

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 49

Which scenario best describes your situation
Able to connect to reticulated water and/or wastewater, but not connected through choice
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Choice is important in life , the more people that choose to not connect to reticulated water the less pressure on the system. I collect rainwater off my roof, have invested in multiple tanks, so I don't need nor want reticulated water. I also have a good septic system that doesn't impact any waterway, nor anyone else. I don't think it's fair to force me to pay for others choosing to be connected to a system that damages our river, and runoff that damages our oceans.
Is there anything else you would like to tell us?
I won't pay a rate for something that is inherently wrong.

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Submission No: 63

Which scenario best describes your situation
Able to connect to reticulated water and/or wastewater, but not connected through choice
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
1. I will end up paying more for a system i dont intend to use. 2. The areas receiving the discounts have been the major beneficiaries of our rates for years. So it is fair they pay more. 3. I dont think its a practical use of the limited budget to plan to pipe water everywhere.
Is there anything else you would like to tell us?
The rates i pay for a bare section with no connected services are the same as what my fully serviced home owning friends are paying in auckland. Your proposal is not fairer for me.

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Submission No: 71

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We have tank water why should we pay for extra water charges. Paying for something we do not use just like the sewerage system. Will not pay this. We are pensioners paying \$4,000 per year and do not have the money for this.
Is there anything else you would like to tell us?
I do not agree to this. You are just skimming extra money off people who don't have it.

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Submission No: 87

Which scenario best describes your situation
Able to connect to reticulated water and/or wastewater, but not connected through choice
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>My property is in an area where it is possible to connect to reticulated water supply but not waste water. This means my water rates will increase from \$117 to \$508 over the next 3 years. Given that I am not even connected to the water supply, I think this increase is excessive. Some years ago the council consulted with residents in the area to see if they wanted to have a reticulated water supply - the majority did not, however council decided to put in the water supply anyway. Given the difficulties of maintaining the town water supply in dry summers, I think the council should be encouraging residents to have their own water tanks, not penalising them for that.</p>

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Submission No: 121

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
It is unfair when the connection to property cost is not included. I would be required to fund a pumping station for waste water due to topography and the house is 400m from water connection. The cost would be over 10,000 with reinstatement costs for digging up roads etc.

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Submission No: 139

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Rate payers pay more than enough in annual rate fees

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Submission No: 142

Which scenario best describes your situation
Able to connect to reticulated water and/or wastewater, but not connected through choice
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I have an empty section, am not connected, and why I have to pay such a huge amount for NO services at all from council, is criminal.

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Submission No: 148

Which scenario best describes your situation
Able to connect to reticulated water and/or wastewater, but not connected through choice
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The FNDC have not contributed to any of our setup or ongoing costs to do with our water or wastewater. Our setup imposes no costs on the FNDC whatsoever. Your suggestion is therefore daylight robbery and local government overreach at its worst. How come only 6wks about the local elections, where there wasn't a peep that this was an agenda item, has it now raised its head? DISGRACEFUL.
Is there anything else you would like to tell us?
In case you've missed it, we have high inflation which has added another \$120/wk to our grocery bill alone. If your salary is so high that you've missed this, then let me tell you that ours isn't and making our costs higher for no service whatsoever is b

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Submission No: 164

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I live in two properties that could be connected to water services but are not, I collect my own water off the roof and have my own septic system. I don't see why I should pay any water rates.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

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Submission No: 176

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>I have read your paper on water and waste water , re rating changes. We came to Kerikeri to get away from Auckland and this sort of money grabbing nonsense. We have three property's in Kerikeri. Our home is down Davis Strongman Place to avoid Council water and and waste water, and spray drift . We have a section in Landing Rd for us to retire to where water runs past ,we are not connected to it.</p> <p>We have a property on Cobham Rd zoned industrial, where waste water runs passed but we chose not to connect to it because the extra cost was considerable and too much for the tenants to pay. On this property the Council took a large part of my property for storm water drainage and waste water drainage and offered me nothing for it, not even a thanks very much . That nearly bankrupted me. And now you want to charge me rates for water and waste water that I won't even use.</p> <p>I believe in user pays , not neighbor pays .</p> <p>People come to Kerikeri to retire or to live a simple uncomplicated life , not to join the rat race and become a suburb of Auckland.</p>

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Submission No: 45

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Sounds fair for everyone

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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Much more sensible. Small communities could not afford major financial costs

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Submission No: 182

Which scenario best describes your situation
able to connect to reticulated water and/or wastewater, but not connected through choice
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
<p>I am taking this opportunity to object to the proposed water rate policy change.</p> <p>I own two properties neither of which are using council water or waste water.</p> <p>Both can connect to council services.</p> <p>I recently put in two concrete water tanks at my own home to collect rain water. I also have my own waste water treatment tanks. After going to considerable expense to be self sufficient I strongly object to being charged for services I never have any intention of using.</p> <p>I agree with across the board charging for everyone who is connected regardless of where they live but to levy people not requiring these services is totally unjust. We place no burden of council water supply nor add to the amount of water water needing treatment.</p> <p>Kerikeri infrastructure is already operating at maximum capacity.</p> <p>People should be encouraged not to add to this burden.</p> <p>This policy change will have the opposite effect.</p> <p>I also have a vacant section in the hokianga. All services have been disconnected. I already pay high rates but receive nothing in return. I can't see the justification in levying vacant landowners for water supply and removal.</p> <p>This is not a fair or equitable policy change.</p> <p>A uniform charge seems fair.</p> <p>Charging landowners who do not use these services is not.</p>

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Submission No: 9

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I would not want to see my water rates go up in any way due to others not paying rates or rates going up due to further consumption than what I am using.
Is there anything else you would like to tell us?
Yes I'd like my water rates to go down

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Submission No: 15

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Happy as it is

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Submission No: 27

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Based on your projections we will pay a lot more for the same services when every other part of the region either pay less or a lot less
Is there anything else you would like to tell us?
I understand that these important part of infrastructure has been neglected in all these years and now this type of work has become incredibly expensive but the proposal is making it impossible to maintain a household on a budget

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Submission No: 31

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I pay to be connected, but have my own water supply. This new FNDC scheme doesn't address my ability to provide for myself, rather it punishes financially people who are off the great tit by treating us all as equally incapable
Is there anything else you would like to tell us?
Stop charging me to be connected for water I don't use

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Submission No: 35

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
For the long term, this will lead to inefficient allocation of resources, and encourage building residential units without water tanks and on-site sewerage processing. The present system favours population growth where services are cheapest.

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Comments relating to the proposed change

Submission No: 38

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
This is unfair to have larger towns paying for the small areas

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Submission No: 39

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>The benefit will almost disappear in 3 years time for Kerikeri which is likely to mean zero benefit in 5 years time</p> <p>Your calculation is incorrect for the 22-23 Kerikeri. Your calculation is -165 but it should read -105 which raises a red flag for the behind the scene calculations.</p>

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Submission No: 47

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Higher usage in areas such as Kerikeri with a considerable multiplying population as opposed to less populated and under valued areas such as Kaikohe, Ohaiewai etc means the low socio-economic population are paying for the higher socio-economic population.

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Submission No: 50

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>1) Not all locations in the district have access to the same utilities and quality of service, and therefore should not be charged the same as other areas that have access to more utilities and experience better service.</p> <p>2) Lower income areas will be paying more over the four year cycle, but still experience lower quality service, whereas higher income areas will be paying less over the four year cycle but still experience better service.</p> <p>3) Instead of a flat rate for all, high volume users should be charged more to cover the additional fees for improving and developing infrastructure, whereas low volume users should pay for their fair share.</p> <p>4) "Much needed upgrades" would not be required if a more regular maintenance schedule was followed. Any upgrade costs should be distributed fairly depending on your volume usage rate, not over everyone equally. Low volume users should not be penalized for being conscious of saving water.</p>

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Submission No: 51

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
If you are going to set charges across the district, you need to be in charge of provision across the district. If Kohukohu succeed in getting a very expensive and unnecessary land-based wastewater system, they should pay for it. If you are the experts in wastewater and water, you should be managing the provision instead of letting it become bogged down in endless local discussions of unaffordable schemes.
Is there anything else you would like to tell us?
If FNDC were to get a grip and properly manage water and waste water systems, then of course it would be fairer to charge the same across the board - for a similar level of provision, responsibility and accountability.

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Submission No: 54

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I think you should only pay for the water and wastewater that you use. It seems unfair to charge everyone the same when some use water to fill pools etc that others don't have. We the rest of the community should not have to make up for the use of others.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

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Submission No: 60

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We are with doubtless bay water scheme and pay to much for water which no one person or group should own

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Submission No: 67

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
It doesn't make financial sense for me in particular to choose the scheme because I live in Kaikohe. If I could stand to drink the water here I might accept the changes but our water smells and tastes like bleach. It is odd to say the least.

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Submission No: 79

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
With rates ever going up, I dont think its fair to add MORE money every year for the next four years ro Kaikohe where I live and a discount in other areas, They should be paying more as there is a larger population. I completely disagree with this proposal, we cannot afford this and we dont get anything further from it. You say its becomming expensive for everyone, yet you want to make the lower socio-economic areas have to pay more, whilst the Kerikeri etc get discounts. NO. I DISAGREE. I think it is only fair that it remains as is.
Is there anything else you would like to tell us?
As above, I completely disagree. It is not a fair proposal and does NOT benefit everyone at all. We are already sturuggling to pay our ever increasing rates, we just cannot afford the proposed \$651 increase over the next few years. It will literally cripp

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Submission No: 80

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
It will cripple many home owners

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 83

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I am a single mother of 2 children who can barely afford to live without having to pay higher rates when other places with higher income levels like Kerikeri get theirs lowered.
Is there anything else you would like to tell us?
Since I have owned my home (18 months) my rates have risen to almost beyond my capability to pay. If u raise water costs I have zero idea how me and my kids will survive.

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Submission No: 92

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I prefer the current user pays rating model

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 95

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>The scheme based rate system means that those who benefit from a scheme pay for it, which is fundamentally fair. The proposal is not fair or equitable for many reasons, including:</p> <p>(1) Scheme users are the same people who receive a reduction in costs as they no longer have to maintain their own water collection / sewage disposal systems;</p> <p>(2) Scheme users receive most of the environmental benefits, as they live in the area;</p> <p>(3) Where septic tanks are replaced, section sizes can be reduced, allowing extra subdivision to occur- a windfall profit to the landowner, which would significantly exceed the extra rates cost. Other ratepayers should not have to subsidise this private profit;</p> <p>(4) Where a scheme becomes necessary due to subdivision, the correct mechanism to charge for this is the development contribution, dropped by Council many years ago;</p> <p>(5) Spreading costs across the district could be used to subsidise services for people who connect but do not pay rates. Putting in a scheme conditional on local rate payment is a good opportunity to raise and resolve these non-payments;</p> <p>(6) Spreading costs across the district may well mean that small schemes miss out on subsidies from central government as the projects are now fundable by FNDC;</p> <p>(7) Many people have paid significant rates in the past to buy new or upgraded schemes- these ratepayers end up with a very unfair situation where they have had to pay for their schemes, but now they have to also pay for everyone else's.</p>

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Submission No: 99

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Because my house is in Kaikohe and the highest costs are in Kerikeri. The vast differences of income and access to services is skewed towards Kerikeri people already having immense privileges while Kaikohe is under invested in. When Kaikohe had a drought several years back, the town was not supported by other towns. Kerikeri and other coastal places that are treated as holiday homes areas should have higher rates to match the higher property valuations. Kaikohe would also be subsidising Kerikeri business heavily dependent on irrigation without employing many Kaikohe locals.

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Submission No: 104

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I am a low user very concerned with water/waste water being charged abnormally. I have been told we secured partial water rights from new dam being made. Why we have to pay extra when we havent been given proper clean water for years. We have run our bores to nothing now requiring us to pay more ridiculous.
Is there anything else you would like to tell us?
Kerikeri should pay more with the horticulture use is not acceptable to me. Tankers from our area to refill their over use.

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Submission No: 110

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Why should i pay for water im not using? Im am only one person and do my best to keep water usage to a minimum already. Those that overuse water should carry that cost! Not us small users, unfair proposal.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

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Submission No: 111

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>While I think it's fair the user pays, it appears your chart of future rates based on this scheme, will affect the people who can least afford it, i.e. Kaikohe in the short term and Kawakawa in the long term. I'm not saying this isn't something that should be considered however areas such as Kerikeri (where I live) have a negative rates adjustment yet there are quite wealthy people in Kerikeri (not me) who can afford it.</p> <p>I lived on Waiheke for 12 years and I agree, having people rated off the island is not good practice. Particularly for those who have lived there for generations and have either had to subdivide or leave. I honestly don't know what the answer is except less population!</p>

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Submission No: 117

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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
At this stage I see that Kaikohe will be amongst the highest areas having an increase in rates, places like Hihi, Kaeo, Kawakawa, Keri keri, Kohukohu, Opononi, Whangaroa all have amounts taken off their rates when most of these are out of the way places, why should Kaikohe who are most central have to compensate these places. I know there is a proposal that more housing will be going ahead in Kaikohe and Kawakawa, also we have the prison in the back yard who has been draining our town supply water in Kaikohe for years, not even sure if it has unplugged from our system yet??/

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Submission No: 127

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
we currently own 316 Kerikeri road. We have a 25 meter frontage on this road with a rental unit. we now pay \$8300 in rates which includes waste water. Water supply is on top of this. We are pensioners and find this rate a huge burden. I suspect this amalgamation will mean we pay more. we can not afford any more!!

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Submission No: 132

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The poor will again subsidise the wealthy. It's an entitled scam on those least able to afford it

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Submission No: 133

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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
As a rate payer that resides in paihia, we already suffer with the outrageous rates charges in this district. This will further increase financial pressure on us rate payers.

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Submission No: 137

Which scenario best describes your situation
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Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I object on the grounds that I do not wish to pay increased rates to cover people who choose to live in outlying areas. If the time comes that the rates in my area increase to cover costs, I would not expect people in other communities to help pay it. I appreciate the socialist idea, but do not support it.

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Submission No: 143

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I can't afford what we get charged now, and in the proposal ours goes up, not good enough, as we don't get enough services for what we pay now.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 152

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I'm happy with what I pay now

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 171

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Hard to agree when I don't have enough information.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 210

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>Submission re future rates.</p> <p>1. Wastewater: I am a direct descendant of Tupuna's of Te Uri O Hua Hapu, along with many others in Ngapuhi Nui territory. My whangau do own and are shareholders on whenua which is affected by this rating system, which after viewing council proposal, does not appeal to me.</p> <p>The fact that this sewerage system was introduced with half the village residents being tenants at our meetings wasn't what we considered fair. The landlords are residents in e.g. Ruakaka, not at all what we call similar status? So will our rates go to maintain the richer property owners needs? = NO MORE = We lost a lot of our whenua thru colonisation and this looks like another "CON-JOB".</p> <p>People should look at researchers on Waitangi Tribunal Claims for Ngapuhi and not accept what officials quotes, as genuine and beneficial for us all.</p> <p>Septic tanks bran new, would have cost less than the sewerage system of \$6,000,000 and provide work for our own people in NZ. The sewerage ponds in Cumbers Road would be a health hazard future use, as heavy rain does make it overflow into the Wairoro Awa which travels down to Ngapipito Road and links up with other outflows.</p> <p>(Details removed for privacy) did inform council of that problem, but nothing much was done. Our whanau tends to an old "Wahi Tapu" that is access through a neighbouring property and we usually wash off in Wairoro Awa, named ("Kukune". Kohewhata B1). Our (Detail removed for privacy) father, was buried there in 1990. I did not accept the sewerage system and stayed with the septic tank.</p> <p>The correct name was and is "Wairoro" at the entry to Kaikohe Bridge, opposite the Rawiri Taiwhanga Park, which was Tupuna Land.</p> <p>2. Water Supply: I am satisfied with the supply but, when used by others like road works, we end up with dirty water. This was done recently, when the road that was damaged by Top Energy vehicles, used, when constructing and delivering supplies for the 3rd Geothermal Power Station, a few years ago, wasn't in a safe condition. So that did affect our customers</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

before the Parakirahi Ngawha Waiariki Pools, were redeveloped. I am one of the Trustees, who are owners along with descendants of original Tupuna.

The ditch on the Ngawha Springs Road, heading down to the pool on the left side does not have one, from the corner or in front of the Lodge building towards the trees next door up from the pools.

At the end of the pine trees growing there, is a rough ditch, that has a drainpipe or culvert installed sloping down covering about 50 mtrs. A continuation of about 100 mtrs to the pools, is no proper ditch or drain existing at all at present, just overgrown grass edge.

In the village, there is a drain that runs the R)side of the first house at our main road and the back of my property supposedly under Puia Street to an outflow opposite. The council had a lot of issues by neighbours but they never did much about it. That drain or creek does not flow out, so it rises at the back of us and the state house section, Puia Street where it sits. As this has been here for years, where the heck did our rates go to? Were they sent to the new developing areas in Kerikeri or paying for Far North District Council Office in Kerikeri.

So, I want areas for richer people to pay a higher rate than us poorer aged ones who are the were the original Tangata Whenua who did a lot of assistance for the settlers of 'Niu Tiren'i' and were robbed by the Authorities who continues to do so. **TOTALLY AGAINST COUNCILS PROPOSAL.**

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 4

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It's a fairer way to rate residents for public services.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 13

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
There's a net saving for us in Paihia and that infrastructure (particularly the water filtration plant) needs to be renewed urgently. The fire dept have indicated the water pressure can be below the required standard for their needs.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 30

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Based on your projections we will pay a lot more for the same services when every other part of the region either pay less or a lot less
Is there anything else you would like to tell us?
I do not agree with the amount to be charged, overall the increase for my area without change was \$514 increase and under new scheme would be \$527 increase over the period of the proposal. Charging every property that is connected to Waste and Water \$1815

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 33

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
I believe water is an essential service and costs should be shared across as wide a group as possible.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 41

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Rates are very expensive for me being just the single bread winner
Is there anything else you would like to tell us?
Credit back rates for those projects that were not deligered in one financial year

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 59

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
If the change is cheaper then yes. Rates & water rates are too high especially for pensioners living in central Kerikeri.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 73

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
A district-wide rate is more practicable long-term.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 74

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Well it's a no brainer really, i would hate to see homeowners and Tenants an area such as Hihi being priced out of affordability for thsse services even though I don't live there. I think a District t wide scheme would be fairer and affordable for the whole of the Far North.
Is there anything else you would like to tell us?
I vote for District wide Rates Scheme 100%

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 75

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Seems fair ish, why not make it the same for the whole region.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 89

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Less cost for smaller population areas

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 93

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
it make sense for the region to better support all surrounding areas and improve infrastructure

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 100

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
More evenly spread costs
Is there anything else you would like to tell us?
We are connected to the Doubtless Bay water scheme for reticulated water which I do not think is a council scheme. If this is the case you may consider my responses as though connected to wastewater only

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 107

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
From the information supplied it seems to be the most cost effective option.
Is there anything else you would like to tell us?
I trust the costings supplied are reliable and not subject to change once you have general approval?

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 116

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It will be more equitable with those on lower incomes still able to access basic water and wastewater services.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 119

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It seems fairer to spread the cost over everyone.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 123

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Long term reductions in rates.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 126

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Probably will work better for district

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 130

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Choosing to support thinking this will decrease my rates which increased by \$600 last year in Kaitaia

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 136

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
I don't understand either schemes? But I do know I'm happy if it lowers the cost of water and rates. It is a real struggle to get by at the moment for everyone. And I hope this isn't a trick to raise our prices.
Is there anything else you would like to tell us?
Water and rates are huge chunks of a house owners finances it shouldn't be this expensive, even rubbish is ridiculous rate payers who live in their homes shouldn't have to pay for rubbish. I hope the land rates and water rates come down in price because f

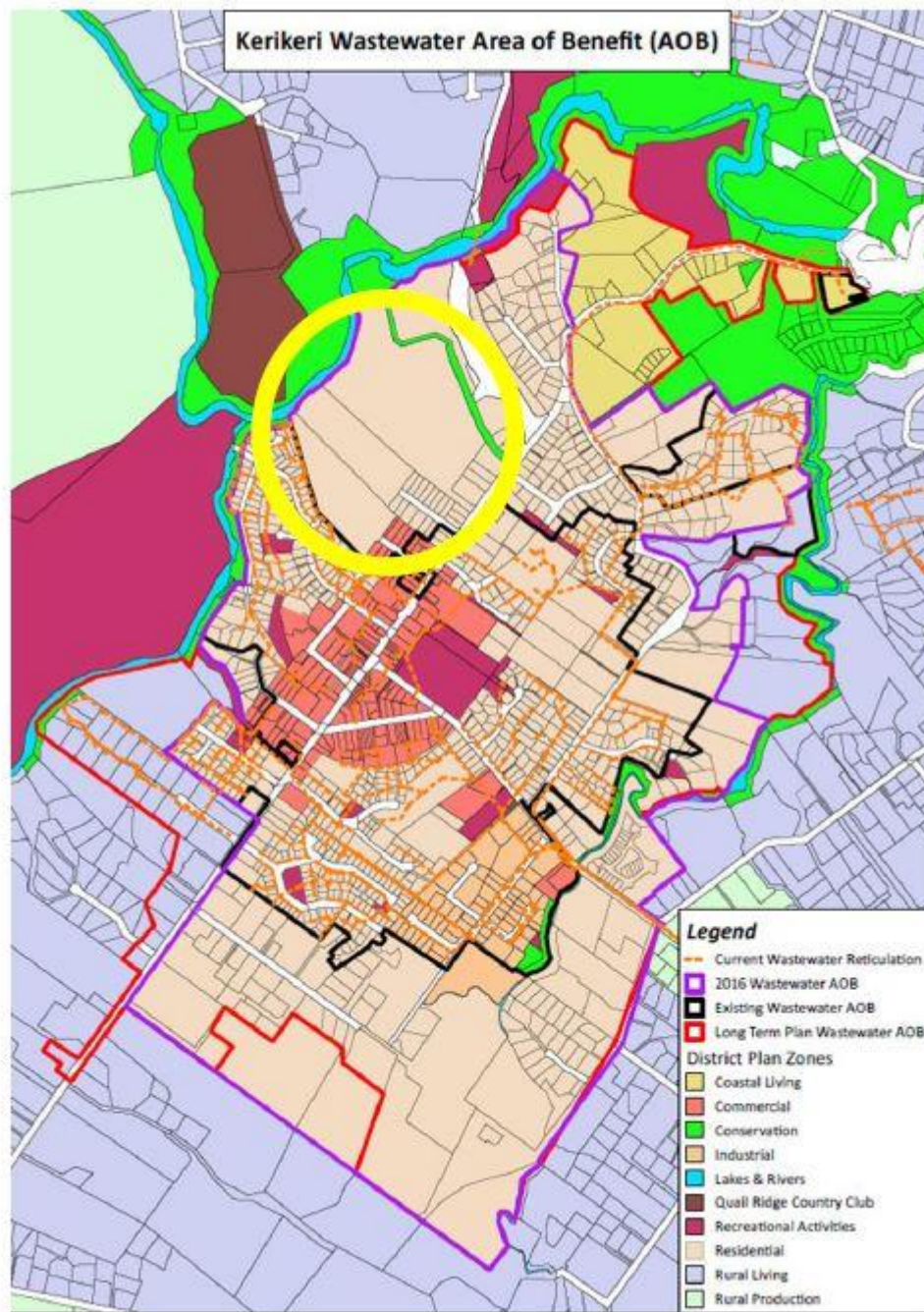
DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 205

Which scenario best describes your situation
Connected to both reticulated water and wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
RE: FNDC Rates – Proposal to Remove Scheme Based Targeted Rates for Water and Wastewater Reticulated Infrastructure This Feedback is provided on behalf of Turnstone Trust. Turnstone Trust owns land at 126 Kerikeri Road, Kerikeri. The land is entirely within the Area of Benefit for the Kerikeri Wastewater Scheme as shown below:

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE



The online Feedback requests responses to the following questions:

What type of connection do you have?

Turnstone land has an existing reticulated connection for Woodlands Motel. The entirety of the land is within the Area of Benefit for the Kerikeri wastewater scheme and there is also existing reticulated water supply.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Do you support that proposal to change the way the Council rates for reticulated water and wastewater to a district wide rate instead of a scheme-based rate and why?

Turnstone supports the proposal to change to a district wide rate rather than a scheme-based rate because it is fairer to all ratepayers and everyone benefits as a result of Council managing and providing for growth in an integrated manner. There are areas within the District, subject to significant growth. Alongside this growth is a need to upgrade, extend and increase the capacity of reticulated water and wastewater infrastructure. Appropriate and quality infrastructure benefits all aspects of the environment and communities in the Far North.

Turnstone would like to reserve the ability to present their submission in person.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 7

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The hidden problem is the 30 % rise in rates over 4 years. How do you justify that and why are you not being transparent about that to ratepayers
Is there anything else you would like to tell us?
Personally I support the current system where each area pays for its own scheme. I live in Russell. Why should other communities subsidize our scheme. Our sewerage system leaks and previous council politicians and staff have covered up the leaks and disc

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 8

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Rates paid in the area should remain for that area

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 20

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The increase in wastewater rates will have me out of home and pocket alone.
Is there anything else you would like to tell us?
Charges for wastewater have been in place on our section in Ahipara yet there is NO wastewater connection.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 23

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Many people , (including us), use only rainwater. Although we could be connected to reticulated water we have no plans to do so. It would not be fair to charge us for something we don't use. We are connected to waste water but are only in our house 5-6 months of the year. We reside in America the balance of the time.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 28

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We live in Coopers Beach and whilst we could get connected to Doubtless Bay water supply which is a private company. We would need to upgrade our hotwater storage and are happy with our water tanks

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 29

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I have a holiday home that I already pay for the "average" waste water used. WHY would I want to pay even more than the 400% I'm already paying now ? Seem ridiculously unfair to those that don't live in the houses but already pay a full share as if we did.
Is there anything else you would like to tell us?
Holiday houses shouldn't have to pay a full year's waste water rates !

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 32

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We only have a private reticulated water supply in our area and we have our own water tank supply so don't see why we should pay for reticulated water for others.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 40

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I'm not keen on paying for water when I have set up my own tank etc.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 42

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We are not connected to a COUNCIL water system so cannot be charged for something we do not have.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 46

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Because we pay enough in rates and should be covered by pur rates

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 48

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We only have reticulated wastewater. This property is a holiday home which we only use occasionally. We cannot see why we should be charged extra as it is not occupied every day and the rates that we currently pay should more than cover any extra costs.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 53

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Highest proposed rate increase for my area, even if only wastewater (not even water). This does not seem right!

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 55

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We use tank water only so can not understand why we would need to pay for a system we don't use. Have no problem with the wastewater proposal

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 58

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Should be area specific. Pay your area costs, not subsidise other areas.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 61

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
As I general principle I endorse user pays. The current proposal is a cross subsidy whereby some areas within FNDC subsidize others. The current system clearly identifies costs where they lie, and should be retained. NZ went through a very difficult socio-economic revolution in the mid 1980s within which we learned that subsidies distort reality.
Is there anything else you would like to tell us?
Some areas will need significant expansion/upgrade, such as the Kerikeri/Paihia scheme, where there is substantial growth. This may well be due to poor planning, but cross-subsidy is not the solution.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 68

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
It don't think its fair to charge us for water connection when we use tank water

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 76

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I am a single person paying a mortgage on my own under trying times. I have a water tank for my water supply and connected to wastewater supply. I dont think my rates should go up in regards to water supply as it doesn't effect me. I'm already qualify for rates reduction because my income is so low with only 30 hours a week. Seeing how much my rates will go up over the next 4 years is very troubling and causing me to stress out. I think it should be a case by case situation.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 81

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Two reasons... small community and our plant shouldn't cost as much to run compared to a larger populated community. Those in higher soci economical areas with a much larger use should pay more. Our area already doesn't benefit from money getting spent to provide resources as much as others e.g. footpaths, street lights, parks bbq areas etc... we have to travel so again a money thing. Also absolutely no way would we manage those rate hikes with the high general cost of living and interest rates at this time.
Is there anything else you would like to tell us?
Not a fair scheme to smaller rural communities.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 85

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Because it is unfair. My rates are higher than most as it is. Kerikeri who have so many more services than our area should have the largest increase

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 88

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The increase in my area seems the highest and I will not afford to subsidise the other areas.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 96

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I think you should be charging per pan per household, as a household with 3 toilets and 10 people will pay the same as a couple with 1 toilet so the processing will be totally different as should the cost. How will you know who has legally or illegally connected to the system, as I can guarantee there will be some.
Is there anything else you would like to tell us?
We have a sewer main going through our section and there are no records of depth. Is this going to be replaced and moved as we have hit it once due it only being approximately 3-400mm under the drive in which the council has consented ?? We cannot level t

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 97

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I don't want to pay extra for services that are not applied to my property.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 106

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
On tank water and will never need to use council water so am not paying for something not going to use. Also every race should have to pay not have one lot not paying

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 114

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Because we already pay extremely high rates and this proposal will not only increase our rates bills now,it will be used as a lever to Increase rates unchallenged Into the future. Also ,with the cost of living and current economic climate ,this proposal will only exacerbate these problems on communities that can least afford it
Is there anything else you would like to tell us?
Yes,how about doing something that reduces rates for a change.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 118

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The scheme comes across as robbing the rich to help the poor. I do not know if I might benefit from the new water scheme or end up paying more. I am neither rich nor very poor but always just over any threshold for assistance. I am on a fixed income (superannuation) and have no other money coming in. I may own my home but any rise in costs makes me wonder for how long. I have tanks and have only had to buy water twice in 8 years. I could connect to the private Doubtless Bay water - I prefer not to. I think water for everyone should be top of council's list - even at the expense of other projects - good water is everyone's right.
Is there anything else you would like to tell us?
I would like to see all homes (new and old) having tanks - for those times when the water system is under stress. I also think the commercial users of water should be paying a commercial cost for it. e.g There are huge avocado farms going in - they sh

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 125

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
new wastewater capacity should be paid by the developers that require the added capacity

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 135

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I collect my own water and pay all maintenance to maintain tanks on my property so i don't appreciate paying for water supply. You should create an opportunity for properties to install tanks then people will be more mindful on how much they use.
Is there anything else you would like to tell us?
I will only continue to pay for waste water.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 145

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We have already paid off original treatment plant installation and reticulated for our area. Why should we now have to pay for other areas.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 149

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Our rates are all ready to high for the service that are provided and our money wasted no none core functions that the council should be improving first

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 153

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
what happened to user pays? I don't see why I should pay nearly \$500 more over the next few years to pay for another areas problems as well as the normal rate increases.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 154

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I am strongly opposed to this proposal. Wastewater charges should be charged on the basis of what this service costs to provide ratepayers who are connected to it in each location. For different reasons some locations will always have to bear a higher cost than others. Your proposal is highly discriminatory. To subsidise those ratepayers in higher cost locations by those in lower cost locations is grossly unfair. Wastewater costs should strictly be on a user pay basis. Your proposal sees our particular wastewater charges increase by 46% over the next 3 years. That is absurd and we totally reject that.
Is there anything else you would like to tell us?
As a council you need to find cost efficiencies. As ratepayers we see a lot of ratepayer income being wastefully ploughed into "nice to have projects" instead of vital services and infrastructure.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 161

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>PROPOSED NEW RATING FOR WATER & WASTEWATER</p> <p>WATER SYSTEM - we are OPPOSED to this proposed NEW rate system as we do not have any COUNCIL WATER SUPPLY in Cable Bay, Far North so we do not think we can be charged for something we DO NOT HAVE.</p> <p>WASTEWATER - We are connected to the Council Wastewater system.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 14

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Because it has been very frustrating to see that systems in areas of higher population being improved/renewed and significant Govt funding contributing to them, while areas of lower populations do not seem to have the same sort of resources or facilities. Supplies of potable water might be assumed, but rural areas are closer to third than first world in this respect... along with so many other services made available in centres of population. Areas of lower density populations seem to be asked to pay more for less, or for overall poorer systems and services. Fairer distribution of costs across the whole area is a significant step forward to my mind.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 36

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It is an equitable solution. Everyone deserves the same service for the same fee.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 44

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
We only get waste water reticulation but I would favour a simpler more evenly spread cost. I would trust the reasoning of the council representatives for making this change

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 52

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Change to district-wide is the fair option,all water and WWTP's will eventually require upgrading/renewal. If the present way of rating wastewater services remains it will be a burden and possibly unaffordable for many homeowners.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 56

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
I have lived in Hihi for over 33 years since then I have had to fund 2 sewerage upgrades neither of which were effective for long term sewerage treatment I dont want to have to pay for another one
Is there anything else you would like to tell us?
I think it is a huge council problem that they keep issuing building permits to an area that cannot cope with the current sewerage it has, Hihi has always been a busy holiday spot we spent years with the smell of sewerage wafting over the fields in the mo

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 84

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Seems fair
Is there anything else you would like to tell us?
But there's a risk that it becomes unfair if developments are undertaken in some areas that require a lot of expenditure that is then funded by everyone in the district. This can be mitigated by development contributions ensuring that the developers are n

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 90

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
<p>The notion of common good for the community. Spreading the fixed-costs of projects throughout the full community enables the provision of services that benefits the whole community. Some things, such as enhanced health via provision of clean water and safe treatment of waste benefits all in the community. The carry benefits to the community irrespective of whether a person has contributed to the cost of the service. In effect, it is a good that everyone should have and therefore everyone should contribute to the cost on some basis. Given the presence of social benefits, it is not possible to create a true "user pays" model for such services if it so desired.</p> <p>Sewage and water can incur significant fixed-costs associated with establishment and enhancement. The rating model favours provision of such services to centres that have a large population base and can therefore spread the fixed-cost wider.</p> <p>The model places a higher cost per head on smaller population centers and pushes people and employment towards living in the towns thereby adding further social costs.</p> <p>The northern Iwi have been long established in many distinctive localities. Their turangawaewae is a critical aspect of well-being and cultural identity. The collective community is obligated under the Treaty of Waitangi to protect the treasurers of Maori and this includes the land and well-being of the people. Imposing additional costs upon such communities undermines such objectives.</p> <p>The smaller and more isolated communities already incur additional costs re accessing health and education but there are measures in place to address these arising from a central tax base. A similar approach needs to be used for water and sewage.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 101

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
If it means rates in these scheme areas are spread uniformly to support infrastructure needs that have been installed, and/or where maintenance and replacements are required.
Is there anything else you would like to tell us?
It is however, common knowledge, where systems were available on construction, some ratepayers opted out to cut down on their rates and this I cannot abide. There is way too much of this attitude in Northland. If Council along with Central Govt is provid

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 102

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It's fairer ... everyone should have access to water and/or waste water services without a penalty on location. Some areas are on Tank water and only use waste water service yet pay huge rates for waste water. While others get both services and pay much less.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 103

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
This proposal is fairer to all. We need to share these costs. It's not acceptable to have non-compliant schemes.
Is there anything else you would like to tell us?
I live in Mangonui, but couldn't tell from the information provided how the proposal affected our property. I know our wastewater is treated in Taipa, but couldn't tell which area listed was relevant. The Council should ensure that relevant information

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 112

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
The high cost in some areas is unfair for those rate payers and result in financial stress.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 134

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It looks more sustainable for our family budget

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 146

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
The service level received by the ratepayer is equal in all areas, that is the ratepayers ability to flush a toilet, dispose of grey water is the same wherever the property is situated.
Is there anything else you would like to tell us?
<p>There is a significant public benefit to providing a reticulated service to all schemes. The ability to maintain clean waterways, beaches and harbours benefits all users, not just those connected to the system .</p> <p>I have previously, through email to Councillor Court, submitted to Council my views on this issue with particular regard to the proposed Hihi wastewater scheme upgrade. Please refer to that correspondence for a fuller consideration of my submission.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 150

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
It seems a rational and fair approach to payment for services.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 151

Which scenario best describes your situation
Connected to just reticulated wastewater
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Agree with reason to meet compliance of infrastructures district wide.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 5

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
The big question is whether it is giving FNDC more or less income from rates? If less, what is the point? Far North is massively lacking in infrastructure whether it be water, wastewater or stormwater, so you should be holding onto every dollar you get from it in rates, and investing in new infrastructure.
Is there anything else you would like to tell us?
FNDC should enforce rates on ALL land in the Far North. The amount of land in the district which FNDC gets no rates from is out of control. By doing this, FNDC would be able to provide exceptional infrastructure upgrades (and roading) to the entire distri

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 18

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Looking at the chart, savings are only made in Kerikeri if you are connected to the wastewater. If you are just connected to the water supply, there is actually an increase in rates.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 19

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I am not opposed to a change to district-wide rates in theory, but the pricing examples in the table do not seem fair for properties only connected to reticulated water and not wastewater. The table shows a large rate increase for this group (I am particularly looking at Kerikeri).

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 69

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I feel this is inequitable for those who are not connected as they will be paying twice for their services.
Is there anything else you would like to tell us?
The implications of the three waters reform do not appear to have been considered. One of the "benefits of the reform is about managing these costs. Not sure the timing is right for this proposal.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 70

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We do not support the proposal because it will result in a significant increase in our water charges whilst subsidising other areas. A targeted rate is much fairer with user pays and ensures that those enjoying the services pay for the services being supplied..
Is there anything else you would like to tell us?
The calculations are very misleading as the change in rates has been netted off ie the wastewater and water supply amounts. Our property does not have the facility to connect to the waste water service and this would mean an increase from \$117 to \$291 for

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 78

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Why should the tourist area and well build shopping areas pay less then us in rural FNDC. Our town don't grow and we have helping tourist spot who get heaps from tourism during holiday times.
Is there anything else you would like to tell us?
Leave Moerewa rates as they are.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 82

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I don't support this as we live in moerewa and we have to pay for our waste water as we have septic tanks. This is \$500 and is quite costly and don't believe it is at our cost to pay for other area's problems
Is there anything else you would like to tell us?
No cost to moerewa!!!!

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 98

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Because people should only pay for the services they receive, and if people select to purchase a home in an area with an expensive scheme, that was their choice. I don't wish to subsidise people that have gone into a home and then complain about the cost.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 109

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
It appears council cannot provide reticulated water and wastewater in an efficient manner. It would be more cost effective in the majority of cases for land owners to provide these services for themselves rather than through reticulated services. To then have to pay for these services district wide when I have already paid to provide them myself is very frustrating. Even though I am on the reticulated network I have barely used it and use my own tank water instead.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 113

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I am concerned about the increase in rates for reticulated water and wastewater for some rate payers, in particular those in Kaikohe and Kaitaia.
Is there anything else you would like to tell us?
It would be useful to know what the received government funding to upgrade schemes in Kaikohe and Kawakawa is, in order to know what effect this might have on the proposed district-wide rate change.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 122

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
Reason, if price increase, i expect to have my septic tank cleaned for free, not be charged @ \$580 every five years to clean. This is also in our rates demand also.
Is there anything else you would like to tell us?
You have had long enough and knew long ago about these stations and you being negligent of duties, is now passing the cost to the rate payers. Thats the thing, every 3 years, new bum, new seat, new brainfart comes along and your projected cleaning / Main

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 147

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I don't know what i am agreeing to, for that i need concrete information, not just "thr proposal". How is this calculated?
Is there anything else you would like to tell us?
I am okay with what i am paying for water at the moment, the quality is acceptable.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 206

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
We/I'm happy with the system as is, please do not change. It's affordable for us, how it's set up.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 21

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Believe in equitable solutions, and surely there must be administrative, process saves, if the system is managed consistently.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 25

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Although we are not connected to wastewater and hardly ever use town water (several water tanks) it's a fairer contribution.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 34

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
We're all part of FNDC and should be all treated the same.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 43

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
This proposal effectively moves water supply to a single, unified FNDC water supply regardless of location. It spreads evenly amongst all FNDC water consumers.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 91

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
This will increase my water rates but I support a more equitable approach that can help support other communities and improve the current water services which critically need investment to bring it up to the required level of service and help promote growth.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 108

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
Less administration so expect this to remain the most cost effective option.
Is there anything else you would like to tell us?
I would like to be sure that the cost estimates supplied are accurate and not subject to change.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 204

Which scenario best describes your situation
Connected to just reticulated water
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Can you explain why you chose that option?
<p>I am on tank water and have a septic tank. My granny flat is connected to town supply, but it is rarely lived in, I keep it available for friends /family visiting, so most of the time the water isn't used.</p> <p>I have long realised Kerikeri's infrastructure was inadequate and needing upgrading. I think your proposals are fair, a good way to move forward and help smaller communities.</p> <p>However, in my case, I hardly use wastewater/water services. If this means eventually having both these services for future generations, then it seems the most sustainable way to obtain these going forward.</p> <p>As long as the money IS spent on infrastructure and not admin and other bureaucratic services.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 155

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
N/a
Can you explain why you chose that option?
I may have read the information incorrectly but it sounded like you are targetting those that 'could' be connected. We use neither service as do all of our neighbours. There is no infrastructure for connection to either service. Your message seems to imply that if you 'could be connected' you will pay additional rates. Your circular does not cover the event of someone who could be connected declining those connections.
Is there anything else you would like to tell us?
I think the circular was badly written.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 160

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
N/a
Can you explain why you chose that option?
I collect my own water not interested in paying been doing this all my life
Is there anything else you would like to tell us?
Thank you for your response, what really worries me is I have lived on the same land for over 50 years, what happens when you are able to connect me? Will you force me to pay regardless??

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 162

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
n/a
Can you explain why you chose that option?
However Developers and hence purchasers should pay the full cost of provision of these services 2. Water should be metered. It is expensive to provide good water and there needs to be an incentive to use less. Water your lawn , fill your pool. You pay

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 167

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
n/a
Can you explain why you chose that option?
<p>Tena koe</p> <p>I make my submission with regard to the proposed changes for water across our district.</p> <p>There is no mention of people being able to or encouraged to collect their own rain water and manage thier own supply. If all did this we would not need an FNDC supply. Of course all would never do that, however for those that do,what provision is the council making to not charge those who manage their own supply. Some homes within towns already collect their own water. When rate payers collect and manage their own water why would the council change them. The council should provide an incentive to those who collect and manage their own water. We should have a category for water "connected but not used, to cover those who make no demand on the council system. Many properties have satisfactory septic tanks and no requirement to connect to any council sewerage system.</p> <p>There is a wider issue here of people having the opportunity to self manage and not to be forced to use a council system, many of which are less than good. A good example is the many places that have water restrictions during summer on a council manage system that is poor and badly managed by council. Council is often not the only or even the best solution. We need to share the management when ratepayers stand willing to provide for themselves. There is no great call for councils to run everything as history tells us that few council get it right and one of the bad points is that councils force people to use their less than ideal systems.</p> <p>I would like the council to demonstrate why council must control every thing and ignore the value that individuals can and do make to support themselves. If only a small share of people provide for themselves this would take a heavy pressure off the presently poorly manage council systems.</p> <p>I am not in favour of the suggested 3 waters proposal, however it cannot be said that FNDC has managed our water well. The systems seem to be run on if something leaks then go and fix it. There is lilte effective long term planning that has resulted in better water systems and improvements being made over time. Our in house water management skills are less than satisfactory and no assigned responsibilities. So nobody is held to account and nobody is answerable</p> <p>I do appreciate being consulted, however that credit will be lost if submissions are not dealt with and included in the outcomes.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 170

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
N/a
Can you explain why you chose that option?
As our water charges will remain close to what we already pay, and because I can see costs will certainly rise, I would like to suggest that the Council apply to the ministry responsible for distribution of GST and give to all local body councils a fund for water supply and maintenance.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 172

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
N/a
Can you explain why you chose that option?
<p>I register my agreement in making the charges standard over the whole district.</p> <p>I register my strong disagreement with the implication that property owners will be charged for sewage services available even if the property is not connected or using it.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 174

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
n/a
Can you explain why you chose that option?
<p>Taking a business option brings me to the question of why we need this “band-aid” approach to a problem the Council has created?</p> <p>The background is interesting:</p> <ul style="list-style-type: none"> • We have Potable water issues throughout the North, namely: <ul style="list-style-type: none"> o Kaitaia: <ul style="list-style-type: none"> • Should have been attended to 8 years ago at a cost of \$4.5 million • Current cost is at \$15.3 million - evidently under budget..... • Suggest you check with Steve McNally o Kerikeri: <ul style="list-style-type: none"> ? Waste water system is inadequate <ul style="list-style-type: none"> • \$30 million spent in the AoB for 800 properties ? We have commercial property in the AoB. Costs are: <ul style="list-style-type: none"> • Rates \$173.69 capital cost for Potable water • Property uses 9 cubic litres every 6 months at a cost of \$30.87 – \$3.43 per cubic litre • Assuming the six months is a year then 9 cubic litres should be 18 cubic litres, the cost \$61.74 per year • Total cost \$235.43 per cubic litre ? Waste Water <ul style="list-style-type: none"> • All of the above becomes Wastewater • Our Rates for Waste Water is \$1,281.05 being capital and operating costs • \$71.17 per cubic litre ? Total water costs are: <ul style="list-style-type: none"> • \$306.60 per cubic litre ? Another property we own in the AoB has a public storm water drain crossing the property ? That means we have 300 m2 we cannot build on (about 9% of the total property size) ? There are no easements ? There is no relief in Rates o Russell:

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

? The Potable water Resource Consent is held by an Australian company registered in Sydney

o Kaikohe:

? Potable water source is from private land

? Therefore, there is a need for to build a dam – cost unknown

Part of my current responsibilities is looking after Cornerstone Church investments. Their properties are within the AoB and are deemed Residential.

On the lower property Cornerstone would like to build apartments, 20 in total, mainly for young people who work in the retirement sector – there is no adequate accommodation available for these people.

How can I give them the go-ahead without knowing our Waste Water system can cope?

Your answer would be “get a Resource Consent”. However, Resource Consents cost money.

On our commercial property in the AoB we have plans for 21 apartments – the same issue applies.

Therefore, the cause of all this still remains with the Council in charge of Water.

We cannot afford all of that and history tells us why.

Solution:

A company is formed consisting of Council holding 50% and private enterprise holding the other 50% - all local people.

At the moment we have no control – Council holds 100% and the Community has no say. We elect the Councilors, not the employees.

You have put forward a solution for the current crises but have NOT FIXED THE CAUSE.

The Central Government knows the Local Government has no control over Water but has political issues in legislating correctly.

It is certainly worth discussing.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 190

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
n/a
Can you explain why you chose that option?
<p>Please accept our submission which relates to waste water.</p> <p>The current measuring system for waste water disposal is a 'cross the board' measurement from property to property. This is an archaic, unmeasurable, and therefore inaccurate and highly inequitable system.</p> <p>Unfair is the better word.</p> <p>As a commercial property we are currently being charged under a pan tax system as opposed to a measured outflow of waste water.</p> <p>A perfect example of this inequitable measuring and charging system is the example of the BP Petrol Station with two pans being flushed hundreds of times each day compared to our 10 apartments/pans only being flushed two or three times a day.</p> <p>In summary obviously we produce far less waste water than the petrol station but are being charged far more in 'pan tax rates'/waste water rates.</p> <p>What is not clear to us is the distinction between pan tax and or waste water and whether or not we are being charged with both.</p> <p>Could this be clarified as it will make the submission clearer.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 198

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
n/a
Can you explain why you chose that option?
<p>I am a ratepayer in the East Coast area. I make the following submissions.</p> <p>(1) I note that the initial envisaged annual increases for East Coast are</p> <p>\$910 to \$997 = 10% increase \$997 to \$1124 = 13% increase \$1124 to \$1322 = 15% increase</p> <p>These are extraordinary proposals, utterly beyond the current unacceptable rate of inflation.</p> <p>(2) Since Council's proposals were circulated, the Three Waters legislation has been enacted. Under this legislation payment for these services will be made by Central Government (ie by taxpayers) and no longer by Local Government ie by ratepayers. I wish to be assured that when this occurs, FNDC will no longer either under the present or the proposed system continue to make charges for these services. To do so would of course mean that ratepayers would be charged twice for the same service ie once as rate payers and once as tax payers.</p> <p>I have raised this concern by email with my local representative Felicity Foy. It is a matter of concern to me that Councillor Foy has declined to reply to my email. This suggests that FNDC does indeed harbour hope of continuing to obtain ratepayer money for a service it will soon no longer need to fund.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 202

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
n/a
Can you explain why you chose that option?
<p>1. Introduction: Something must change, to ensure council can deliver the levels of service it has committed to.</p> <p>Maybe by reducing the size of the land area, which is currently 3500 sq mtrs down to 700 sq mtrs, enabling individuals/adjoining properties, to install their own wastewater treatment systems.</p> <p>Hence no burden or costs to council.</p> <p>possabiliy subsidized by local government?</p> <p>Install in every new build, a minimum size water tank, and grey/black water tank, prior to wastewater treatment system!</p> <p>Every individual on a minimum 700 sq mtere block should have the oportunity to either connect to council waste water system or install there own treatment system.</p> <p>2 Proposal; This proposal will not affect ratepayers, who are not connected to (or not able to connect to) any council wastewater or water scheme.</p> <p>3 The why, Another way to look at this, is to ask what will happen if we don't change our Methodology? We seam to have an abundance of water, a water tank is a must.</p> <p>Compliance: more regular authoriety compliance . Keep it simple .</p> <p>5 Funding impact of what we are proposing. Mangonui / Coopers Beach/ Cable bay /Taipa are missing on the list.</p> <p>Why is that.</p> <p>For the well being of the people in the above area, are we considered at all as rate payers ?</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 156

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I strongly believe that the system should remain as it is and areas should pay for their own services equally - what is proposed looks to be subsidizing the most affluent smaller communities such as paihia, Russell and whangaroa and charging that extra amount to less affluent communities such as kaikohe and kaitaia, this seems immoral to me

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 168

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
As a Kerikeri Ratepayer I feel very concerned to read this. You make this proposal sound like it is a good idea. but our rates are already outrageously high for the value of the property we have which is one quarter of the size of our previous property but the rates are more. Any increase in rates will make it very difficult for us to afford. We do not use much water either. So I am not happy as sadly do not trust the council and feel that invariably your proposal will mean an increase in our water rates.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 184

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
I dispute with this proposal

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 189

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
As a ratepayer of two properties in Kohukohu, I am fully against targeted rates for sewage, and demand to have a fairer system for our district. I back a region wide system so we no longer are forced to pay out to something that we have already paid for and continue to pay for services we do not receive

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 194

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
no
Can you explain why you chose that option?
<p>In regard to the proposed 'excessive wastewater rate increase' for Hihi is absolutely overwhelming it is an already trying and financially difficult time for many whanau. There are no recommendations or alternative infrastructure options proposed for Hihi residents, only an increase in which Hihi residents will suffer immensely.</p> <p>Why - Manage affordability??? For who? Why is Hihi so significantly different to all other areas?</p> <p>We say 'No - we do not support or agree'.</p> <p>We purchased our property in Hihi in October 2021, it is our retirement home which we plan to move to in six to eight years following our son moving on from college. It is currently rented out by a property manager based in Doubtless Bay, and we live in Auckland in a rental property, where I work and have served the Royal NZ Navy for over 30 years.</p> <p>We are currently a one-salary earning military family living with two children (13yrs old at college and 24yr old who lives at home due to anxiety and mental health issues), my wife is seeking work. We returned to NZ following living in Canada for two years during Covid-19 as a military family posting, this gap has proved challenging for my wife seeking work.</p> <p>The proposed amount (as per screenshot for Hihi - 2023-2024 an increase of \$928 will force us into financial hardship, and with a forecast of 2024 - 2025 to be over \$4270 per annum our dream to retire in the Far North will cease.</p> <p>My wife has whanau in Paihia, Kawakawa, Kerikeri, Kaikohe and Karetu, we are no strangers to the Far North, she spent her childhood holidays with her whanau across the Far North, her iwi affiliation being Ngapuhi. We loved our camping holidays with many navy friends based in Hihi, Monganui and Taita hence our motivation to move up north and why we purchased in Hihi. We intend to semi-retire and believe our collective expertise could support community and youth initiatives, my wife has worked with local authorities, for council community strategies in Porirua and Kapiti supporting rangatahi and the vulnerable.</p> <p>Please understand the strain this places on many families, this is our home the one we have worked so hard in hopes to reside in and retire. This wastewater funding impact proposed will be the end of our dream.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 197

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>Submission to the Proposal District-wide targeted rates for water and wastewater.</p> <ol style="list-style-type: none"> 1. I support the move to a district-wide rating system for water and wastewater. 2. The information provided as a consultative document does not meet the criteria for consultation due to it's ambiguities and inaccuracies. 3. It would appear that Council has not followed the correct decision making process as the only option considered is to apply the current defective rating system on a district-wide basis. Given the proposal is to address the challenge to adequately fund reticulated water supply and wastewater treatment in the Far North, decisions must be made on a far wider scope. <p>Required:</p> <p>That Council recognise that the current approach has not met the standards required and therefore provide for proper consultation as part of the Annual Plan process before making any changes.</p> <p>In light of my claims above, I attach information in support and a further page of issues with the consultation document.</p> <p>I wish to speak to this submission.</p> <p>Consultation requirements not met.</p> <p>The LGRA 2002 sets out the requirements for consultation which include:</p> <p>"82(a) that persons who will or may be affected by, or have an interest in, the decision or matter should be provided by the local authority with reasonable access to relevant information in a manner and format that is appropriate to the preferences and needs of those persons:"</p> <p>The impact for most affected persons will be the change to their rates and to this end the consultative document includes tables purporting to show the changes in rates for the current year and the next three years.</p> <p>Issue 1. Insufficient and Ambiguous Information.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Given that the current rating system for wastewater consists of three capital rates for each scheme and two operating rates for the district, the provision information based on a single future rate is insufficient information for many ratepayers.

From the document it is not possible to confirm the rating change for the following groups of ratepayers

1. Wastewater Capital Availability Rate. Ratepayers subject to this charge do not pay the operating rate but no separation of rates is given so approximately 10% of wastewater ratepayers are unable to see the impact on their rates.

Further these ratepayers may be misled by the second paragraph of the proposal into thinking that as they are ratepayers who are not connected to any Council wastewater scheme, they will not pay any charge in future.

2. Wastewater Subsequent Pan Rates. Again there is no mention of the impact of this rate which is levied on over 20% of the pans and currently accounts for over 15% of wastewater rates.

The use of the singular description in “a district-wide targeted rate for wastewater treatment” could be interpreted as meaning that there will be no subsequent pan rate in future or that the currently reduced rate will be replaced by a full charge.

In fact the calculations appear to be based on the continuation of the current structure of multiple rates.

Issue 2. Data not in accordance with Long Term Plan

While I accept that Council wishes to use the most up-to-date information in their forecasts, the rate calculations are not in agreement with the LTP.

1. The amounts shown in the consultative document will raise over 8% more than shown in the LTP for the three future years.

2. In the LTP, Council resolved to moderate the impact of depreciation on strategic assets by 24% for the years 2021/22 to 2023/24. Having requested the information re the rate calculations, I note the following regarding the depreciation not funded.

2.1 For 2022/23, the percentage of depreciation not funded ranges from 16.8 to 24% of the depreciation over the schemes, with most schemes being close to the 24%.

2.2 In 2023/24 the range widens from 14.3% to 24%. Looking at the increase in depreciation for Hihi, it suggests the possibility that new developments have not been included in the calculation.

2.3 There should be no depreciation not funded in 2024/25 and 2025/26 according to the LTP. However while this applies to three large wastewater schemes, all other schemes have depreciation not funded with the ranges from 9.8% to 20.4% in 2024/25 and 6.0% to 17.5% in 2025/26.

In the absence of an explanation this appears to be a blatant manipulation of the rate calculations.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

3. While the number of weighted SUIPs show minor adjustment between 2022/23 and 2023/24, no further changes have been made. So rating figures assume nil growth in contrast to the Proposed District Plan where, for example, fully serviced Kerikeri Central is shown with an expected growth rate of 1.5% pa from 2022 to 2027.

Currently active approved developments in Kerikeri will add over 270 users to both water and wastewater schemes over the next few years.

Issue 3. Future Growth.

While Growth is mentioned as a reason for the proposal, no information is given of the impact of such growth. In particular I note that council is currently reviewing its District Plan with detailed zones based on the availability of these services. In some cases these include areas not currently being serviced, but which would presumably become subject to Availability rates when the PDP is approved. This should at least be mentioned as part of consultation.

Decision Making Process

The consultation document makes reference to the need to consult under LGRA S78 and S79.

However it would appear that the preceding section S77 has not been followed.

“S77 (1) A local authority must, in the course of the decision-making process,—

(a) seek to identify all reasonably practicable options for the achievement of the objective of a decision; and

(b) assess the options in terms of their advantages and disadvantages; and ...”

No information has been provided to indicate that any options other than the proposal were even considered. I provide below some of the issues which should have at least been reviewed as part of the process.

Capital Rate.

Council accepts the concept of there being two classes of cost, referred to as operating and capital, and that these should be rated differently.

1. How much should the capital rate yield? The current basis of depreciation plus interest leads to the anomalous situation whereby higher amounts occur in the years after new expenditure and reduced amounts as assets age,

1.1. Consider a rate of return on asset value.

1.2. Currently no deduction is made for capital component of fees received. For example bulk water supply is charged at the operating rate per cubic metre.

1.3 Council has introduced public good charges – surely most of these rates should be set against the capital rate requirements.

2. How should the rates be split between different users? As the peak capacity required is a major determinant of the cost of a scheme, surely this should be the key driver, not the

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

potential annual use. The current discount for the capital component of subsequent pans defies logic.

2.1 Adjust the subsequent pan charge to full rate on each subsequent pan.

2.2 Adjust the availability charge to apply to each separate use from the granting of resource consent for subdivision or land use change. Council has to provide capacity for future development and this change would provide a fair contribution from developers once they have approval. Currently in Kerikeri wastewater area there are over 200 approved dwelling units for which no service rates will be received until after construction is completed and a further 100 dwellings until titles are issued.

3. Rate remissions should not apply to service capital rates. The capacity has to be made available so full charge should apply on equity grounds. For example there are a number of contiguous properties which do not meet the Valuer General's Rules to be treated as a single unit, but Council permits this treatment. At any time the second title can be sold with a right to build a dwelling and connect to services.

Operating Rate.

Assuming Council is to balance its budgets for these services, then the amount required from the operating rate becomes the total rate requirement less the capital rate as calculated after the above changes.

Affordability.

Council uses affordability as an argument for the proposed new rating structure. But does not appear to have made any moves to consider ways to reduce costs or increase income. For example Development Contributions could have been in place to reduce capital rate requirements.

Subsidies.

Council has received government subsidies in recent years to assist with capital costs. It is normal for these subsidies to come with a condition requiring the benefit to attach to a particular set of users, usually the ratepayers of a service area. At present the benefit is attached to a scheme by reducing the borrowing needed for the subsidised project. Just transferring the total interest costs to a district-wide capital rate will mean the benefit is also spread district-wide.

Among possible solutions are:

1. Use a return on asset value to set the amount required from capital rate. Then apply a remission to those ratepayers who should benefit by spreading the amount of subsidy over those ratepayers for a number of years.

2. If continuing with current basis for capital rate, add a notional interest for the amount of subsidy to the capital rate required and apply a remission as above using amount of interest added.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Option 1 is simple for Council to operate as the remission and rating units, once calculated, would remain constant over the period chosen. For example 10% of subsidy per year over 10 years or 5% over 20 years.

This would also permit correction to be made in respect of the recent subsidy to Kerikeri wastewater which was provided to extend the scheme but has been applied over existing users as well as the extension.

Areas of Benefit.

Given the current status of the Proposed District Plan with its Urban zones based on the availability of these services, the impact of these changes should have been considered.

Issues with Proposal Document

1. Introduction.

The first paragraph claims to “address the challenge to adequately fund reticulated water supply and wastewater treatment in the Far North.” It does nothing to address funding, only to revise the split of costs between ratepayers.

The claim that there have been significant increases in the cost of maintaining water services because of ageing infrastructure is an admission of failure in production of the 2021-31 LTP or is irrelevant. Changes to compliance standards and inflation changes may have impacted costs.

The final paragraph of the Introduction refers to the requirement for consultation under LGRA 2002 but does not clarify if this is supposed to be such consultation or merely seeking input prior to such consultation as part of the preparation of the 2023/24 Annual Plan. It should not be necessary to refer back to Council meeting agenda and minutes to see that this purports to be Consultation under LGA 2002

2. Proposal.

“The proposal is to remove the current scheme-based targeted rates for water and wastewater and replace them with a district-wide targeted rate for water supply and a district-wide targeted rate for wastewater treatment.”

The use of the singular when referring to the proposed system implies one wastewater rate and one water rate. This is misleading to those ratepayers currently charged an Availability rate or Additional Pan rate.

Unless Council is intending to rate at a higher level, the proposal does nothing to enable the claims

made in the final paragraph. This proposal is purely about who pays for the necessary improvements.

3. The why.

The Compliance paragraph explains Council's problem and should be part of the Introduction.

The Affordability paragraph is the explanation for the why of the proposal.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

The Growth paragraph is irrelevant unless Council is proposing to raise extra rates after the change in rating methodology. Further the information provided in the Funding Impact section does not anticipate any growths in number of connections.

4. Informed decision-making.

As there is a lack in information being provided to the ratepayers, how can they be considered as informed. In fact misinformed would be a better description in view of the erroneous figures supplied.

5. Funding impact of what we are proposing.

At best the design used provides the funding impact for those residential ratepayers subject to a single supply of the services. No information provided for some 15% of users with Availability or Subsequent Pan charges.

Unfortunately the actual information displayed is incorrect for all future years thus rendering the information valueless.

5.1. Number of Users. The number of users for the three future years is constant at a marginal increase over that for the current year. This despite the current approved growth. In Kerikeri alone there are developments under way that will increase number of connections to both water and wastewater by over 270 and a further approval for 56 that is to commence work in the next few months.

5.2 Depreciation Not Funded. The 2021-31 LTP contained a resolution to moderate the impact of depreciation on strategic assets for three years to 2023/24. The table contains rates calculated on the basis of 14% to 24% depreciation not funded for 2022/23. It would appear possible that new assets have been omitted from the calculation.

The big problem arises in 2024/25 and 2025/26 where there should be no depreciation not funded. That is true for just three large wastewater schemes! For the others the percentage of depreciation not funded ranges from 9.8% to 20.4% in 2024/25 and 6.0% to 17.5% in 2025/26.

5.3 No correction for Government Subsidies. Where Council has received a Government subsidy for work on a scheme, this normally carries a condition that it must be applied to that scheme. Under the current rating system this was achieved by the reduction in debt required for the capital works. This reduced the interest charge and thus the capital rate, over the period of debt repayment, some twenty years. How will this be processed with a district-wide rate?

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 199

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>I am not happy about the new district-wide water and wastewater proposal because people who conserve and take care of water will be subsidising people who are wasteful and don't care. It has always been user pays under this new scheme households don't have any incentive at all to conserve water. I believe that will encourage wasteful behaviour.</p> <p>I would like to be kept informed of the latest developments of this topic.</p>
Is there anything else you would like to tell us?
<p>Our rates in Kaitaia are over \$3000 per annum. Outside my house is open drains that have a covert that is too high for the water to drain. If your proposal goes ahead we will get another rise in rates in order to provide a service that isn't anywhere near</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 201

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
no
Can you explain why you chose that option?
<p>I am paying far too much now for the supply of water. My land rates are now unaffordable. Any additional cost will be not affordable due to the current cost of living. We pay a ridiculous amount of rates now.</p> <p>Please do not increase. This council needs to consider the serious effect to rate payers. The cost has become over the top.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 203

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>I am totally against this preposterous idea!</p> <p>Looking at your graph, it indicates that I, one person in my household will be paying more to pay for someone else's household usage! How in God's name is that fair!</p> <p>I am very careful with my water usage and do not want to pay for others wasteful ways!</p> <p>Already my rates have gone up by \$400 since July and my annual cost of living has increased by more than \$1500 a year and I currently spend approximately \$30 per week on food!</p> <p>WTF are you people thinking!</p> <p>I would rather sell up and move out of the north than give you anymore money, simple!</p> <p>Very disgruntled home owner</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 211

Which scenario best describes your situation
N/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>I am a directly affected Ratepayer, as I own properties connected to different water and wastewater systems, and am also a tenant (leasee) of a connected commercial premises.</p> <p>I am affiliated to the Kerikeri Ratepayers and Residents Association; and,</p> <p>The Paihia and Districts Residents and Ratepayers Association.</p> <p>I am opposed to the proposed District-Wide Rating system for water and wastewater services;</p> <p>I wish to note that the brochure mailed to Ratepayers (dated November 2022) notifying us of the proposed changes to the rating system contains information that is neither an accurate account of the impacts of the proposed new rating method on Ratepayers in different areas of benefit nor does it present a comprehensive assessment of the alternative methods available for achieving the intended outcomes (more affordable and fairer, to upgrade systems to achieve compliance with "stricter Government regulations").</p> <p>Furthermore, Council already conducted a long anticipated full Rating Review in 2021. Elected representatives at that time settled upon a system which continued with targeted rates by each scheme, for capital expenditure (CAPEX) but which socialised (shared equally) the operating costs (OPEX) of all schemes across all connected (and available to connect) properties.</p> <p>At that time Council also introduced a 'public good' Rate to all properties (or SUIPs) which are not connected (or able to be within an area of benefit of a scheme), in recognition of the broader public benefits to all residents and visitors to the Far North, in having public potable water and wastewater schemes in townships. Townships which host Government agencies, schools, hospitals, police stations, community facilities such as reserves, libraries, sports venues, halls and the like.</p> <p>It must be noted that little has changed re "Government Standards" requiring upgrades since that required 6 yearly Rates Review was concluded less than 2yrs ago, other than a local government election seeing some new elected representatives in chambers. However, 5 of the current 11 were in Council at the time Council decided to retain a Rating method targeting CAPEX of each scheme to the users of each scheme.</p> <p>Key points for your consideration:</p> <p>The proposal seeks to socialise (share) the cost of (alleged) required upgrades to achieve compliance with higher or stricter Government Standards. However, the proposal will also socialise the cost of upgrades intending to provide for future demand.</p> <p>That is, increased capacity which enables and caters to further growth and development, within areas Council might choose to direct further growth into. Council can focus growth and development via changing zones and rules associated with them, to promote development in</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

some townships more than others. For example the extensive “mixed-use zone” surrounding the existing CBD of Kerikeri; by placing a lot of community facilities within close proximity to some townships, and none in other townships; by favouring transport networks feeding into and around some townships while neglecting other areas (not providing adequate parking or transit hubs for example).

This proposal is not introducing a more affordable or fairer rating system, but rather, it will see areas which are NOT being considered areas for growth and development helping to pay the cost of new capacity (by either enlarging the Area of Benefit to cover a larger area, or by changing the zone rules to allow for more intensive development) in other areas where growth is being directed. The documentation pertaining to this review of the rating policy, does not discuss who are the beneficiaries of future upgrades, prompted by either an increase in the capacity of water and wastewater networks and/or by the changed zones and rules associated with changing zones. Ratepayers who benefit directly from such upgrades ought to be able to pay for those upgrades, while those who do not benefit (and are in fact hamstrung in their development aspirations, by inadequate provision/capacity of infrastructure) ought not have to share in paying for those who do.

The principal of “user pays” is relevant to meeting the financial costs of meeting demand for infrastructure. Catering to future demand is meant to be a focus for strategic planning, and the documents for this consultation do not describe where / areas of benefit – to be allowed to grow and development and which will be made to stay at the same level as currently accommodated.

Council has still not reconsidered Development Contributions, so new capacity is being taken up by developers at an alarming rate.

Other areas have been told they will see upgrades (e.g. Paihia new water supply), and yet nothing has eventuated. The document provided is not clear about what new infrastructure is included in the estimated (average) rates noted in the table in the consultation document.

Another factor motivating this proposed change to the Rating policy (prior to delivering essential upgrades, to achieve compliance with higher or stricter Government standards/regulations) is a perception that smaller communities with low numbers of SUIPs connected to a scheme are unable to afford the high cost of the upgrade to achieve compliance. In the past, there has been concerted lobbying to get Government to subsidize the cost of achieving compliance with higher standards. In the past Government provided a subsidy for sewage schemes, that saw the Ministry of Health come up with \$7million, that all ended up to the new Kerikeri scheme – which only brought in a small extended area of benefit, and so directly benefitted only a small number of ratepayers.

If Government is making regulations that some communities can not afford, then Government ought to be deciding if those communities are not sustainable while compelling councils to meet standards. Perhaps Government needs to provide funds to allow those communities to achieve the health and safety standards Government establishes, or allow them to revert to other forms of development and lifestyles, as with the half of all Ratepayer Residents for the Far North, who are not connected to a sewerage scheme or to reticulated water scheme.

Redress

Council must acknowledge that it has rushed to notification of this proposed change to Rating method, and has failed to deliver accurate information.

Abandon this review, until you have assessed all the rating options more accurately, and presented more comprehensive analysis of the options for the consideration of the Ratepayers and Residents of the Far North.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 173

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
District wide sounds fair

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 187

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
<p>I support a return to district wide wastewater rates, it is long overdue but better late than never.</p> <p>Thanks to Wayne Brown and his then councillors the Kohukohu community (less than 100 connections) has been overcharged for the last 10 years by a few hundred thousand dollars and that caused enormous distress in our community where the average income is very low.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 188

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
yes
Can you explain why you chose that option?
I am in favour of the district rate for us all. Kind Regards and thank you.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 192

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
This is to confirm that I support the proposed district-wide targeted rate for water and wastewater services. This will be a much fairer and equitable method and will result in lower rates for small communities who have been penalised in the past.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 193

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
yes
Can you explain why you chose that option?
<p>The Russell Protection Society wishes to support a District wide rate for the provision of sewerage. It should be acknowledged that there are two components, namely a capital charge and a maintenance/operating charge. The provision of sewerage services is a challenging issue for small, isolated coastal communities because they have a small rating base and yet there are often expensive and serious environmental issues associated with inadequate sewage treatment and disposal. On that basis we support a District wide rate on both the capital charges and maintenance costs associated with sewerage schemes within the District.</p> <p>The situation is somewhat different for the provision of community water services. In Russell the ratepayers have already paid for their own individual water systems and therefore wish to safeguard this investment and the personal control that it provides over that service. This has the added benefit of helping to control stormwater discharges in Russell, which is becoming increasingly important with climate change. The people of Russell value self sufficiency and longer term sustainability, as evidenced by our efforts in recycling and water usage. On that basis we do not support a community water system for Russell or a District wide levy to support this.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 195

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
I can still afford this increase so I will give you my blessing on this one. But turn down the three waters proposal please.

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 196

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
I am in favour of a universal water charge with the proviso the cost exemption for rural / other users who cannot connect to the council system is not interpreted, as other costs have been, as 'yes but you benefit from the connections when you go to town etc,

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 213

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Yes
Can you explain why you chose that option?
<p>I realise that the submission date for feedback on this has closed. However, and for what it's worth, I would like to add my support for this proposal. I live in Kerikeri and can clearly see the disparity between the services and provisions in my district, and those of neighbouring ones. I do not want to see these social inequities deepen, and would support most proposals that help even the playing field. I am happy to pay slightly higher rates if it means that our friends in Kaikohe and Kawakawa avoid crippling rates increases. I do not want to move forward if it means leaving others behind.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 186

Which scenario best describes your situation
n/a
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
Can you explain why you chose that option?
<p>I am in favour of your proposed shift to district-wide rating for water and wastewater, but I think and know, that it is not realistic. Already right now many people are not able any more to pay for petrol and diesel, neither to have enough money for food and housing. If water supply becomes more expensive than now, many people will not be able to buy your water any more. If – as you say – stricter government regulations require higher water prices, you should make it very clear to the government, that they should forget about overspending the consumers' money for stricter regulations and their costly planning and respective preparations, because the consumers are unable to bear these higher costs. You and the government cannot spend more money than the consumers have. How?</p> <p>For hundred years the water supply and wastewater run-off has worked. So, why these permanent changes, which most people cannot afford any more, but do need water? New Zealand has an alarmingly quickly escalating inflation and a lasting economical breakdown. Please, make it very clear to the government, that they must consider that and be realistic, instead of costly pondering about stricter water regulations, which most people cannot pay for and, thus, do not want at all.</p>

DISTRICT-WIDE RATING FOR WASTEWATER AND WATER PROPOSAL CHANGE

Comments relating to the proposed change

Submission No: 178

Which scenario best describes your situation
Various
Do you support the proposal to change the way we rate for reticulated water and wastewater to a district-wide rate instead of a scheme-based rate?
No
Can you explain why you chose that option?
<p>Changes to Rating System for Water & Wastewater Services</p> <p>I strongly disagree with the proposed methodology of charging a standard fee for all those able to connect to a council system.</p> <p>The justification of this proposal is that "If we continue charging for water and/or wastewater services the way we do, rates for property owners in some communities will become unaffordable. If network costs become too high, property owners may not be able pay for these services."</p> <p>The whole purpose of targeted rates is that the rate reflects the service. If the proposal is accepted then the council should also take responsibility for the installation of and charge a standard fee for all septic systems not connected to a council system. This would ensure that a council approved system was in place and cost all landowners the same whether they are on a forestry block in the middle of the district or on a waterfront beach. This would make it more affordable for those who wished to build on prime waterfront land but find the current rates and wastewater system requirements unaffordable.</p> <p>It is council's responsibility to ensure that charges are equitable across ratepayers for the services council provides, not to ensure that all ratepayers are able to pay their share. Property valuations are used as a basis for general rates on the assumption that those with higher valued properties are able to pay higher rates. This is well known to be untrue where families have lived on what was once remote coastal properties or simple sections in popular towns are faced with very high rates as they become prime real estate. Council offers relief to owners by deferring rates until the property is sold. Similar relief can be offered for those connected to expensive water or wastewater systems.</p> <p>The FNDC also needs to take a lot of responsibility for the state of the systems in the way it has handled the funding of depreciation and use of development contributions over the years. The removal of development contributions removed the ability to fund increased systems as development took place. The desire to grow exceeded the desire to ensure adequate infrastructure was able to be provided during a period of exceptional growth. Council would be far better addressing this issue.</p>