



# **APPENDICES MINUTES**

**Waikanae Community Board Meeting**

**Tuesday, 21 May 2024**



# Table of Contents

---

**Item 4 He Wā Kōrero ki te Marea | Public Speaking Time**

Appendix 1 Public Speaking Submission - Sarah Yanez on behalf of the Waikanae Business Association ..... 4

Appendix 2 Public Speaking Submission - Dale Evans ..... 6

**Item 6 Ngā Take a Ngā Mema | Members’ Business**

Appendix 3 Michael Moore – Te Horo Low Flying Zone Correspondence ..... 7



## Waikanae Business Association

Update  
6<sup>th</sup> May 2024  
Waikanae Chartered Club

### Purpose:

To represent the interests of both the Waikanae businesses and general community. Endeavouring to make Waikanae a vibrant and thriving community in which businesses flourish, the community enjoys spending time and people from across the country and beyond come to recreate, shop and stay.

### Caretaker committee:

Charlotte Tollervey – Pom Pom (Marketing and Event Management) *Acting Secretary*  
Julia Palmer – Star People HR (Professional Services)  
Peter Avery – The Shoreline Cinema (Hospitality, Arts and Destination)  
Tracey Pervan – The Law Connection (Professional Services) *Legal*  
Bernie McKendrey – Fibre Flair (Retailer)  
Zebunisso Alimova – Mike Pero Mortgages (Financial Services) *Treasurer*  
Sarah Yanez – Goldies Wholefoods (Food Manufacturer and Markets)

In the past year since we first met at Relish, we have made a lot of progress but have also had some unexpected challenges.

Very early on we submitted documentation to the Charities Commission in the hopes of becoming a ratified Charity. This process has taken a lot longer than expected and in the meantime we have recently registered a Limited Liability Company. This has enabled us to open a bank account to receive the Community Board grant allowing us to now move forward with some of our initiatives. More on the structure of the organisation will follow.

Support for the organisation has been strong since the beginning and only continues to grow.

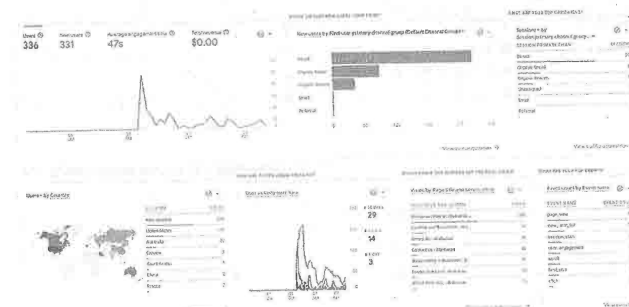
- 182 individuals and businesses receive our newsletters
- Opening rate of over 50%
- Focussed on only sending out emails with relevant content
- Positive feedback and responses from each edition
- Monthly gatherings were held at The Bookshelf until December

1

We have created a website, **Waikanae.Info**. This has been developed with the assistance of the local business, Pom Pom. We are paying a small monthly fee for maintenance and to date have continued to evolve the site, adding upcoming events and a calendar function. Most recently we have added the ability to support the organisation financially.



We have yet to really push the website but have had over 300 visits in just over 6 months.



As our relationships with our community build, we have become match-makers in helping new prospective business owners, premises and organisations link together. In response, we have established a "Noticeboard" page on the website with the intention of businesses and individuals listing vacancies and businesses for sale. If you would like to add anything to this page, please let us know.

We have also established a page for all local clubs and organisations to add their contact information. The thinking behind this is that if all the community groups are

2

well attended and supported, our locals and others are more likely to shop and spend their recreational time locally.

We have also established:

- Facebook page, **Waikanae Business Association**, with over 224 followers
- Instagram page, **@visitwaikanae** with 123 followers
- Our posts often have a combined reach of over 700 views
- Used to highlight events, new businesses and news of both organisation and others operating in Waikanae

We regularly attend the Community Board meetings to provide WBA updates, raise topics of concern and to keep up to date on local issues. These have included:

- Elizabeth St barrier arm reliability and safety implications
- 62 Main Rd upkeep post KCDC purchase and future intentions
- State of the median and chicane gardens
- The bridge upgrade
- Return of the signage removed during the revocation to ensure those passing through are aware of the shopping centre, toilets and parking and requests for new signage at the SH1 Off Ramp and in response to the number of visitors following the Te Araroa Trail.

We have advocated for businesses during the bridgeworks, working with Waka Kotahi on changes to the published communications, focussing on the town still being open, not focussing on simply avoiding the whole area. We have supported local businesses during these 3 months of disruption the best that we could and are relieved that we are now able to get back to business.

In October we supported KCDC and The Toi Mahara team on the opening weekend, distributing the yellow triangles and encouraging as many businesses as possible to be open and ready for the festivities. Toi Mahara is a facility for us all to be very proud of and the quality of the exhibits and openings to date have been world class.

It was also a highlight to have the playground upgraded and an opening celebration with facepainting and barbeque. This has now become a focal point, is well loved and adds life to that end of the shopping centre. The local stores were fenced off for several weeks which was the cost of this work.

The week after the opening, we received the final Toi Mahara Council Progress Update. We were shocked to read that major road works were to begin in 3 days and to last 6 weeks. This would have resulted in stop-go traffic management on Marae Lane from the corner of the dentist across to the pharmacy. Essentially obscuring access to both carparks in the lead up to Christmas, our Labour Weekend Market and the Art Trail. For businesses who had struggled through Covid, the revocation road works, playground

upgrade and the gallery construction, this would have been the final straw. We are grateful for those at KCDC who took our concerns on board and postponed the work. This drain replacement is still to take place, perhaps through the quieter winter months prior to Christmas again would be better timing.

A month later, 3 days prior to the close of Council for the year, we found out about the plans for the bridge. Throughout the holiday season, a significant number of community leaders continued to reach out to Waka Kotahi and the contractors to understand the scope and duration of the works. The short notice and timing of this did not go unnoticed. We appreciate the advocacy of our Mayor, Local Councillors, Community Board, MP Tim Costley, the Kapiti Chamber of Commerce and Richard Young, who raised OIA requests and helped get to the bottom of the traffic management situation.

We assisted a few businesses to get passes when it became essential for them to remain viable. It has been a busy time but throughout, the support for this community and organisation has been unfaltering.

#### Future intentions:

We are currently researching options to bring more people into the town centre which may include initiatives such as showing Southwards show tickets for discounts on meals and purchases, linking in to the KCDC Tourism Strategy, we'd like to work with Sonia to improve the advertising around our 3 annual markets and some other ideas in the works. Any suggestions around how we can support our trade businesses would also be very welcome.

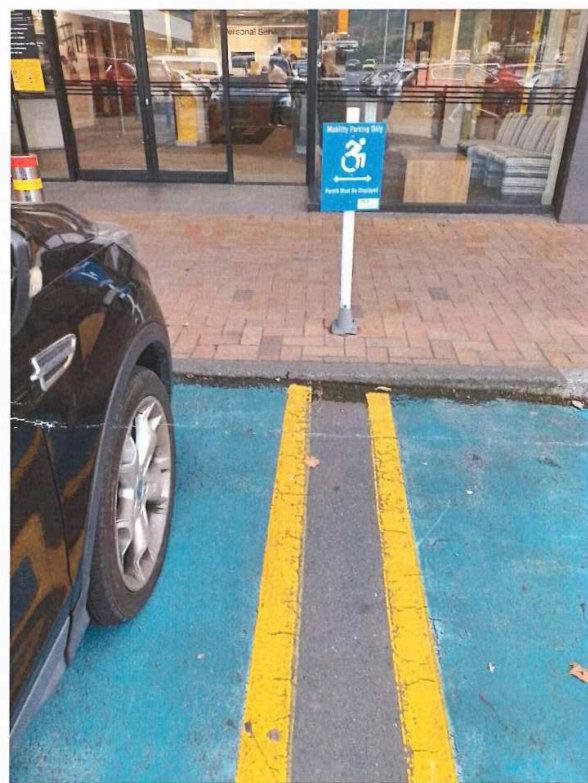
As mentioned above, we were fortunate to receive a grant from the Waikanae Community Board for the purposes of establishing the organisation last year. To date we have used these funds for creation and maintenance of the website and some other basic costs. Our intention is to be self-supporting, utilising our website and membership for income.

There have been discussions regarding the eventual structure of the organisation and the pros and cons of various options. We are aware that many people are very busy and not in a position to attend numerous meetings. We also know that not all businesses are in a position to become financial members. And yet we will do our best to advocate for all businesses in the community if necessary. Often it will be those who are struggling who need our help the most.

As we have a clear intention to champion the interests of the whole community without profit, we qualify for charitable status. We intend to operate as a Charitable Trust. This structure is used by other associations, including the Greytown Business Association, from whom we model ourselves given the success of the Greytown Shopping Area and the Wairarapa initiatives.



10 DMHs





Michael Moore  
Deputy Chair  
Waikanae Community Board

20 May 2024

**Te Horo Low Flying Zone**

Dear Mr Moore

The Kapiti Districts Aero Club has initiated a formal process with the Civil Aviation Authority with a view to establishing a so-called Low Flying Zone in the Te Horo area. Such a zone provides an area where descent below the normal lower limit of 500 feet above ground level is permitted and such a zone would be controlled and used by the aero club for specific flight training purposes.

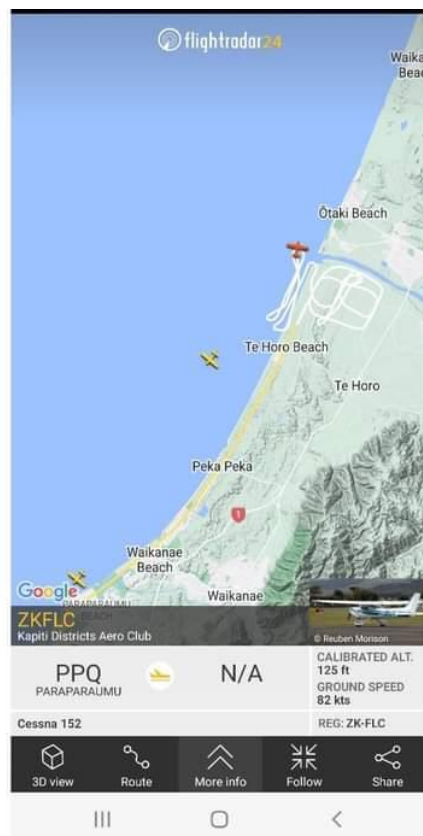
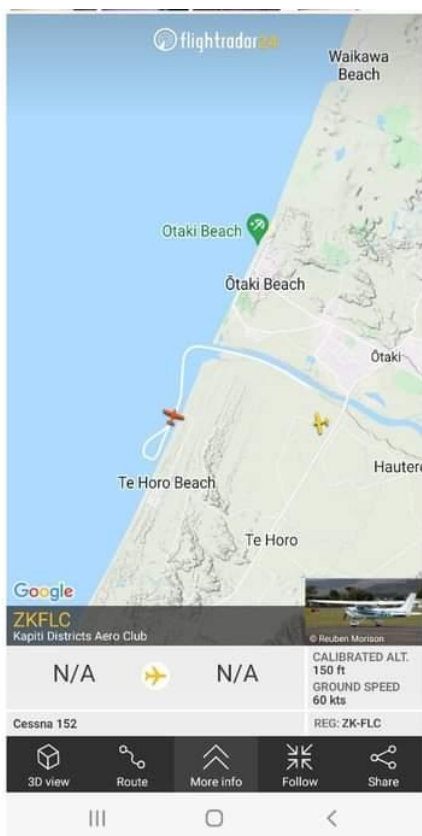
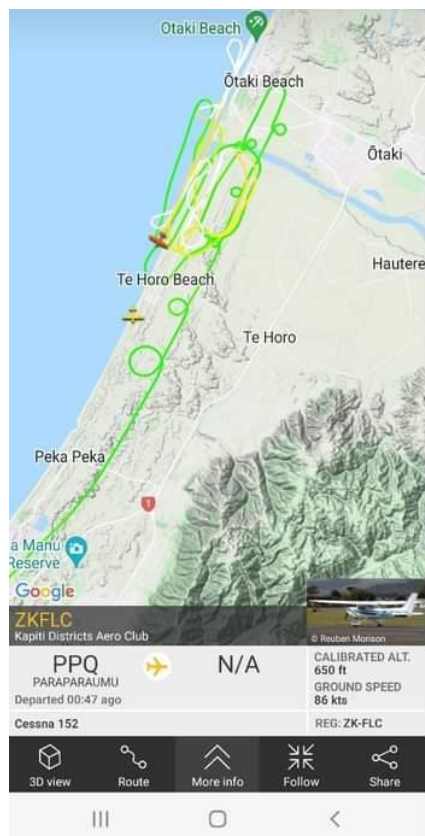
The aero club is obligated to consult with, and obtain the consent of, landowners or water owners directly below a LFZ and this consent has been obtained. The primary mandatory consultation obligation, other than with the owners below the LFZ, lies with the CAA.

We have become aware of Facebook posts made by you about the proposed LFZ which raise points that we would like to address with you. We take matters relating to proper process and flight safety very seriously and we will be in touch soon about these matters but this will almost certainly not be before the Community Board meeting on 21 May.

For now I would like to say that the aero club is committed to engaging with the community affected by its operations even in circumstances where there may not be any mandatory obligation to do so.

Yours sincerely

Mike Elston  
CEO  
Kapiti Districts Aero Club, Inc



# Kāpiti club flies into Te Horo spat

A proposal by the Kāpiti District Aero Club for a low flying zone over a patch of Te Horo has been put on hold by the Civil Aviation Authority (CAA) pending further consultation.

The club wanted the zone just to the east of Swamp Road so trainees could practise low flying below 500 feet (150 metres), the usual minimum flying height. The club says it consulted with the two property owners within the zone, but some Te Horo residents are concerned that nearby property owners have not been consulted.

They say there are issues such as health and ecological damage, and that flights into and out of the area will also be flying low.

Aero club chief executive Mike Elston, however, says no planes would fly below 500ft outside the zone.

"To be legal we have to be 500 feet above the ground outside that zone," he says. "We would exit that zone back to a legal height."

For the people around the area, nothing would change from the current situation where planes can fly to a minimum 500 feet.

The club and Ōtaki Aerodrome had discussed flying in and out of the zone only from the south.

"We don't want to encroach on their final approach into their strip,



A Kāpiti Coast District Council map with the proposed low flying zone outlined. The outline was composed from information obtained by Te Horo resident Dr Hans Itjeshorst.

We've got no problem with that in principle."

In a Facebook post, Te Horo local Dr Hans Itjeshorst said residents should consider several issues, including:

- disruption to the ecology over the Ōtaki River estuary where endangered birds breed
- the amount of lead from aviation fuel that planes at low altitude would drop on properties,

potentially leading to a variety of diseases

- distractions for drivers on the old highway and expressway
- devaluation of properties.

Waikanae Community Board member and Te Horo Beach resident Michael Moore says he emailed CAA about the club's lack of consultation with residents. In response, CAA said after its own consultation in March "it became quickly apparent that Kāpiti

Aero Club should conduct its own consultation with affected airspace users such as Ōtaki Aerodrome and other affected local groups.

"This is to meet their obligations under the Civil Aviation Rules to provide the CAA with this information prior to CAA making any decision on low flying zone airspace."

Rob Kofoed of Ōtaki Aerodrome confirmed aerodrome members had not initially been consulted.

Michael Moore says he's also emailed the Kāpiti club but they have not communicated with him.

"I am concerned about the lack of transparent and good-faith consultation with our Te Horo community," he says. "The area in question affects residents more than just the identified LFZ but also includes south of Ōtaki River, Addington Road Swamp Road, Te Waka Road, Katihiku Marae, and west of Old State Highway 1.

"All I've heard is that the club has made an Official Information Act request to see my correspondence on the issue.

"If we could talk to them, we might also be able to discuss flights over Katihiku Marae when the marae has events, including tangi. That's just disrespectful."

Asked about Ōtaki Aerodrome not being consulted, Mike Elston said his club lodged the application with CAA and waited to be told what to do next. He said the flight instructor dealing with it left and didn't pass the message on that they should talk to Ōtaki.

"It was an oversight," he says.

Mike said the club would "absolutely consult with everyone we need to". Concerned that the public did not well understand air activity, he said a public information evening was planned at the club in July.



