

TE MĀNUTANGA O TE MAHERE PAE TAWHITI

LAUNCHING THE LONG TERM

Consultation Document
Long Term Plan 2024-34



South
Waikato
District
Council

TERMINOLOGY

Throughout this document we use several shorter terms that stand for longer things:

South Waikato District Council - we may use Council or SWDC

Three waters – stormwater, wastewater and water supply

Long Term Plan – LTP

Consultation Document – CD

Resource Management Act - RMA

Capital Expenditure - Capex

Asset Management Plans - AMPs

Waikato Water Done Well - W\W\DW

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NAU MAI.
TALOFA LAVA.
KIA ORANA.
WELCOME.

It's time to decide what we want for the South Waikato for the next ten years.

Our draft Vision - ***a thriving community and robust economy that outpaces the rest of NZ***, is about making the South Waikato a place where our people can thrive, grow and benefit from investment in the district.

This Consultation Document (CD) outlines what we plan to do for the next ten years. It doesn't include every project in the full Long Term Plan (LTP) 2024-34. It highlights the projects or issues that are a significant cost, high community interest or different from what we said we would do in our last LTP.

We are proposing an *average** rate revenue increase of 8.9% for year 1, with 8.9% again for years 2 and 3. Over the 10-year period the proposed average is 5.7%. The highest percentage increases are in the first five years.

YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	YEAR 6	YEAR 7	YEAR 8	YEAR 9	YEAR 10
8.9%	8.9%	8.9%	7.9%	7.5%	3%	3%	3%	3%	3%

In three years' time we will be doing another LTP. Depending on changes, we may need to adjust years 2 and 3 through an Annual Plan, or even an LTP Amendment.

Your feedback will help the Mayor and Councillors make final decisions on behalf of our community. You can find the full plan, submission forms and supporting documents on our website. There's also a rates calculator so you can check your rates for the coming year.

* This is an average. Individual properties will be higher or lower. Due to much of the capital spend being on water infrastructure (drinking water, stormwater, wastewater) that are only delivered to townships, urban properties will be higher and rural and lifestyle properties lower.

OUR BIGGEST CHALLENGES

Ngā uauatanga matua

Like many councils, South Waikato District Council is addressing significant challenges such as ensuring effective delivery of three waters, maintaining aging infrastructure, managing cost escalations and addressing labour shortages.

We know it's hard to talk about the significant necessary investment that our district needs for the future when the cost of living now is front of everyone's mind.

To make us financially sustainable we need to make some tough decisions. We started this last year with a higher than previous rates revenue increase. This gave us breathing space to do an activity and service review. Changes falling out of this work are detailed in this document.

The larger rate increase last year has put us in the position to propose a lower average rate revenue increase this year than many of our neighbouring councils. Most importantly, it puts us in the position of being a financially sustainable Council within the term of this plan. This means that we can provide day-to-day services out of our income and put money aside to renew all our assets when they need replacement.

See Consultation Question 1

Infrastructure | Hanganga

For too long, Council has under-invested in existing and growth-related infrastructure. We need to turn that around. This means significant investment into core infrastructure primarily through debt funding which means there will be less funding available for other projects if we are to be financially responsible. Our high-level capital expenditure programme is *detailed on pages 31 to 39*.

Financial sustainability | Toitū ahumoni

Council has kept its debt on the low side over the past years. While we have shifted our thinking on this, we should only borrow for the right reasons. Our debt will – and must grow, over the coming decade so that we can invest in our infrastructure that supports our service delivery for generations to come.

Rationalise facilities and services | Ngā take ratonga hanganga

We must rationalise our assets to deliver fit-for-purpose modern facilities that cater for the whole district. We are one district from Tīrau in the north to Tokoroa in the south and all our towns and smaller settlements in between and around. Our service provision needs to be focussed district wide. *See consultation question 2.*

We have reviewed our service standards for waste collection, roads, footpaths and green spaces and proposed changes to service delivery methods for areas like pensioner housing, community halls, community contracts and facilities.

Growth | Whakawhanaketanga

The district is growing, and we must invest in our towns, infrastructure and people. We want our community to thrive. This means creating a robust economy, getting our people into employment (or education), creating more housing options, leaving a sustainable environment for our children and grandchildren and providing opportunity for all to benefit from the district. It's all about striking the right balance. *See consultation question 3.*

Over the next 10 years...

We are budgeting to spend \$981 million over the ten years on our district including capital and operating costs.

We are looking at an average rates increase for all rate types, of 5.7% over 10 years with a maximum average increase of 8.9% in the first three years.

By 2028/29 our debt is set to peak at \$115 million. Even at this peak, we have room to borrow another \$19 million if needed.

South Waikato is growing. By 2053 we are expected to have 34,350 people living here. That is 8,450 more than we had in 2022.

We'll need 2,420 more houses to ensure people moving here have somewhere to live.

MESSAGE FROM THE MAYOR

He kupu nā te Koromatua

This Long Term Plan will have an impact across Council and our community. We've tried very hard to balance affordability with continued investment in infrastructure to grow our district. We've had to make some tough calls. Striking this balance required careful consideration and some challenging decisions.

Despite the rising costs and difficulties in the general economy, SWDC is proposing an average rate revenue increase of 8.9% for the first three years of this LTP. In the medium term this will get us back into the black. During the term of this plan, we will be able to provide for the replacement of our assets – both the backlog and for the future. Looking across New Zealand, this puts us in an enviable position.

We know how tough it is right now for everyone. We know household budgets are being squeezed and our Council budgets are being squeezed in the same way. We acknowledge the cost-of-living concerns at the forefront of everyone's minds, however neglecting our critical infrastructure any longer is not a sustainable option. This long term investment is essential for the district's continued wellbeing.

Council rates for the coming year are proposed to increase by an average of 8.9%. This is lower than many other councils. The 18.5% average rate revenue

increase last year was unpopular, but it has put us in better shape than most. However, we are still not entirely financially sustainable. There are several councils that didn't bite the bullet as hard as we did last year and are needing to do that this time round. It must be done to get us back on track. And there are still a few tough years ahead.

“

**Ko ngā take e pikinga
toharite ai ki te 8.9% kia
ngāwari haere ai ngā tau e
haere ake nei.**

”

This LTP also proposes 8.9% average increase for years 2 and 3. On the proposed trajectory we can get ourselves back in the black by year 5 with financial sustainability within the ten-year period.

Councils recover most of their funding through rates, 77% in our case. It's a blunt tool. Through our consultation on Fees and Charges you may have read that we proposed to increase user fees where reasonable to do so, to move costs away from rates.

Councils don't operate in isolation. We are bound to central Government direction. There has been a raft of pressures on the New Zealand economy. Government and councils across New Zealand, including ours, have under-invested in core

infrastructure for decades. We must fix this. But it doesn't come cheap. If we don't, we will continue to slide backwards and so will our infrastructure.

I want to reassure you that we are doing everything in house that we can to maintain costs at current levels or reduce costs to create savings. This includes dropping some planned mahi, reducing levels of service in some areas, proposing some fundamental changes to our facilities and activities and building in efficiencies so that staff time can be better spent.

In the past our Council decided not to fully fund depreciation, however this is not sustainable. We must put aside funds to replace assets as they age and breakdown. There are some high-profile examples of councils in the country that have not done that.

In addition to returning Council to a sound financial footing, my challenge as Mayor of the South Waikato is to ensure that new homes, jobs and opportunities benefit people across the district.

I also know we must get the basics right. We must engage better with our community. And we must ensure we are accountable and transparent in everything we do.

I was born in the South Waikato, and I've lived here most of my life working in silviculture, timber and trucking, and a few other sectors.

I understand why confidence in Council is low. People are angry and upset. It is our job to rebuild trust. So, here's to rolling up our sleeves, getting down to the hard mahi and delivering on a Plan that is simple, tight and robust.

Mayor Gary Petley



MAJOR SIGNALS

Ngā tohutohu matua

We are not proposing a multi-page list of projects for this LTP, as this stretches us too thin.

SIGNAL: our focus for the first three years

Tō mātou aronga mō ngā tau e toru e haere ake nei

We will keep our business ticking along delivering what you expect from us.

We will continue our journey towards financial sustainability.

We will catch up on renewals in the three waters space. This is where the bulk of our capital spend must be.

We will deliver a completely overhauled pool facility in Tokoroa.

SIGNAL: shift from rates to those who benefit

Mai ngā reiti ki a rātou te hunga e whai hua ai

You will have seen in our previous round of consultation that we are making a general move, where practical and reasonable, away from rates to charging individuals who benefit directly from the services. This is critical to financial sustainability. It's also fair and reasonable.

SIGNAL: housing development

Ngā whakawhanake whare

We're already working as a facilitator and igniter in housing development to meet the shortfall identified in the growth strategy and housing and building assessment. In this LTP, we are signalling a move away from just roads and rubbish, to actively support the provision of housing, which could possibly mean stepping into the housing development space ourselves. Again, there will be further opportunity for community involvement in these decisions.

See Consultation Question 3

SIGNAL: rationalise facilities, buildings and land

Ngā hanganga whare me te whenua

Over the course of the LTP, we will be considering the provision of facilities across the District and the potential to rationalise where we have replications, streamlining what we have and what we maintain. We cannot afford several similar facilities across all our towns. We need to build, refurbish or develop and maintain single fit-for-purpose modern facilities that serve the entire district.

In this regard, Council will be investigating the **Tīrau pool, Putāruru Transfer Station, community halls, library and community hub** and the **Tokoroa airfield**. There will be further opportunity for community involvement in these future decisions.

We are doing a critical analysis of surplus land and buildings. This work continues in Year 1 of the LTP. There are several available options including setting up a Council Controlled Organisation (CCO) to own and manage our property portfolio on behalf of Council and the community.

See Consultation Question 2

SIGNAL: pensioner housing portfolio options

Ngā whare noho mō ngā pakeke

Council has 84 units across the district split between Tokoroa (24 one-bedroom and 32 two-bedroom), Putāruru (16 one-bedroom) and Tīrau (12 one-bedroom).

Rents for Pensioner Housing are currently around 55% of market rates. At the time of writing, Council was consulting on increasing the rentals to 85% of market rates. The cost of servicing and maintaining the units outweighs the rental income we are currently receiving from tenants.

We are also reviewing the delivery of our housing portfolio. Council staff are considering various future scenarios, including sale, moving to a specialist housing provider, setting up a Council Controlled Organisation (CCO) and other options to enable the long-term delivery and sustainability of housing. Council will review our Pensioner Housing Policy and eligibility criteria as part of this process. Further consultation will occur following the outcome of this investigation.

SIGNAL: community contracts and community grants

Ngā whakawhiwhi kirimana me ngā takuhetanga ā hapori

Council has funded several long-standing community contracts with groups delivering services within the district. We are proposing a fresh approach to community contracts, to ensure better alignment with the new proposed vision and goals for the district to deliver a tangible return on investment.

Council will provide existing contract holders with time and some funding to transition to our new approach, where these services are still required, at up to the 2023-24 level of funding, subject to agreement on deliverables. Funding will cease on 30 June 2025. Existing community contract holders will be eligible to apply for funding for contracts aligned to our district goals.

In tandem with this transition support, Council will develop criteria outlining what we will support with funding and how it should be delivered, including areas such as cultural wellbeing, youth development, community vibrancy. A robust Expression of Interest (Eoi) process will be developed, inviting community service providers (groups, organisations and/or individuals) to tender for contracts where their capability clearly aligns to our goals.

Our vision and goals (see page 19) have already been through community engagement with overwhelming support for the proposed direction, however they are currently in draft and available for further comment.

Our objective long-term is that time limited Council funding supports groups to help themselves deliver sustainable outcomes for our community. Over time Council will help groups become self-sustaining.

We have also shifted the administration of Creative Community Grants from Creative Waikato and will be discontinuing Community Development Grants. Instead, this funding will be redirected to help community groups and organisations build capacity and capability to secure funding for projects and initiatives from other funders. This shift will mean a more sustainable future for many groups.

SIGNAL: leak detectors/water meters

Whakahaere raraunga whakamahi wai

We must step up our water conservation game with leak detectors, more commonly known as water meters.

Clean, safe drinking water is something we all enjoy, and something we shouldn't take for granted. With the effects of climate change and population growth in South Waikato, it is important we have sufficient water supply for the district and that we all do our bit towards water conservation.

We're signalling that water meters for urban properties on our water supply network will be coming in year 3 of this LTP. We need to step up our efforts to help spot leaks, save water and cut treatment costs.

Water meters are a proven method in detecting leaks and reducing water waste. Leaks put unnecessary pressure on our water infrastructure and can undermine roads and other infrastructure which mean costly repairs and investment.

As we grow and the demand for water increases, we need to demonstrate that we are managing our water resource as effectively and efficiently as possible.

Installing water meters is known to detect leaks, reduce water consumption, improve water conservation and reduce costs associated with the water supply network in the long run.

Going by other districts that have installed similar devices, we can expect up to a 25% drop in usage when meters go in. Not only because we will be able to identify and remedy leaks, but as people become more conscious of their water consumption, they are likely to adopt better water conservation habits. If you can measure it, you can manage it. If you pay for it, you conserve it. Together, by making small changes, we can make a massive difference.

WHAT IS A LONG TERM PLAN?

He aha tēnei mea Te Mahere Pae Tawhiti?

Our Long Term Plan outlines what Council plans to do over the next ten years – and how it will be paid for. It includes details about our services and activities, projects we have planned and when we're going to deliver them, and issues and challenges facing our district and community. It tells you what your rates may look like for the next 10 years.



We have already been speaking with you through the development of our Growth Plan, Town Concept Plans and draft Vision and Goals. You've given Council some great feedback, which has helped develop the draft Long Term Plan 2024-34.

Our Long Term Plan (LTP) is independently audited to ensure transparency and that we are financially responsible. Council's financial performance against the LTP is also audited and published annually through our Annual Report.

GIVE US FEEDBACK

SEND TO



You can email your feedback to info@southwaikato.govt.nz
Please use subject bar: **LTP 2024-34**

DO IT ONLINE



Use the **feedback form**.
Our **rating calculator** will find an estimate of your proposed rates.
See all **supporting documents**.

TALK TO US

Chat to us at one of our drop-in sessions across the district. Held from **5pm - 7pm**, during which time you can pop in whenever suits you best.

TĪRAU



Memorial Hall

PUTĀRURU



The Plaza

TOKOROA



Events Centre



OPEN FOR CONSULTATION

Friday 3 May 2024 - Friday 7 June 2024

Submit your feedback with the submission form at the end of this document or online.

HEARINGS & DELIBERATIONS

Wednesday 19 June & Thursday 20 June

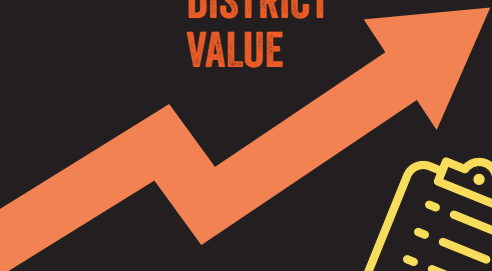
This is where Council reads all submissions and hears submitters.

ADOPTION

Wednesday 17 July 2024

The LTP 2024-34 is in place from 1 July 2024. We will be doing another LTP in 2027.

**\$1.7 BILLION
INCREASE IN
DISTRICT
VALUE**



**SOUTH
WAIKATO
WE LOVE
IT
HERE**

PŪKENGĀ RAU OPENS ITS DOORS

LIVE STREAMING



WHAT HAVE WE ACHIEVED SINCE THE LAST LTP?

He aha mātou e tutuki ai i tērā atu mahere pae tawhiti?

16,000 wheelie bins were rolled out

to urban residents amid all the COVID related supply, transport, delivery and lockdown complexities.

Off to Parliament

We took the South Waikato to Wellington in 2022 to showcase that we may be a small district, but we pack a big punch. We joined forces with local businesses, iwi, pasifika and community to seek long term co-investment for our district.

Pūkenga Rau opens its doors

Trades training in South Waikato began in 2007 to address local staff shortages. A milestone was reached in June 2023 with the opening of the South Waikato Trades Training Centre, 'Pūkenga Rau', made possible through collaboration with SWIFT, Toi Ohomai, and central Government funding.

District branding project

We refreshed district and town signage to promote South Waikato, making it more appealing to visitors, businesses, and potential residents. Through community engagement, we developed a unified "We Love It Here" brand.

Infrastructure for growth

\$58 million was allocated to initiate a water infrastructure programme to address necessary large-scale improvements.

WorkIt was launched

The youth employment programme has helped 257 rangatahi, with 176 obtaining full-time employment in the South Waikato so far. Funded by the Mayors' Taskforce for Jobs. The team has worked with 66 local businesses.

Livestreaming public council meetings

Key to delivering transparent local governance, our community is able to tune in to hear public meetings first-hand.

Wastewater improvements

The Tokoroa digester, our largest single capital works project at \$9.6 million was opened. Four new resource consents for wastewater discharge got across the line with Waikato Regional Council without hearings or appeals.

25% increase in economic value

The South Waikato increased in value by \$1.7 billion. Our economic profile is on the lift and these values are key indicators of our development and growth.

Business Park

We kicked off the Maraetai Intermodal Business Park development, that will deliver 13 fully serviced lots for new business and industry; and create between 150 to 200 new jobs.



New facilities & refurbbs

We redeveloped the Putāruru Waterpark, refurbished the Putāruru skatepark bowl, the Tīrau i-SITE and seasonal pools in Putāruru and Tīrau, constructed the Tokoroa basketball court, upgraded water reservoirs and several playgrounds, developed the Tīrau Domain and installed new facilities at several reserves.

Plans were developed

We developed a Growth Plan for our 30-year growth direction, an Economic Development Plan emphasizing the importance of population and employment growth and Town Concept Plans for Tokoroa, Putāruru and Tīrau.

Te Waihou Walkway closure

A slip at Leslie Road closed that end, increasing traffic at Whites Road and causing safety and traffic problems. Council is currently working through ownership, access and solutions.

Three waters reform

The previous Government's three waters reform greatly affected both Council and our community. We opposed it politically due to concerns about loss of local voice, ownership, and the proposed four-entity model. However, we also recognized the need for better delivery of three waters and increased regulation, supporting certain aspects of the reform.

... AND THE LOWLIGHTS

Inflation has gone through the roof, interest rates are up, our debt is increasing (and must, but we pay interest on that), the cost of new infrastructure is crippling, maintenance costs are up, climate change does battle across the country, and we are still struggling with supply chain issues and associated costs.

SWDC competes for resources both in-house staff and contractors, with other councils.

We've had a change of Government legislation regarding three waters creating budgeting and infrastructure investment challenges.

New Zealand is in the midst of a cost-of-living crisis.

Much of this is out of Council's control; and out of yours. The good news is that there are some things we can control through efficiencies, cutting our cloth, reducing expenditure, looking for alternative ways to fund our activities, reducing our service portfolio and prioritising what is important to us.

Hence this Plan. A plan that is realistic, bold and deliverable.

OUR VISION & GOALS

Tirohanga hukihuki mō ngā
tau tekau ki tua

**A THRIVING COMMUNITY
AND ROBUST ECONOMY THAT
OUTPACES THE REST OF NZ**

Thriving communities: our diverse people of South Waikato are healthy and well, with ample opportunities to support their quality of life.

A sustainable environment: the District is a national leader in benefiting economically from a circular economy.

A robust economy: leveraging our location and rich soils, we rebuilt a strong foundation for our grandchildren.

In ten years' time we will have delivered on our vision by achieving these draft goals:

More people in South Waikato own their own home than ever before.

More people participate in community activities and events than ever before.

No waste or rubbish leaves the district.

Our economy grows faster than anywhere else in the country.

All our young people are in either education or employment.

DISTRICT PROFILE

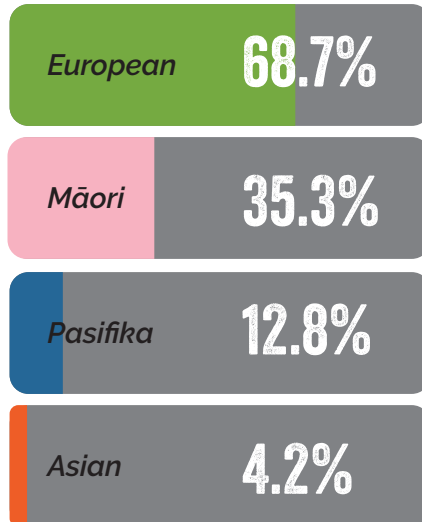
He kōrero mō te rohe o Waikato ki te Tonga



26,000

POPULATION [as at 2023]

ETHNICITIES LIVING HERE



UNDER 15 YEARS **22.3%**

Higher than national average (18.5%)

15 - 64 YEARS OLD **60%**

Lower than national average (64.9%)

65+ YEARS **17.7%**

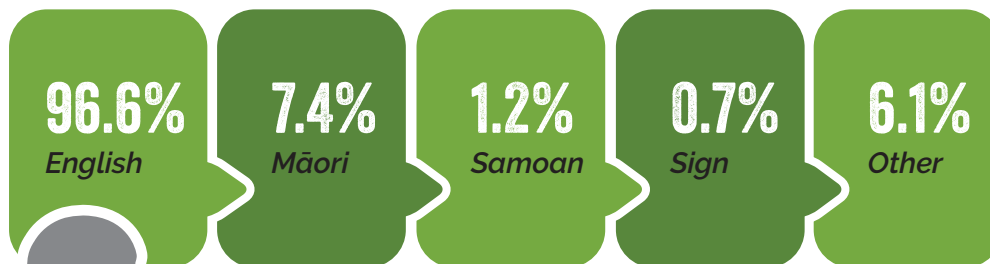
Higher than national average (16.5%)



49.8%



50.6%



LANGUAGES SPOKEN
as at 2022

TOTAL LAND AREA
1,818.88km²

PEOPLE IN EMPLOYMENT
10,608
as at 2023



WHERE DOES OUR MONEY COME FROM?

I ahu mai te pūtea i whea?

OVER THE
10 YEAR PERIOD

Our operational spend comes from five sources. Our primary source of funding is **RATES**. This amounts for some 77% of our total income. It's a blunt tool and it's not sufficient which is why we must cut our cloth.

We also get income from **FEES AND CHARGES** (such as pool entry fees, dog registrations, resource and building consents, facility hireage and others). We are trying where possible and reasonable to move costs off all ratepayers (ie off rates) on to the individual users of the services. We know this increases user charges and we know some people won't like this, but we can't keep loading costs onto all ratepayers; some of whom don't use the activity or service.

We receive **SUBSIDIES AND GRANTS** for projects in the roading space; this is largely Waka Kotahi (New Zealand Transport Agency).

Council receives **OTHER INCOME** from investments as well as small amount from other sources, such as rate penalties.

Council charges developers for growth related infrastructure required for new residential and business development through **DEVELOPMENT CONTRIBUTIONS**.

Development contributions 1%

\$7,626,000

Other revenue 2%

\$18,853,000

Subsidies & grants 12%

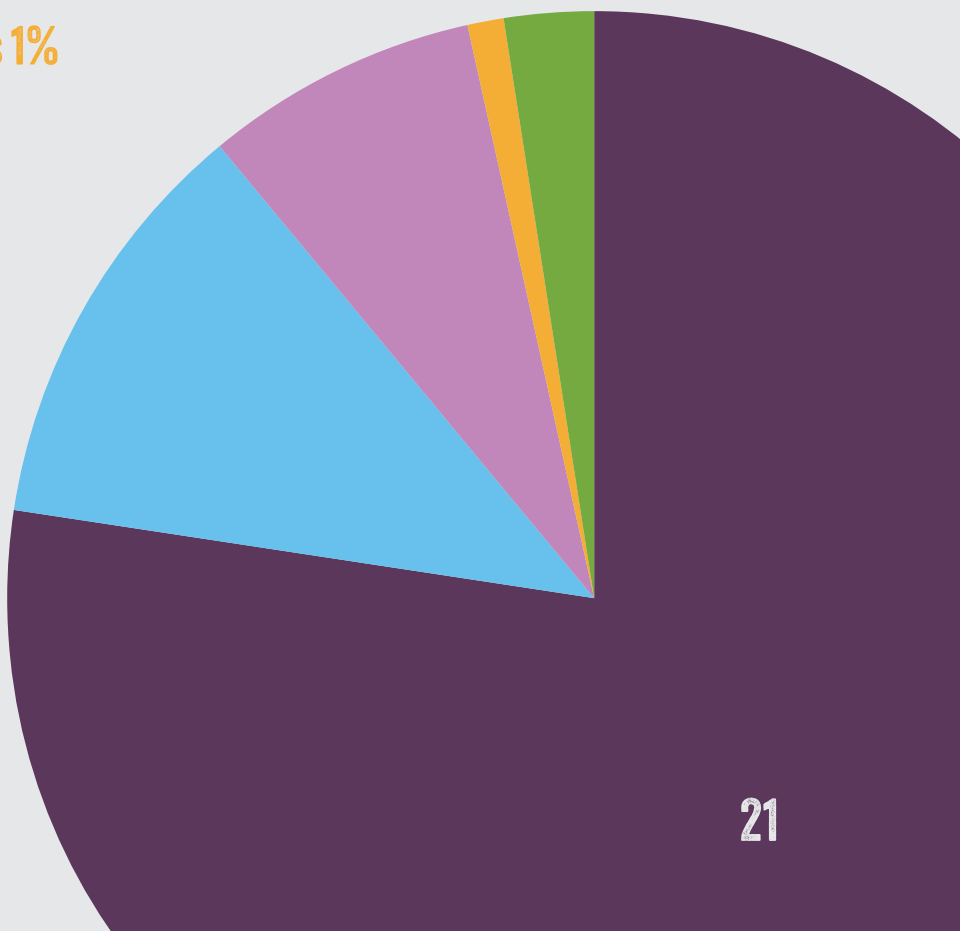
\$88,534,000

Fees & Charges 8%

\$57,682,000

Rates 77%

\$591,480,000



UNDER-PINNING THE LTP

Ngā kōrero taunaki mō te mahere pae tawhiti

There are several documents that under-pin the LTP. These provide a compass that guides Council through the complexities of community development, resource allocation and service provision.

They serve as blueprints for addressing diverse challenges, from infrastructure improvement to economic growth and environmental impact. Effective strategies and plans enable Council to align priorities with community needs, optimise limited resources and foster sustainable development. Thus, they are not just plans on paper but indispensable tools for steering Council and communities toward a better future.

VISIT OUR WEBSITE



30-Year Infrastructure Strategy and Asset Management Plans (AMPs)

Council must have a 30-Year Infrastructure Strategy. It identifies infrastructure challenges for our Council and community over the next 30 years and how we will manage the challenges.

The Strategy outlines Council's approach to managing and investing in the District's infrastructure including what will be required, when and how much it will cost across our three waters (water, wastewater and stormwater) and land transport. It ensures that we have the right infrastructure at the right time for current and future generations and that we can rise to the challenges of growth.

Our strategic infrastructure challenges include an extensive and costly infrastructure renewal programme, providing the infrastructure to enable growth, complying with our resource consent conditions, maintaining delivery of services to existing customers,

improving our resilience to natural hazards and managing the impacts of climate change. Council continues to work with our partners and stakeholders.

We have updated our Strategy over the past three years to include proposed business and residential zones in Tīrau and Tokoroa to align with our Growth Plan and Economic Development Strategy.

The Strategy is supported by Asset Management Plans (AMPs) that provides information on asset maintenance, asset replacement and life cycle management. The plans outlines strategy to achieve service levels, captures new projects or expenditure that is necessary to meet future demand and explains how each activity is funded and what the operating and capital costs are.

The full strategy and our six AMPs are available on our website.

Financial Strategy

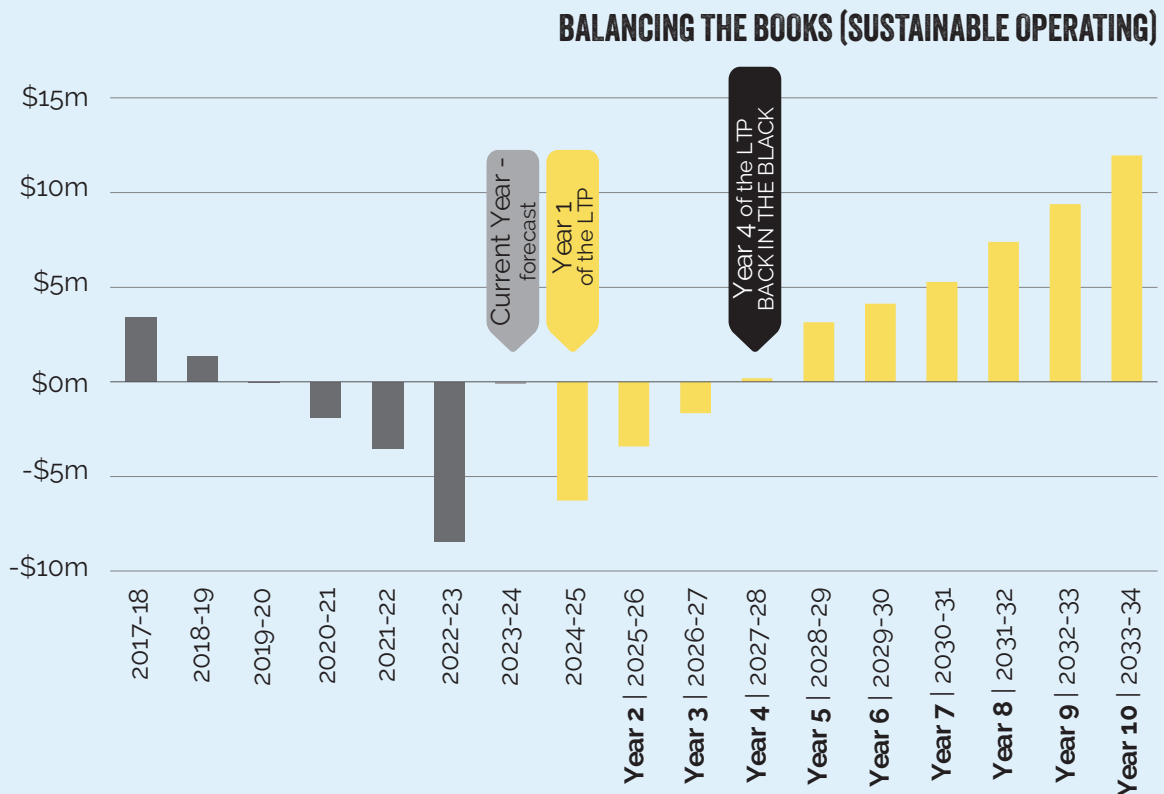
See Consultation Question 1

Council needs a robust financial strategy that will deliver long-term financial stability. In simple terms, Council doesn't get enough revenue to pay its operating expenses. This is why rates are going up. Rates are Council's primary source of income.

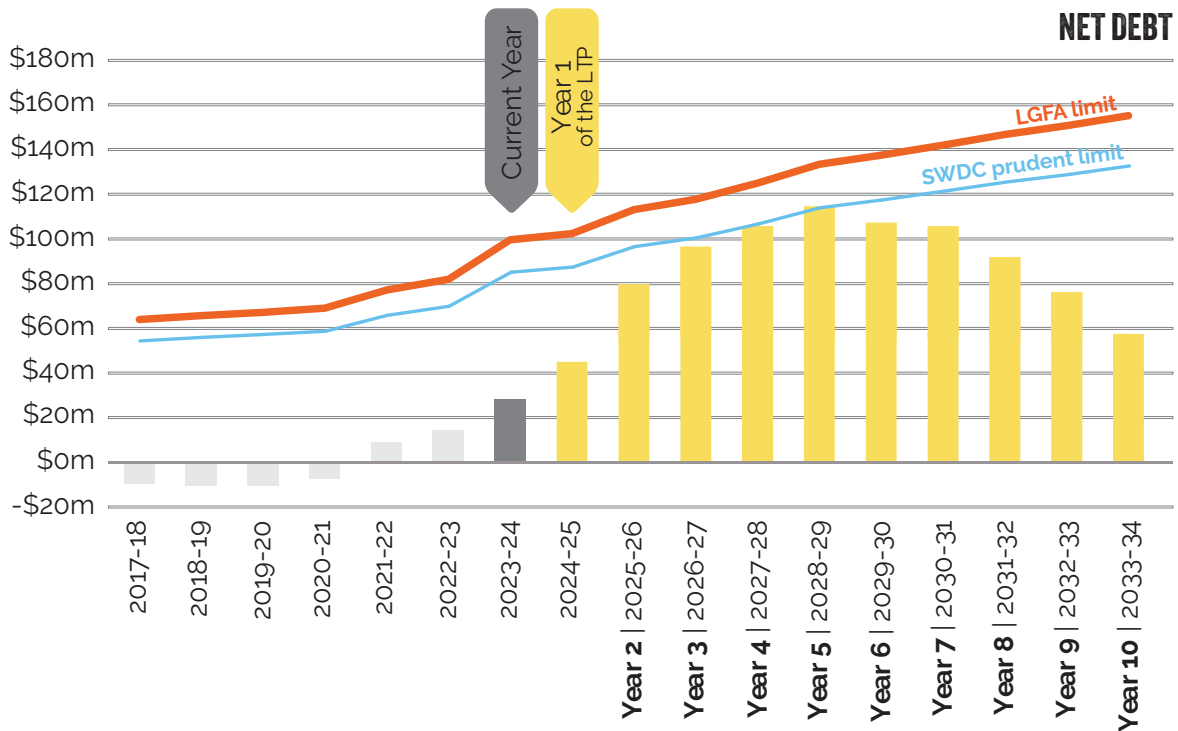
Key principles underlying our financial strategy must be to get our books balanced and not breach our debt ceiling. Staying within the parameters allows us to be financially sustainable into the future. Much of this is laid out in the Revenue and Finance Policy that we have just consulted on.

Readers know that we are not yet in a financially sustainable position, but we are moving in the right direction. We could balance the books (expenses equal revenue) in year 1 of the LTP, but the impact on rates is simply too high (it would be 23%).

The trajectory we have outlined at the start of this document (an 8.9% average increase for the first three years of the LTP) will lead us towards an operational surplus by year 4. However, to reach financial sustainability, we will need to continue on the surplus path to year 10 to recover our significant underfunding of the past. We know for many it is hard to grasp but we are in an enviable position. Many councils are not able to achieve financial sustainability in the coming ten years.



The graph above shows our books are in deficit up to 2026-27 (year 3) of the LTP. From 2027-28 (year 4) we are back in the black and our books are balanced.



Under the financial strategy outlined above we remain below our **debt limit** (imposed by the Local Government Funding Agency) and our **self-imposed prudent limit** for the full ten year period. We have introduced a self-imposed limit for incidental, just in case issues that may arise, that may require some capital funding.

See Consultation Question 3

Growth

After decades of population and economic decline, our district is in a growth phase. With this at the forefront of our minds, Council drafted a new vision and goals (see page 19). This draft vision and goals encompass not just population and economic growth, but growth on a human scale as well.

Our newly adopted Growth Plan enables us to plan for future land use that supports this growth by identifying land for housing and other economic initiatives. But it's about more than our physical growth. Our Council is not only looking at how to make our district bigger and more economically sustainable, but also how to make us better through health, education, job creation and wellbeing.

The South Waikato Growth Plan provides a blueprint for the future land use and development aspirations of the district, allowing for land use to change and evolve in a staged manner, balancing residential and economic growth in appropriate areas. This will ensure efficient and coordinated infrastructure delivery, while protecting other areas of the district for rural production and environmental enhancement.

Economic Development

Economic development in its broadest terms is about improving the standard of living. It underpins social, cultural and environmental aspirations, including a growing population, quality education and jobs, incomes that support an improved standard of living, a healthy environment and housing that is affordable, warm and comfortable.

Council adopted an Economic Development Plan in 2023. It outlines how Council will support South Waikato's businesses, communities and individuals to effectively collaborate and take advantage of South Waikato's position at the southern tip of the North Island's golden diamond to become a thriving and sustainable economy. This involves building on existing strengths and taking advantage of new opportunities to create a circular economy that enables growth.

This plan is built on three key pillars:

1

ENABLING CIRCULAR ECONOMY CLUSTERS TO DRIVE INDUSTRY TRANSFORMATION

Council will deliver this through iwi, business and community partnerships, streamlined regulation, facilitating technology trials and innovation into renewable energy.

2

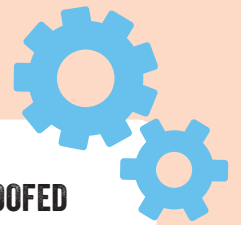
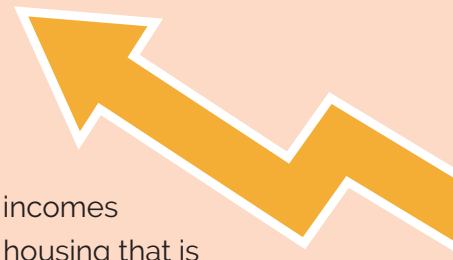
THRIVING SOUTH WAIKATO COMMUNITIES

Council will deliver this through vibrant and attractive town centres, promoting the development new and affordable housing, and community, iwi, hapū and Pasifika engagement.

3

FUTURE-PROOFED SKILLS DEVELOPMENT

Council will deliver this through facilitating pathways from secondary education to tertiary education and employment, advocating for schools to deliver skill training local businesses require, fund and partner community-led initiatives that enable young people and partner with schools to improve attendance, engagement, attainment of their students, enhancing rangatahi aspirations.



Town Concept Plans

Council wants to shape the future of the district so that it is a great place to live, work and play. We must maximise opportunities for growth and improve the wellbeing and vibrancy of our towns, while considering local iwi and communities.

The Town Concept Plans have been developed in conjunction with stakeholders and the community to define what is important about the district and the towns and how their character and qualities can be conserved, improved and enhanced over the coming 10 to 20 years.

They provide a more detailed response to the strategic direction for growth in the South Waikato Growth Plan and draw on best practice urban design outcomes. They set out a series of actions and projects that allow Council to prioritise a range of short- and long-term initiatives.

Each town centre has an individual role and identity, providing different benefits, opportunities and offering different facilities to local communities and visitors. Some of those initiatives will require additional design or consideration of a range of practical matters before they can be implemented. There will be a need to further engage with communities, stakeholders and mana whenua in the future. Over the next three years, Council will spend time completing key assessments and studies, identifying key partners, finalising designs and costs and putting together a comprehensive funding plan. This will be the extent of the implementation of the plans due to the pressure of expenditure for three waters renewals.

Each Town Concept Plan is clear on where the town is positioned in relation to the whole district. The direction and outcomes are unique to each town and relate back to issues that are important to our communities including urban and rural living, employment, multi-modal transport, and protection and enhancement of the environment.

The full Town Concept Plans are available on our website.



THE WIDER CONTEXT

EXTERNAL PRESSURES

Te horopaki whānui - ngā tono ā whao

Much of this is outside of Council's control.

Resource Management Act Reform

We think it is important to give our community an update on where the Resource Management Act (RMA) Reform is at. Recent changed legislation has been repealed by the current Government. Essentially all councils are still operating under the RMA 1991.

The RMA was on track to be replaced with three pieces of new legislation – the Natural and Built Environments Act (NBEA), Strategic Planning Act (SPA) and later down the track the Climate Change Adaptation Act (CAA). The first two – NBEA and SPA, were enacted, but have since been repealed. The CAA was never introduced to Parliament.

Council is still operating under the current RMA and the Operative South Waikato District Plan.

The Government has introduced the Fast-Track Approvals Bill. This is currently going through Parliament. It puts in place a new procedure whereby selected projects that have regional and national significance can be fast-tracked by a panel of three Ministers.

Central Government has signalled the RMA Reform 2.0. This includes reviewing the National Policy Statement (NPS) on Freshwater Management and stopping the identification of new Significant Natural Areas under the NPS Indigenous Biodiversity.

Critical to the South Waikato, Government has signalled a second amendment that will require councils to unlock a 30-year supply of land, enable medium-density housing and allow mixed-use residential developments in commercial areas and town centres.

Government intends a full repeal and replacement of the current RMA with the new legislation founded on the "enjoyment of property rights". The replacement bill or bills are expected to be introduced to Parliament in mid-2025 and passed into law by the end of 2025.

Council will make submissions through the process where we think that it is useful and where we think our voice can add value at the local level for our community and environment. It's a watch and wait.

NOTE: Correct at the time of writing

Our community will be aware of the Government changes to the legislation on the Three Waters Reform. This means that neither the original four entities proposed, nor the amended ten entities are going to happen. It is, however, likely that the status quo, where 67 individual councils operate water services independently in their current form, is not a sustainable option for the future.

Councils across the Waikato accept change is necessary, but the nature of that change needs work. Collectively, Waikato councils are budgeting to spend at least \$5.4 billion in the next decade on water infrastructure. The size of the challenge is too big for individual Waikato councils – large or small, including South Waikato, to tackle.

Waikato councils are working collectively to consider options that will enable water infrastructure to be provided efficiently and cost-effectively, in a way that best suits our communities. A Joint Waikato Mayors, Chairs and Iwi Forum, supported by chief executives, has formed to gather and assess information to help individual councils make informed decisions. This forum - Waikato Water Done Well (WWDW), cannot make decisions. Each Council will need to take proposals back to their own organisations and communities to make the decisions.

As part of this LTP, we are proposing to fund the depreciation of our water assets going forward as well as catch up on what hasn't been funded in the past. Catching up on three waters will mean that we can't do much of anything else by way of building or renewing our other infrastructure.

This means the library and community hub, outcomes from the Town Concept Plans and other capital expenditure cannot move beyond design stage. Some in our community may be of the mind that we keep to ourselves and not work with other Waikato councils. It would be shortsighted of Council to take this view. Long term, not enough people and financial resources will be available for us to maintain, renew and meet the required water standards. We signal that we are exploring working with the Waikato councils to see if there are efficiencies and cost-savings and because central Government has specifically said they will not deal with individual councils on this issue.

South Waikato shares the same goals as other councils and our collective communities – we all want:

- 1. clean, safe water to drink no matter where in the region we live.**
- 2. clean rivers and waterways.**
- 3. wastewater treatment that meets increasing health and environmental standards.**

It is not just about financials; it is about delivering efficient and cost-effective water services to meet the long-term needs of our communities. What works for one council may not work for another. Decisions are still months away.

Like all councils, for SWDC this is a significant strategic issue and will require long term thinking. Simply put:

Waikato Water Done Well needs to address the major spend issues for the future.

SWDC is exploring, but is not committed to, working with other Waikato councils to deliver three water services and future infrastructure.

There are showstoppers which need to be met before we would recommend anything concrete to our Councillors.

There are big unknowns that can only be answered by central Government.

Council has recognised that the bulk of the investment in assets in the LTP must be in the three waters space. Readers will see this outlined on pages 35-37 of this CD.

Your Council does however assure you that we will always put our community first in any decision we make.

NOTE: Correct at the time of writing

Climate Change

Local government is on the front line of climate change. Councils have statutory responsibilities to avoid or mitigate natural hazards and to consider the effects of climate change when making decisions. We are also responsible for civil defence and emergency management, as well as improving community resilience through public education and local planning.

Buildings and infrastructure have a long lifespan. Decisions we make today about how and where we develop really matter.

We have included \$60,000 in Year 1 of the LTP for a climate change risk assessment for the district. Staff will use this information to prepare a climate adaptation plan that identifies the climate change risks in our district. From this analysis we will build an action plan. While currently, there is no mandate, councils are being encouraged to fund for climate change in future budgets as part of today's ethical responsibility for future generations.

FINANCIAL & DEVELOPMENT CONTRIBUTIONS POLICY

Kaupapa here oha whakawhanake ahumoni

Every three years Council must review several policies that underpin the Long Term Plan. We have already consulted on most of our policies last month.

We are now seeking feedback on our proposed Financial and Development Contributions Policy (F&DC Policy). The key changes are minor.

CHANGE/ADDITION FROM THE 2021 POLICY	REASON
Section on Māori Freehold Land	To meet the requirements under LGA Section 102 (3a), and Council's obligations under Te Tiriti O' Waitangi (Treaty of Waitangi).
Updated Household Unit Equivalent (HUE) development contribution figures	Updated HUE figures based on updated project costs/estimates.
Updated Financial Contribution (FCs) figures	Recalculated on 5 February 2024. <i>Note, these may change following the adoption of the Fees & Charges on 29 May 2024.</i>

Why does Council have a Financial and Development Contributions Policy?

Development Contributions outline Council's approach to funding development infrastructure needed to meet demands on assets and services due to growing populations and businesses. It is intended to ensure that we recover a fair and equitable portion of the capital costs of the infrastructure needed to support development.

The full Financial and Development Contributions Policy is available on our website.

OUR CAPITAL SPEND



Tā mātou tahua matua

Council intends to spend \$238 million over the coming 10 years. This includes \$130.3 million on three waters (\$66.7 million on water supply, \$50.4 on wastewater and \$13.2 on stormwater). This is just over half of the total capital spend).

A further \$20.7 million is proposed to be spent on community facilities, \$57.7 million on roading (total spend, including our Waka Kotahi portion), \$5.7 million in the parks and reserves space, \$2 million in the solid waste area, \$3.6 million on business support (technology and system upgrades), \$7.5 million on property and \$10.3 million on economic and community development.

We have shifted how we commit capital to infrastructure renewals, upgrades and replacements to enable us to prioritise more effectively where capital needs to be spent, as opposed to specifying townships or areas.

This capital commitment leaves Council around \$12 million for incidentals that crop up.

NOTE: All figures in this section are rounded



Capital spend for PARKS & RESERVES

Parks and reserves are important for community wellbeing. We must keep our current infrastructure appropriately maintained, renew aging assets and ensure compliance with necessary standards. Developing new green spaces is an important part of enabling growth through the delivery of new infrastructure.

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Cemetery renewals	\$36,500	\$15,000	\$15,000	\$105,000
Bridges/boardwalks, walkways and internal road renewals	\$70,000	\$65,000	\$70,000	\$390,000
Signage, furniture, bins and fencing renewals	\$85,000	\$45,000	\$15,000	\$105,000
Lake Moananui retaining wall renewals	\$700,000	-	-	-
Playground renewals	\$207,500	\$57,500	\$57,500	\$402,500
Sportsgrounds renewals	\$101,000	-	-	-
Te Waihou Walkway boardwalk and track renewals *	\$100,000	\$1,000,000	\$1,000,000	
Putāruru Parks and Reserves Growth – additional greenspace (funding returned through DCs)	\$230,000	-	-	\$863,000

* Council is currently working on alternative funding options including advocating for funding from central Government. At the time of writing, the outcome is unknown. This funding may not be required.

Total spend over the ten years in PARKS & RESERVES = \$5,736,000

Capital spend for ECONOMIC DEVELOPMENT

Council's involvement in economic development supports South Waikato's businesses, communities and individuals to effectively collaborate and take advantage of South Waikato's position to become a thriving and sustainable economy. This involves building on existing strengths, advocating for central Government investment and building business and industrial capacity, creating jobs and supporting growth in our communities.

WORK PROGRAMME	BENEFITS	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Maraetai Road Intermodal Business Park *	The development of a 13-lot business park for new business and industry, creating jobs in the district.	\$5,423,000	\$1,710,000	-	-
Growth Cell 4 access – Princes St, Putāruru	Enabling industrial growth through the delivery of new infrastructure.	\$1,552,000	\$1,652,000	-	-

* Council invests in economic development to provide growth opportunities. This investment will generate jobs, new business and financial return.

Total spend over the ten years in ECONOMIC DEVELOPMENT = \$10,337,000

Capital spend for **ROADING**

One of SWDC's primary activities is owning and maintaining the roading and footpath network (excluding state highways). Ensuring our current infrastructure is appropriately maintained and renewed as required is a focus, alongside encouraging compliance with necessary standards. We also focus on ensuring that we maximise our Waka Kotahi funding to support our roading activity.

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Pavement rehabilitation	\$1,185,000	\$1,374,000	\$1,366,000	\$8,794,000
Low cost low risk improvements	\$151,000	\$662,000	\$450,000	-
Drainage renewals	\$474,000	\$411,000	\$402,000	\$2,529,000
Town Concept Plan – Bridge Street upgrade	-	-	-	\$6,900,000
Speed Management Plan implementation	\$423,000	\$369,000	\$308,000	\$1,685,000
Traffic services and street lighting renewals	\$229,000	\$273,000	\$282,000	\$2,179,000
Footpath renewals	\$45,000	\$95,000	\$97,000	\$673,000

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Road widening	\$585,000	\$530,000	\$580,000	\$4,680,000
Sealed roading resurfacing and widening	\$1,632,000	\$1,754,000	\$1,820,000	\$13,229,000
Tokoroa and Tīrau CBD – hazardous paving renewal	\$590,000	\$570,000	-	-
Roundabout improvements	\$206,000	\$212,000	-	-

Total spend over the ten years in
ROADING = \$57,744,000

Capital spend for COMMUNITY FACILITIES

Council manages and maintains several community facilities, such as the South Waikato Sport and Events Centre and pools. Ensuring the proper upkeep of our existing infrastructure involves renewing aging assets and complying with required standards. The major upgrade of all aspects of the existing pool facility in Tokoroa will future proof the venue for years to come.

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Tokoroa indoor pool renewal and upgrade	\$5,100,000	\$11,000,000	-	-
Tokoroa pool playground	\$150,000	-	-	-
Tokoroa Library building renewal	\$2,000,000	-	-	-
South Waikato Sport and Events Centre renewals	\$845,000 spread over the ten-year period			
Library collections and information resources	\$1,500,000 spread over the ten-year period			
Libraries shelving and equipment upgrades	\$150,000 spread over the ten-year period			

Total spend over the ten years in
COMMUNITY FACILITIES = \$20,745,000

Capital spend for **SOLID WASTE**

Council's involvement includes encouraging waste minimisation, managing waste and recycling facilities and delivering an urban household collection service. These projects will further deliver on waste minimisation, renew necessary infrastructure for compliance standards and improve facility health and safety standards.

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Kerbside organics – bins *	\$150,000	-	-	-
Solid waste renewals	\$1,000,000 spread over the ten-year period			
Putāruru Transfer Station (PTS) – SH slip road improvements	-	-	\$100,000	\$800,000
PTS – improvements	\$200,000	-	-	

* this project is funded largely by the Waste Levy from central Government. The portion above is our part of the total project cost of \$672,500.

Total spend over the ten years in SOLID WASTE = \$2,250,000

Capital spend for **STORMWATER**

Our stormwater collection network provides safe, reliable and efficient disposal of stormwater to protect people and property. Investment in stormwater supports district growth, ensure compliance with necessary standards and improves level of service.

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Putāruru stormwater growth upgrades	\$1,500,000	\$2,000,000	\$3,500,000	-
Stormwater renewals	\$66,000	\$96,000	\$126,000	\$1,272,000
Stormwater improvements	\$200,000	\$1,300,000	\$1,700,000	\$1,465,000

Total spend over the ten years in STORMWATER = \$13,225,000

Capital spend for WATER SUPPLY

Water supply is a core activity of Council. We deliver a reliable supply of drinking water to our community, largely urban through its water supply network. An adequate supply is also required for firefighting and businesses.

Investment in water supply ensures appropriate replacement of plant and equipment (including electrical, mechanical and instrumentation), compliance with necessary standards, renews aging assets, improves health and safety, improves structural resilience, enables growth through the delivery of new infrastructure, helps manage water resources more efficiently and effectively, improves security of supply and level of service and ensures compliance with consent conditions.

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Plant and equipment replacement	\$163,000	\$418,000	\$212,000	\$1,434,000
Water supply renewals	\$805,000	\$1,440,000	\$2,110,000	\$23,480,000
Health and safety improvements	\$40,000	\$40,000	\$40,000	\$280,000
Reservoir assessments and upgrades	\$355,000	\$1,355,000	\$150,000	\$3,000,000
Water supply growth upgrades	-	\$3,728,000	\$3,336,000	\$10,457,000
Water meters	-	-	\$800,000	\$8,000,000
Water supply resource consents	-	-	-	\$600,000
Water supply improvements	\$600,000	\$1,080,000	\$997,000	\$1,256,000
Investigations into new water source (Tirau)	\$500,000	-	-	-

Total spend over the ten years in
WATER SUPPLY - \$66,676,000

Capital spend for WASTEWATER

Council's wastewater delivery provides safe, reliable and efficient disposal of wastewater to ensure both human and environment health.

Investment in wastewater projects ensures compliance with necessary standards, renews aging assets, upgrades pumping capacity, provides additional storage for emergencies, improves health and safety, enables growth through the delivery of new infrastructure and reduces nitrogen levels (required by consent conditions).

WORK PROGRAMME	YEAR 1	YEAR 2	YEAR 3	REMAINING 7 YEARS
Plant and equipment replacement	\$450,000	\$675,000	\$1,290,000	\$3,185,000
Wastewater pump station upgrades	\$60,000	\$860,000	\$1,790,000	\$935,000
Wastewater renewals	\$370,000	\$670,000	\$970,000	\$10,690,000
Health and safety upgrades	\$400,000 spread over the ten year period			
Wastewater growth upgrades	-	\$300,000	\$3,000,000	\$5,611,000
Putāruru WWTP de-nitrification	\$500,000	\$5,000,000	\$2,500,000	-
Tokoroa WWTP de-nitrification	\$1,000,000	-	-	-
Tokoroa and Putāruru WWTP wetlands	\$1,050,000	\$3,000,000	-	-
Wastewater treatment plant upgrades	\$1,950,000	\$1,850,000	-	\$2,350,000

Total spend over the ten years in
WASTEWATER = \$50,456,000

Capital Spends for PROPERTY

Total spend over the ten years in
PROPERTY = \$7,495,000

Council has an extensive property portfolio. In just the same way as homes are maintained by individuals, it is important that Council appropriately maintains our current infrastructure by renewing aging assets and ensuring compliance with necessary standards.

WORK PROGRAMME	TEN YEAR WORK PROGRAMME
Council offices and depot	\$1,490,000
Council vehicle fleet	\$3,000,000
General property	\$610,000
Halls	\$820,000
Pensioner Housing	\$1,575,000

Other capital works

Tokoroa Library

We are prioritising looking after what we have over building new regarding the Tokoroa Library. There are significant weather tightness issues with the existing facility. Given the capital spend required for three waters and roading over the next ten years, we are too close to our debt ceiling to commit enough funding for a new facility. Right now, we need to spend an estimated \$2 million to fix the issues, extend its life for up to ten years and provide a healthier and safer environment for both our staff and the community.

Making this facility fit-for-purpose for the life of this LTP will give Council breathing space to investigate other options for a larger district library and community hub space. We need to change our thinking on providing similar facilities in all our towns. We simply can't afford this way of thinking anymore. We must develop fit-for-purpose modern single facilities that serve the whole district.

South Waikato Heated Indoor Pools, based in Tokoroa

Despite much of our capital commitment being in the three waters space, we will be delivering a completely overhauled indoor pool facility in Tokoroa at the same location. This project was consulted on as part of our previous LTP, and it is high time to deliver on it.

The upgrade will cost \$16.1 million and is almost a complete rebuild, from floor to ceiling. The project is split into three stages. Concept stage is complete. We are currently working through the design stage and will then move on to construction, following a tender process.

It is of course good news that we will be delivering such a substantial upgrade of this facility, however it can't be done while the facility is in use. So, the bad news is that we will be without a pool in Tokoroa for up to a year. It can't be helped. Council is looking at several options for the closure period including extending the summer pool opening hours in Putāruru and Tīrau and transport options. Through winter however, it is likely there will be no swimming facility available in the district.

Renewed and upgraded toilets and changing rooms.

Retiling of pools and new concourse flooring.

Improved heating, ventilation and air conditioning units (HVAC).

Internal walls, ceilings, doors/linings to make more modern and fit-for-purpose.

Upgraded public meeting room and creation of a second 'function room' for public use.

New sauna cold plunge pool.

New zero depth splash pad.

Key features of the upgraded facility

Remaining capital spend

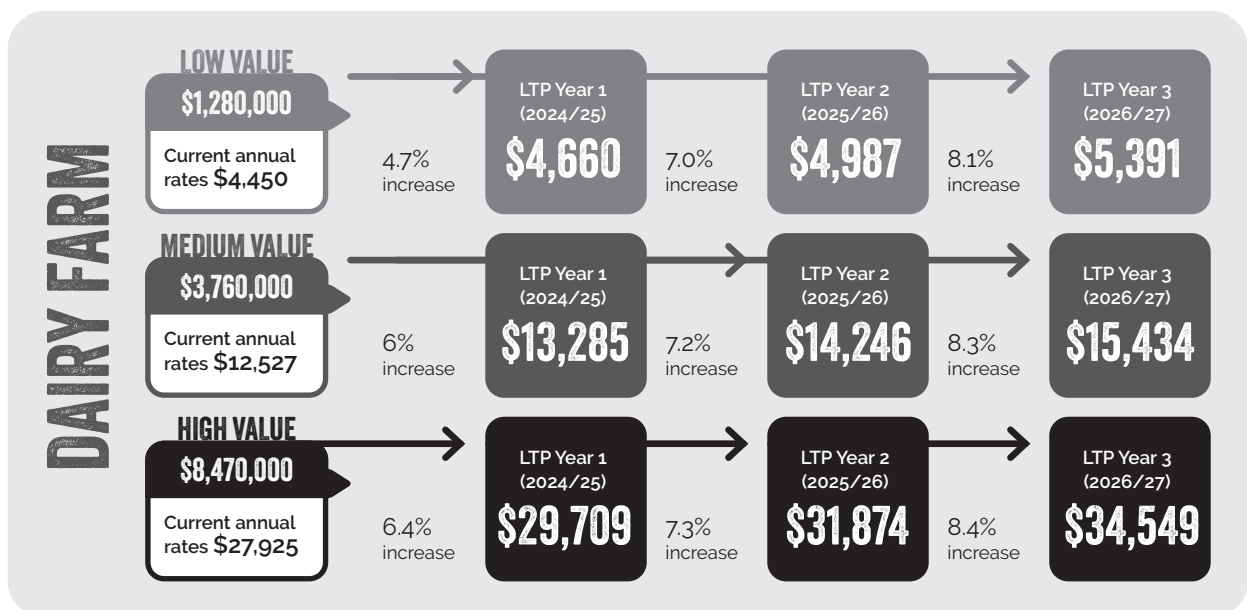
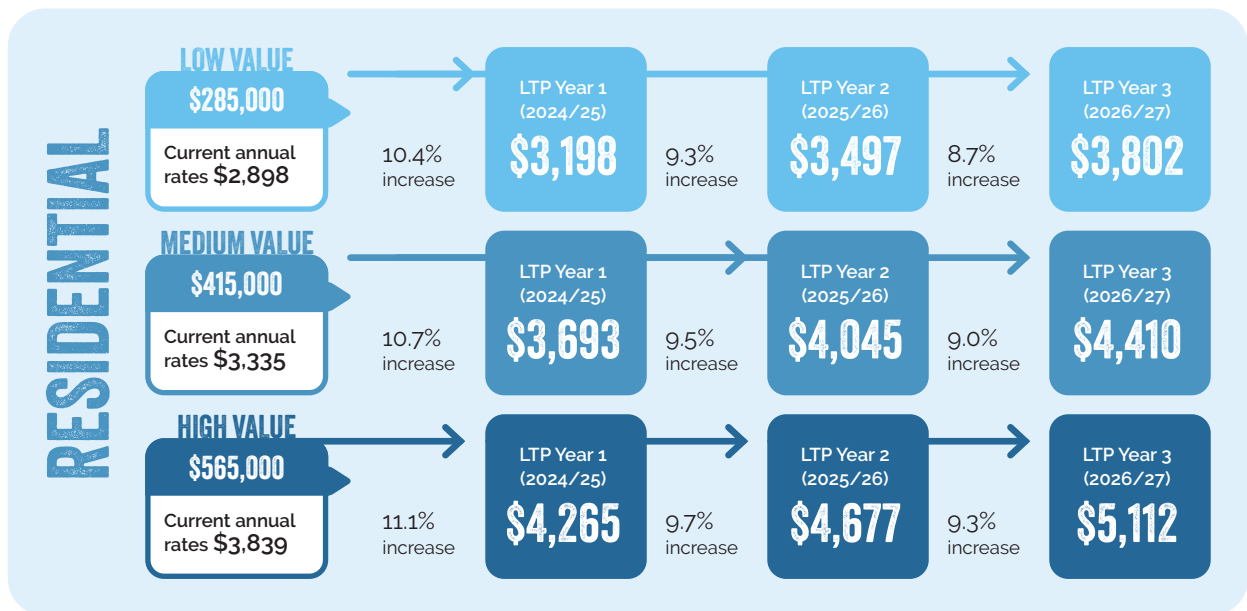
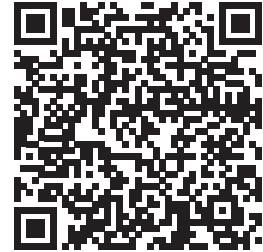
Given the commitments detailed over the past pages and considering our debt ceiling, we have around \$12 million remaining over the full ten-year period. We are not committing this to any project(s) right now. Things happen that require spend, be it emergent issues like broken bridges or other infrastructure issues because of impacts from ever-increasing weather events.

A good example that is front of mind for Council and many in our community is Te Waihou Walkway. Following a rockfall last year, and public safety issues, Council closed the walkway. At the time of writing, we are working towards a solution, but it is unlikely to come cheap.

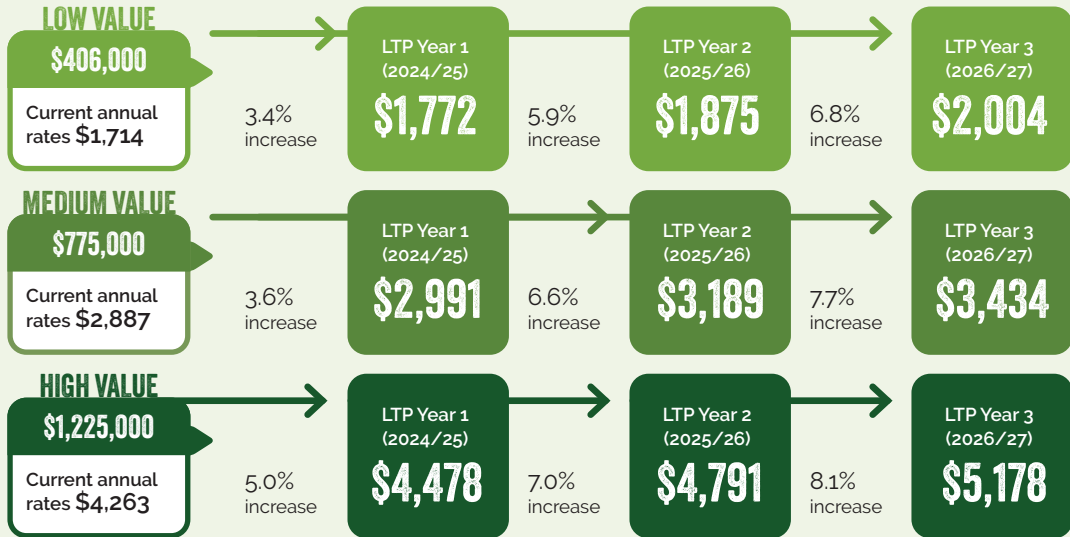
RATES EXAMPLES

Kei raro iho nei ngā tauira mō ngā reiti

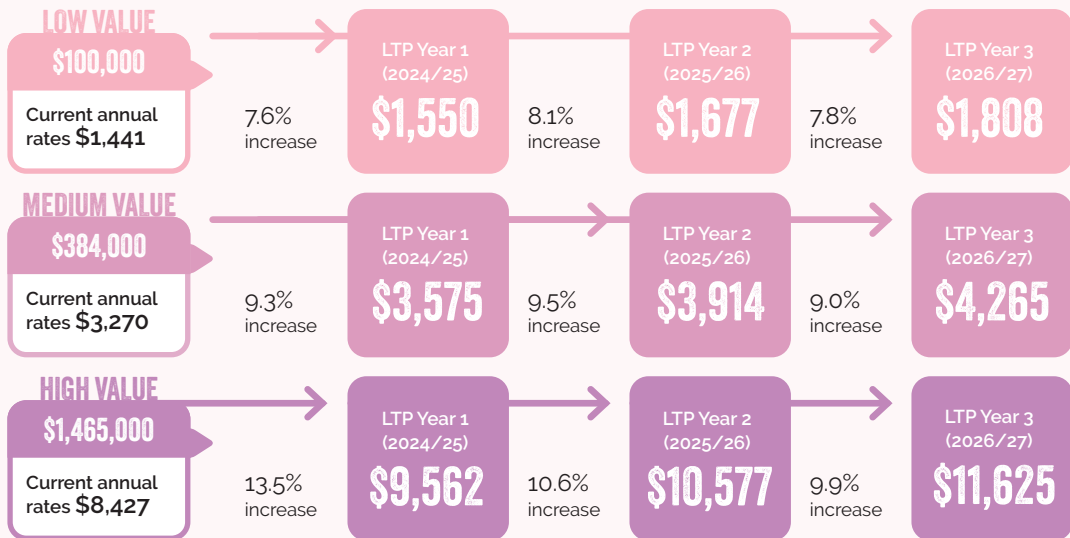
These are rates examples across five key sectors – residential, dairy, lifestyle, commercial and pastoral at low, medium and high property values. This should give you an idea of your proposed rate increases. To have a look at your specific property please use the rates calculator on our website by scanning the QR code. We have an additional supporting document aligned to proposed rates – this is available on our consultation page.



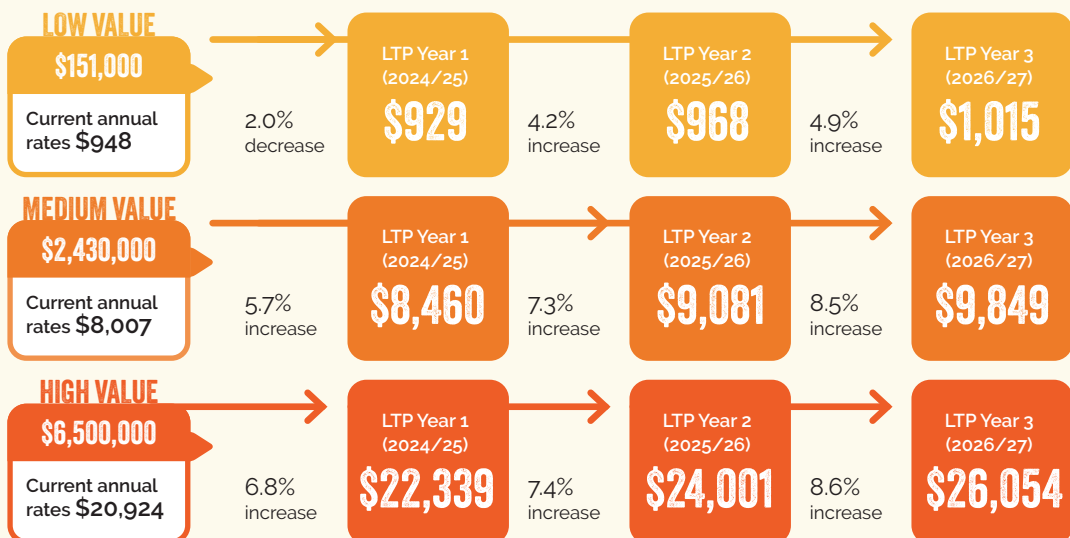
LIFESTYLE



COMMERCIAL



PASTORAL FARM



ASSUMPTIONS

Ngā whakaaro nui

In developing our Long Term Plan, Council makes some assumptions about the future of the activities we provide, assets we hold, issues that affect us, cost forecast and our ability to deliver our services.

Our key assumptions are outlined below.

Operating expenses are back within operating revenue in medium term (by Year 5 of the Long Term Plan).

The organisation will be financial sustainability within the ten year period (ie, recovery from our underfunding of the past and putting aside funding for the future).

Annual inflation will be between 2% and 3 % and the annual increase in the cost of delivering our services will be between 5% to 10%.

Capital spend capability over the ten-year period will be \$238 million.

Borrowing for infrastructure renewals and new infrastructure within be with debt/revenue limits.

Prioritise the basics.

Three waters will be modelled for the full ten-year period.

WE WANT TO HEAR WHAT YOU THINK

A tēnā kōrero mai ki a mātou
he aha tō whakaaro



GET IN TOUCH WITH YOUR ELECTED MEMBER

Whakapā mai ki ō kaikaunihera o Waikato ki te Tonga



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Gary.Petley@southwaikato.govt.nz

Deputy Mayor

Hamish Daine

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SUBMISSION FORM

Puka tāpaetanga

NAME:

SURNAME:

STREET ADDRESS:

TOWN:

EMAIL:

PHONE:

If your submission is on behalf of an organisation, please identify:

Do you wish to speak to your submission at the hearings?

YES | NO



Council's consultation process is public, and your comments will be available for public inspection. Your submission won't be returned to you. If you require a copy, please make one before submitting. You may include additional sheets of paper.

Council is asking several questions. These are outlined over the page. Your feedback is very welcome.

All supporting documents are available online.

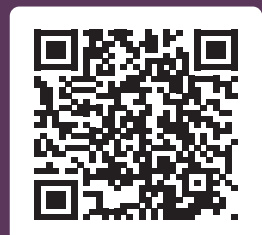
SENDING US YOUR FEEDBACK

By hand: drop your submission in to the Council offices in Putāruru or Tokoroa or to The Dog (i-Site) in Tīrau

By mail: Freepost Authority Number 201, LTP 2024-34, South Waikato District Council, Torphin Crescent, Tokoroa, 3420

By email: info@southwaikato.govt.nz
Please write **LTP 2024-34** in the subject bar.

Online:



Q1

What do you think about the strategic financial approach Council is proposing (ie, getting our expenses within revenue by year 4 and financial sustainability back on track within the ten year period?)

Q2

What do you think about Council's approach to rationalising our buildings, land holdings and facilities?

Q3

What do you think about Council's approach to driving growth and enrichment of our towns and people through education, job creation and housing?

Q4

Is there anything else in the Consultation Document that you would like to comment on?

WANT TO KNOW MORE?

Mēnā e hiahia ana he mea anō?

Visit our website for the supporting documents

- Online submission form
- PDF version of the Consultation Document
- 30-Year Infrastructure Strategy
- Asset Management Plans
- Financial Strategy and Model
- Proposed Rates Table
- Town Concept Plans
- Development and Financial Contributions Policy



TALK TO US

Chat to us at one of our drop-in sessions across the district. Held from **5pm - 7pm**, during which time you can pop in whenever suits you best.

TĪRAU

MONDAY

13
MAY

Memorial Hall

PUTĀRURU

TUESDAY

14
MAY

The Plaza

TOKOROA

WEDNESDAY

15
MAY

Events Centre



South
Waikato
District
Council
