

RATING MODEL REVISED FOLLOWING FEEDBACK

The Whakatane District's draft Long Term Plan (LTP) rating model has been revised after taking community feedback into account.

Last month, the Council heard a wide range of submissions to the draft plan and after two-and-a-half days of deliberations, a number of changes were made to the rating system for 2012/13 and beyond. As a result, forecast rates increases for high value properties have been substantially reduced. Minor changes have been proposed for all other sectors and communities with the exception Murupara where demands on water and waste water systems require a greater contribution. The indicative rates table below shows how those changes would affect rates levies for a variety of properties across the District.

Mayor Tony Bonne says that while some aspects of the system have been amended, the average rates increase of 5.7 percent across the District hasn't changed and nor has the Council's commitment to affordability, sustainability and responsibility. "The submissions we heard made it clear that the impact of the proposed changes on those with high value properties in particular would have been severe, and have come at a time when business and farming incomes are under pressure," he says. "Councillors took those submissions into account and we believe

we have made some sensible adjustments which not only address the concerns raised, but are in the best interests of the District."

Amongst the significant changes made to the rating model were:

- Dropping a proposal to fund 20 percent of stormwater costs through the general rate (meaning stormwater schemes will continue to be funded solely by the areas benefiting from them);
- Funding 75 percent of Matata's disaster mitigation project costs from the general rate (up from 68 percent);
- An increase in the proposed Uniform Annual General Charge (UAGC) from \$530.06 to approximately \$568 plus GST for each rateable property;
- Reinstating the remission of UAGCs and fixed charges on contiguous (neighbouring) titles so that two or more properties which are used as a single unit pay only one set of fixed charges, providing the additional titles do not contain any habitable dwellings.

The latter change particularly benefits farming operations which operate as a single business on multiple, contiguous property titles. In that situation, additional fixed charges would only be levied on titles

which also contain a habitable dwelling.

The outcomes of the rates review amendments vary across the District, but in most instances, the percentage and actual cost changes are similar to those previously advised in the Council's draft LTP and summary documents. High value rural properties (capital value \$2.45 million) will see a marked reduction though, with the proposed rate increase of 18.09 percent falling to 11.30 percent. This would equate to a reduction in the rates proposed for 2012/13 from \$6,824 to \$6431 (including GST). An average value rural property (CV \$632,500) would see a proposed increase of 13.93 percent fall to 9.20 percent, which sees the proposed 2012/13 rates fall from \$2,619 to \$2511.

"It was particularly pleasing that in most areas where rates affordability is a significant issue, we have been able to achieve either a small rates cost decrease or an increase well below the District average," Mr Bonne says. "The one exception is Murupara, where water and wastewater charges will result in an increase of about \$140, or 8.66 percent for the average property next year. Councillors are very conscious of the rating burden on residents and would like to remind anyone who struggles to pay their rates that rebates are available to low income earners who meet the required criteria."

Other recommendations adopted at the conclusion of the LTP deliberations included:

- The funding of an additional \$240,000 in annual costs (including \$47,300 to retain the Visitor Information Centre in its current location and \$100,000 towards weather-tightness payment provisions) from the general rate;
- The funding of operational costs associated with Harbour Endowment Land facilities from the Harbour Fund;
- The use of the Harbour Fund to pay for part of the operational costs of the Visitor Information Centre and Library and Exhibition Centre (subject to audit opinion or, if necessary, approval by the Local Government Minister);
- Changing water supply billing from a quarterly to a six-monthly schedule (excluding the Plains scheme); and
- Provision for an additional \$50,000 in 2012/13 to fund bad debts and rates remissions, to be covered through further savings in Council operating costs.

The revised Long Term Plan is now undergoing a final audit before being reported back to the Council for adoption on 27 June.

LIBRARY AND EXHIBITION CENTRE CLOSE TO OPENING



Whakatane's Library and Exhibition Centre will 'open for business' at 11.00am on Thursday 28 June, following a civic opening ceremony.

Whakatane District Council project completion group chairman, Councillor David Dowd, says the installation of exhibitions and the considerable task of moving the town's Library into its new premises are well underway.

"This really will be an exceptional facility, which befits the home of arts and culture for the Whakatane District," he says. "I have no doubt that library users and visitors to the Museum display and gallery exhibitions will be thrilled with what they find and experience."

Councillor Dowd says the project completion group is working with a number of potential naming rights

Photo above: A group of Councillors joined Mayor Tony Bonne, members of the Project Team and Library and Exhibition Centre staff at a hiki tapu ceremony led by Councillor Pourota Ngarapa and Te Makarini Temara.

sponsors for spaces within the Centre and is confident that sponsorship income and operational savings will cover most of the funding shortfall for the building's fit-out.

The lead-up to the opening began on 14 May with a pre-dawn Hiki Tapu ceremony to lift the spiritual protection placed on the building, and those who worked on it, during construction.

Sponsors and other key stakeholders will be invited to a special preview evening on Wednesday 27 June and the following morning, a powhiri and opening ceremony will take place from 9:00am. The Centre's official name will be unveiled at the ceremony.

KO KONEI - OUR PLACE: A NAME THAT'S OURS



We thought it was time to change the name of our community newsletter to something that better reflects who we are. We know that the options for naming a newsletter are limitless, but we chose this name as it represents our district – our place. It is the place that we, as a Council, are charged with caring for and it is the place that we as residents call home. Ko Konei simply means 'our place'. So keep an eye out for Ko Konei – Our Place every month to find out what the Whakatane District Council and people throughout the community have been doing to care for our place.

DIRECT DEBIT = REWARDS FOR RATEPAYERS

A group of Whakatane District ratepayers who started paying their rates by direct debit have won rewards.

Everyone who made the recent switch to direct debit rates payments received a \$200 voucher towards the cost of home insulation, a home heating solution (fire

or heat pump), or solar heating system thanks to Energy Options.

The winner of the \$6,000 solar water heating system and the 10 lucky recipients of the Methven Satin shower heads sponsored by Energy Options will all be notified this week.

YOUTH WEEK BRINGS OUT FILM STARS

'Love the skin you're in' was the theme for this year's Youth Week. Members of the Whakatane District Youth Council have filmed 10 alcohol advertisements and released them on YouTube.

The 30-second clips, starring these youth council members and their friends, aim to promote responsible drinking among

young people though various party-scene scenarios.

The Whakatane District Youth Council aims to encourage youth participation in the community. They meet monthly to discuss youth issues, work on youth projects, gain valuable skills and learn a bit about local government while they're at it.



RATE MODELLING - ESTIMATED RATES PAYABLE FOR AVERAGE PROPERTIES

	Whakatane Urban Low	Whakatane Urban Average	Whakatane Urban High	Whakatane Commercial (less than \$10m)	Whakatane Commercial (less than \$10m) average	Whakatane Commercial (less than \$10m) average	Whakatane Commercial (less than \$10m) average	Edgecumbe Average	Matata Average	Matata High	Murupara Urban	Murupara Lifestyle	Te Teko	Otarare	Ohope Average	Ohope High	Taneatua	Rural Low	Rural Average	Rural High
Capital value	134,000	322,000	1,000,000	355,000	695,000	2,475,000	216,000	249,000	425,000	68,000	200,000	135,000	760,000	532,000	1,000,000	118,000	69,750	632,500	2,453,750	

RATES ASSESSED 2011 - 12 (USING CURRENT METHOD)

Variable (on CV)	262.97	631.92	1,962.47	825.17	1,615.47	5,752.92	415.10	594.44	1,014.60	128.51	332.17	321.14	1,331.06	931.74	1,751.39	219.92	115.84	1,050.49	4,075.32
Fixed Charges	1,655.93	1,655.93	1,655.93	1,966.57	2,079.94	4,571.79	1,782.23	1,710.78	1,710.79	1,284.84	840.53	916.70	2,262.38	1,810.20	1,807.46	1,638.43	949.27	949.27	949.27
Total	1,918.90	2,287.84	3,618.40	2,791.74	3,695.41	10,324.71	2,197.34	2,305.21	2,725.39	1,413.35	1,172.70	1,237.84	3,593.44	2,741.95	3,558.85	1,858.35	1,065.11	1,999.76	5,024.59
Plus GST at 15%	287.84	343.18	542.76	418.76	554.31	1,548.71	329.60	345.78	408.81	212.00	175.90	185.68	539.02	411.29	533.83	278.75	159.77	299.96	753.69
Total including GST	\$2,206.74	\$2,631.02	\$4,161.16	\$3,210.50	\$4,249.72	\$11,873.42	\$2,526.94	\$2,650.99	\$3,134.20	\$1,625.35	\$1,348.60	\$1,423.52	\$4,132.46	\$3,153.24	\$4,092.68	\$2,137.10	\$1,224.88	\$2,299.72	\$5,778.28

RATES MODELLED (USING PROPOSED NEW METHOD)

General Rate	119.90	288.11	894.76	317.64	621.86	2,214.52	193.27	222.79	380.27	60.84	178.95	120.79	680.01	476.01	894.76	105.58	62.41	565.93	2,195.51	
Uniform Annual General Charge	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72	567.72
Roading CV	130.88	314.50	976.72	346.74	678.82	2,417.38	210.97	243.20	415.11	66.42	195.34	131.86	742.31	519.61	976.72	115.25	68.13	617.77	2,396.62	
Roading UAC	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	53.55	
Community Boards	13.20	13.20	13.20	13.20	13.20	13.20	11.67	11.67	11.67	11.67	11.67	11.67	11.67	11.67	11.67	11.67	11.67	11.67	11.67	
Stormwater UAC	66.38	66.38	66.38	66.38	66.38	66.38	70.83	126.07	126.07	126.07	126.07	126.07	126.07	126.07	126.07	126.07	126.07	126.07	126.07	
Stormwater CV	57.48	138.11	428.92	334.99	655.82	2,335.48	130.64	368.78	629.45	7.31	0.00	82.83	175.27	122.69	230.62	15.56	0.00	0.00	0.00	
Promotion and Economic Development	0.00	0.00	0.00	557.63	670.62	1,262.13	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Refuse Removal	310.23	310.23	310.23	247.11	247.11	247.11	310.23	310.23	310.23	310.23	247.11	310.23	312.97	312.97	312.97	310.23	247.11	247.11	247.11	
Water	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	418.03	
Waste Water	175.42	175.42	175.42	175.42	175.42	175.42	175.42	175.42	175.42	0.00	0.00	222.58	0.00	175.42	175.42	175.42	175.42	175.42	175.42	
Total Rates Before GST	1,912.79	2,345.26	3,904.93	3,098.40	4,168.52	9,770.91	2,142.32	2,322.05	2,912.10	1,535.80	1,275.39	1,294.32	3,198.44	2,719.17	3,702.94	1,796.85	1,130.58	2,183.75	5,592.17	
Total Variable (on CV)	308.25	740.73	2,300.40	999.36	1,956.50	6,967.37	534.87	834.78	1,424.83	134.57	374.29	335.48	1,597.59	1,118.31	2,102.09	236.39	130.54	1,183.71	4,592.13	
Total Fixed Charges	1,604.54	1,604.54	1,604.54	2,099.04	2,212.03	2,803.54	1,607.45	1,487.27	1,487.27	1,401.23	901.09	958.83	1,600.85	1,600.85	1,600.85	1,560.45	1,000.04	1,000.04	1,000.04	
Total	1,912.79	2,345.26	3,904.93	3,098.40	4,168.52	9,770.91	2,142.32	2,322.05	2,912.10	1,535.80	1,275.39	1,294.32	3,198.44	2,719.17	3,702.94	1,796.85	1,130.58	2,183.75	5,592.17	
Plus GST at 15%	286.92	351.79	585.74	464.76	625.28	1,465.64	321.35	348.31	436.81	230.37	191.31	194.15	479.77	407.87	555.44	269.53	169.59	327.56	838.83	
Total including GST	\$2,199.71	\$2,697.05	\$4,490.67	\$3,563.16	\$4,793.80	\$11,236.55	\$2,463.67	\$2,670.36	\$3,348.91	\$1,766.17	\$1,466.70	\$1,488.47	\$3,678.21	\$3,127.04	\$4,258.38	\$2,066.38	\$1,300.17	\$2,511.31	\$6,431.00	

% Variable (on CV)	16%	32%	59%	32%	47%	71%	25%	36%	49%	9%	29%	26%	50%	41%	57%	13%	12%	54%	82%
% Fixed Charges	84%	68%	41%	68%	53%	29%	75%	64%	51%	91%	71%	74%	50%	59%	43%	87%	88%	46%	18%

Changes - 2012/13 vs 2011/12																				
\$ increase (decrease) incl. GST	(7.03)	66.03	329.51	352.67	544.08	(636.87)	(63.26)	19.37	214.71	140.82	118.10	64.94	(454.25)	(26.20)	165.70	(70.72)	75.28	211.59	652.72	
% increase (decrease) incl. GST	(%0.32)	2.51%	7.92%	10.98%	12.80%	(%5.36)	(%2.50)	0.73%	6.85%	8.66%	8.76%	4.56%	(%10.99)	(%0.83)	4.05%	(%3.31)	6.15%	9.20%	11.30%	

BORROW BOOKS NOW

Whakatane Library members have less than a week to take part in a "book borrowing bonanza" before the Library closes to accomplish the move to its new home at the Library and Exhibition Centre on Kākahorua Drive.

Any items borrowed from the Whakatane Library between 28 May and 8 June will not have to be returned until Friday 6 July, at which time they can be returned to the new Library facility. That extended loan period will also apply to rental items, with no additional cost involved.

The borrowing extension also applies to the branch libraries at Ohope, Edgecumbe and Murupara.



As a young boy, Andrew Iles spent many school holidays on his relatives' farms in Waimana. So moving to Waimana from Auckland in 1984, and onto his first dairy farm at the age of 34, was the realisation of a childhood dream.

Leisure time was quickly absorbed by farming, gardening, and Andrew's lifelong interest of showing horses, and breeding and racing thoroughbreds. As his ever-expanding garden evolved, so did the visit requests from garden groups. Many national camellia show and garden awards have followed.

"The sheer enjoyment and pleasure that I shared with so many people over the years made my transition to owning the Waimana General Store in 2003 even more socially stimulating," he says.

The opportunity to "give back to the wider community" came after winning the election for the Taneatua/Waimana ward in 2004. The next three years were challenging and rewarding and Andrew says losing the 2007 election by 21 votes was totally gut-wrenching. "My ongoing goals are to confront the issues of the day and make well-balanced decisions on behalf of my ward and the District."