. That's for them.

N. Side has been since 2019 forgotten about, and the new plan, never got considered about.

No funding should be used for Transit's work, ratepayers are not there for protecting the Highway

In 2015 Transit took over Kanak Knob rating district. I do know, still have the papers.

In 2021. there was \$24 mil. set aside for the whole rating districts.

18 mil. from the Govt. \$3.6 mil from Transit 1.9 for the rating district, 250,000 from each council. W.D.C and W.C.B.C.

The rating districts still have not dispersed as they should be.

Work to be done, for a plan + cost to draw up. Milton stop bank, extending strength from Kanak Knob - Bata Knob to Milton. to protect the W.D.C. Landfill.

Proper accounts + local contractors to do the work. Not un tied contractors some is making a real mess in the riverbed.

NB. Dry Waikato gravel does not compact with a roller either.

Franz Josef



WEST COAST
REGIONAL COUNCIL

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Email: franzjosefconsultation@wrc.govt.nz

wrc.govt.nz

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

78

► Your **feedback**

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

WE ARE ABSTAINING ON A YES OR NO OPTION, PLEASE SEE MY COMMENTS OVER THE PAGE

If you have indicated **Yes** to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► How to vote

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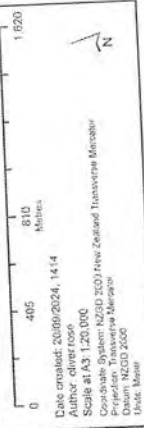
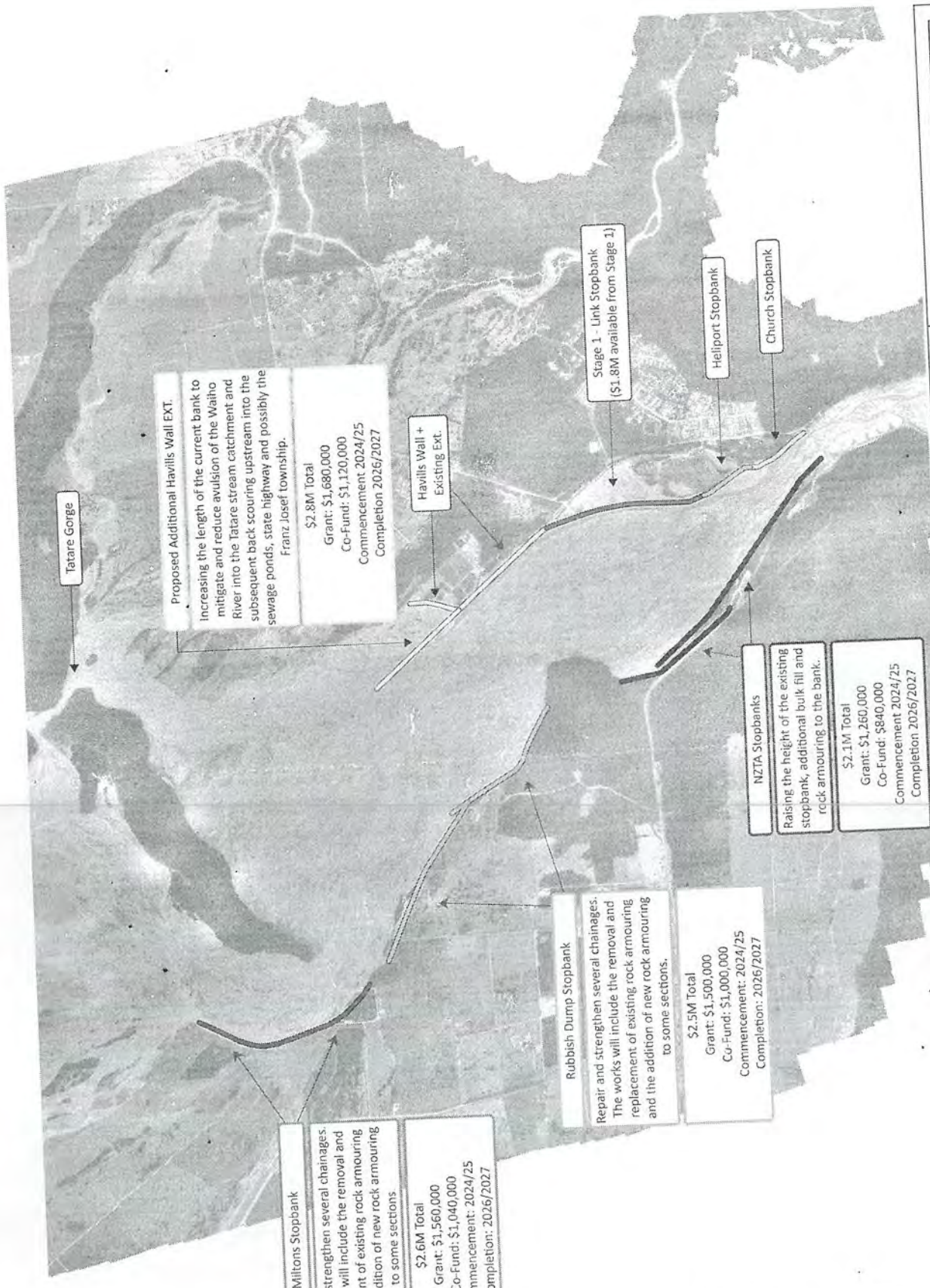
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Franz Josef Stage 2 Upgrade

Legend

- Havills Wall (WDC)
- Link Bank
- Church Bank
- Heliport Bank
- Stage 2 - Rubbish Dump Bank
- Stage 2 - Milton & Others Bank
- Stage 2 - Havills Ext.
- Stage 2 - NZTA Banks

Miltons Stopbank
 Repair and strengthen several chainages. The works will include the removal and replacement of existing rock armouring and the addition of new rock armouring to some sections.
 \$2.6M Total
 Grant: \$1,560,000
 Co-Fund: \$1,040,000
 Commencement: 2024/25
 Completion: 2026/2027

Rubbish Dump Stopbank
 Repair and strengthen several chainages. The works will include the removal and replacement of existing rock armouring and the addition of new rock armouring to some sections.
 \$2.5M Total
 Grant: \$1,500,000
 Co-Fund: \$1,000,000
 Commencement: 2024/25
 Completion: 2026/2027

NZTA Stopbanks
 Raising the height of the existing stopbank, additional bulk fill and rock armouring to the bank.
 \$2.1M Total
 Grant: \$1,260,000
 Co-Fund: \$840,000
 Commencement 2024/25
 Completion 2026/2027

Proposed Additional Havills Wall EXT.
 Increasing the length of the current bank to mitigate and reduce avulsion of the Waitohi River into the Tataru stream catchment and subsequent back scouring upstream into the sewage ponds, state highway and possibly the Franz Josef township.
 \$2.8M Total
 Grant: \$1,680,000
 Co-Fund: \$1,120,000
 Commencement 2024/25
 Completion 2026/2027



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 REGIONAL COUNCIL

► Comments

I do not agree at all with this proposal because:

1. There is no benefit to this property from this proposed scheme.
2. I am currently paying rates on property which is no longer there, and not available for the production of assessable income.
3. The proposed physical works will not prevent or reduce the ongoing erosion / avulsion of my property, and therefore the ongoing reduction of the profitability of this farming business.

Thank you

Chartered Accountant
Takaka

22 October 2024



WEST COAST
REGIONAL COUNCIL

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

79

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
 25 years

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

80

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- Yes
 No

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► Comments

I know this needs to be done, but people just can't afford an additional \$1000 a year to their rates when rates have gone up and we don't even have drinkable water from our tap!

I support the stockbank, but I can't see how we could afford that in our budget for our household.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

81

► Your feedback

Should West Coast Council enter into agreement with the Government for a 60%/40% split Northside Havill Wall Stopbank Extension?

Yes

No

Should West Coast Council enter into agreement with the Government for a 60%/40% split Northside Havill Wall Stopbank Extension?

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► Comments

I am voting No because, already I am paying \$4300 per year in rates. Quite simply I cannot afford any increase!! Life is tough enough for so many people. There are just not enough ratepayers in the wider Franz district to spread the load.

I have always thought the river must go south as soon as possible after the Waiho bridge, we can't keep confining the river, after it leaves the Waiho valley.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

82

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
 15 years
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► Comments

Any local loans should use local contractors

The whole proposal is intentionally vague and poorly thought out

Mr Haddock, denying a conflict of interest doesn't mean it doesn't exist. MBD should not be used in any capacity

All rock should come from local area, establish a new quarry. Not ~~a~~ from MBD-owned quarry

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

83

► Your feedback

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Yes

No

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Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
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say!

84

► Your feedback

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- Yes
 No

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► Comments

We have a property well away from the Waikato river. People who purchased property in the danger zone should have to pay proportionally more to protect their properties.



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

85

► Your feedback

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Yes

No

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Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

86

Have
your
say!

► Your feedback

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Yes

No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

87

➤ Your feedback

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- Yes
 No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

88

Have
your
say!

► Your feedback

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- Yes
 No

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► Comments

There is no doubt that the long neglected stop-banks on the southside need some urgent work done on them. WCRC needs to step up.

However the proposed work, especially on the Milton stopbank is so fanciful it defies description. What a gross exaggeration of the situation and risk present. That bank could be totally repaired for, say, \$500,000. WCRC has previously stated this bank is "in imminent danger of collapse" which is blatant misrepresentation of the facts. There is thousands of tonnes of rock a few hundred metres away on the point of the rapidly eroding Moraine Loop. The planet, the country and local ratepayers cannot afford to bring rock from Whataroa.

The most urgent need is to raise the bank linking Rata Knoll to the Milton bank. As the Moraine Loop collapses the river has moved course and is hitting this bank head on. It could be overtopped in a big flood.

It is way past time the WCRC started listening to the locals. We know the river better than anyone. My support is conditional on common-sense decisions being made. Trust in the WCRC is at an all time low.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

Franz Josef 7886

89

Should be

► Your feedback

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- Yes
 No

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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

90

Have your say!

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Am
- Yes *Abstaining, WCR must prove we should contribute toward this proposed loan idea?*
- No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

- 10 years
- 15 years
- 25 years

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* We should not have to saddle further loan.
Govt should pay for s/side future catchment work.

➤ **Comments** s/s has effectively become severely penalised through what has transpired to date already.

* The law guarantees that: No person shall be deprived of life, liberty, or property without due process of law.
Nor should private property be taken for public use without just compensation.

* Havill Wall was never associated to s/side stop bank special ratings! -- Since when? We should not pay towards H/Wall?

* The s/side SR District should ^{only} be charged to contribute vital ^{only} loan towards **precise** s/side protection?

* Where is the detail/breakdown & asset valuation for s/side special combined rating scheme?

* **Nowhere** is mention of "combined special s/side / Nth side ratings district" scheme? **Nowhere** to be found on WRC web site? Where is all financial accounts & handling bookwork?

* Where/show detail of valuation & accounting trail by WRC regarding **combined** s/rating schemes (N&S/side)?

* Show why this further loan to s/side is needed.
* Where has all the money been spent to date?

* s/side is at present **drastically** already severely penalised & now permanently de-valued & unable to hold Assett value. ... Have lost all equity. Yet Now we are urged to saddle further dept via this loan proposal. How can we ^{now} afford to pay?



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► Comments

- ✓ - WE DO NOT SUPPORT ANY RATE PAYER FUNDING GOING TOWARDS THE NZTA STOPBANKS
- ✓ - WE DO SUPPORT THE \$5 MILLION TO BE SPENT ON THE WORKS TO BE CARRIED OUT BELOW CANAVANS KNOB BUT WOULD LIKE TO BE INVOLVED IN THE PROCESS WHEN DECIDING WHAT WORKS ARE TO BE CARRIED OUT TO THOSE BANKS
- ✓ - WORKS PROPOSED FOR THE HAVILL WALL AND BELOW SHOULD BE CARRIED OUT BY THE WDC AND NOT THE RESPONSIBILITY OF THE WAIHO RATING DISTRICT
- ✓ - THERE IS A LACK OF TRANSPARENCY REGARDING THE FIGURES (FINANCIAL, QUANTITIES, TIMELINES ETC.)
- ✓ - RATEPAYERS ON THE SOUTHSIDE WANT REASSURANCE THAT WE CAN STILL SELL, BUILD ON AND DEVELOP OUR PROPERTIES.

x

I certify & concur my full agreement of all amendment.



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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have

91

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes - See comment section.
 No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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Comments

First, I am wondering why myself and many other rate payers never got any correspondence sent to us regarding this situation. I have only found out through word of mouth two days before submissions are due.

Who oversees this and why is everyone not in the loop? Pretty substandard really.

Secondly, I am happy for the council to take advantage of this opportunity to protect Franz Josef township and the North side only.

Within saying that, I do not agree with the way the money is being spent.

I am not happy with my rates going up considerably to infrastructure the South side when this is clearly a waste of time and money. Why should the whole town pay millions of dollars to save a handful of farms that will eventually get washed away anyway? Seems like careless use of funds to me.

I do feel for the South siders but reality is they have very minimal economical input into the community. Not worthy of the millions of dollars wanting to get spent on them anyway.

Harsh reality is, if those farms washed away, town would not be affected in anyway and life would go on as per normal. If they want to be saved, maybe they can set up their own South Side fund.

If it was to go ahead, it would be good to see the contract go out to a company with confidence in their work and relevant experience. I believe the last contract on the Milton bank was given to a contractor who had no previous experience in stop bank work or rock work. Only to find out now it has numerous weak points and needs more money poured into it.

Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

92

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes
 No

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► Comments

We are one of NZ's major attractions, we bring billions of dollars to NZ.

The town should be protected, I think the government should pay more. We pay a lot in tax. There are only a small amount of rate payers here + these costs rising are a lot out of their earnings.

Other options which has been reported previously is blow a hole in the middle of moraine to let gravel move down stream further + dry lower the river bed to more of its original height.

I think protect the town but I feel we should receive more support from government as we ~~spend~~ bring so much into the economy for our town size.

The roads and town are non negotiable for me, but private property is ~~is~~ debatable on how much cost should be put back on rate payers.



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

93

► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

- Yes *See comments.*
- No

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► Comments

They say to never look a gift horse in the mouth and what a fantastic gift from from government to help the town that shows cases one of New Zealand's greatest treasures. But in saying that its a large amount of money for our small town. and I believe something has to give.

- Build the wall on the North side protect the town.

- Blow a hole in the middle of the Waikō loop. Or let us mine it and pay for the whole project.

there is that much material still to come down



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have your say!

94

▶ Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

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► Comments

There is no doubt that the long neglected (by WCRC) stopbanks on the Southside need some urgent work done on them.

However the proposed work, particularly the Milton & Others stopbank is so fanciful it defies description. What a gross exaggeration of the situation and risk present. That bank could be more than adequately repaired for say \$500,000. It has previously stated that this bank is "in imminent danger of collapse", what a load of rubbish. There is thousands of tonnes of rock a few hundred metres away on the moraine loop which is in an accelerating rate of collapse. The planet and the country and the ratepayers cannot afford to bring rock from Whataroa.

The most urgent need is to raise the bank linking Rata Knoll to the Milton bank. As the Moraine Loop collapses the river has moved course and is hitting this bank head on. It could be overtopped in a big flood.

When are the WCRC going to start listening to the locals. We know the river better than anyone.

My support is conditional on some common-sense decisions being made.

Trust in WCRC is at an all time low.



Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have your say!

95



Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

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WEST COAST
REGIONAL COUNCIL

388 Main South Rd, Paroa, PO Box 66, Greymouth 7840

Freephone: 0508 800 118 Phone: 03 768 0466

Email: franzjosefconsultation@wcr.govt.nz

wcr.govt.nz

► Comments

North Side has had their share of Government funding for that Reason Alone its decided "NO" for Any Haul Wall Exstention or North Side Works, despite the Said North Side proposal Being a district Council Concern and not Rating district problem,

South Side need immediate funding and Works namely Milton Stop Bank Exstention as promised by Regional Council with Shovel's Ready program funding. This false Scence of Security has had a Great Impact on [REDACTED] and neighbouring Farms! With ongoing flood damage caused by inaction

I strongly urge that a new proposal including Milton Stop Bank Exstention be focused on along with other South Side Works of similar importance

The Stage 2 upgrade proposal does Not have the Support of Residents/ Rate payers of the South Side



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Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
your
say!

96

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► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No WE ARE ABSTAINING ON A YES OR NO OPTION, PLEASE SEE MY COMMENTS OVER THE PAGE

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

If you would like to make further comment please use the back page of this paper.

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► Comments

- WE DO NOT SUPPORT ANY RATE PAYER FUNDING GOING TOWARDS THE NZTA STOPBANKS

- WE DO SUPPORT THE \$5 MILLION TO BE SPENT ON THE WORKS TO BE CARRIED OUT BELOW CANAVANS KNOB BUT WOULD LIKE TO BE INVOLVED IN THE PROCESS WHEN DECIDING WHAT WORKS ARE TO BE CARRIED OUT TO THOSE BANKS

- WORKS PROPOSED FOR THE HAVILL WALL AND BELOW SHOULD BE CARRIED OUT BY THE WDC AND NOT THE RESPONSIBILITY OF THE WAIHO RATING DISTRICT

- THERE IS A LACK OF TRANSPARENCY REGARDING THE FIGURES (FINANCIAL, QUANTITIES, TIMELINES ETC.)

- RATEPAYERS ON THE SOUTHSIDE WANT REASSURANCE THAT WE CAN STILL SELL, BUILD ON AND DEVELOP OUR PROPERTIES.

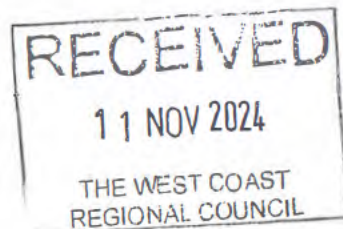
Franz Josef Special Rating District

Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank

Loan consultation

Have
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97



► Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

10 years

15 years

25 years

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► Comments

When I bought property in Franz Josef I was told not to buy anywhere near the Waikato river, so I didn't. Land was cheap near the river at the time. For this very reason.

So in turn I have zero benefit funding something that I have no direct effect from.

I strongly disagree with funding any Waikato river protection.



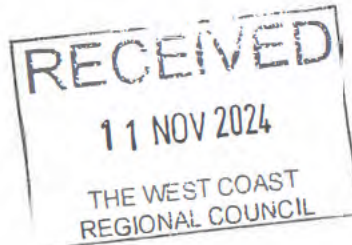
Franz Josef Special Rating District

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Loan consultation

Have your say!

98



➤ Your feedback

Should West Coast Regional Council enter into agreement with the Government for a 60%/40% split cost to complete the Waiho River Southside Protection Stopbank and Northside Havill Wall Stopbank Extension?

Yes

No

Definitely not

If you have indicated Yes to the question above please tick the box below which shows the loan term you support:

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► Comments

Those getting all the benefit from proposed works are paying the least i.e. low land values by the river.

These whole works and proposals are not realistic.

