

Hahei Ratepayer Association

Questions for Election Candidates.

Responses from. Bill McLean

About me. This seems to be somewhat superfluous given that sitting members have already been deemed qualified by the voters.

a. I have passed SC and Preliminary Diploma in Fine Arts but have no tertiary qualifications apart from a 1 month intensive marketing course at Waikato University with the curriculum based on the Harvard MBA model.

b. I have primarily been in sales and marketing employed by multi nationals in senior roles until I formed my own company.

c. Since leaving Auckland 8 years ago I'm now actively engaged in the reading recovery program for the MBAS, Homestays for visiting international students, a 7 year member and current vice president of the MB Community Patrol, a 4 year Board member and currently President of the MB Golf Club and have written over 100 articles for the local newspaper.

d. My main concern prior to being elected was to try to understand and correct the unwillingness of the Council of the time to accept that coastal erosion was seriously jeopardising the values of the coastal communities in our region. My persistence was eventually recognised by Council staff, (not the then sitting Community Board) and I was part of the team formed to deal with this issue. This was the catalyst for me to seek election to the CB.

Local Community Matters.

I am generally supportive of **Local Community Matters** provided they deliver demonstrable benefits for specific and in some cases wider communities. Always supposing of course that they are based on projects identified by the community and comply with applicable statutes, regional and local by laws.

The **Role of Local Bodies** is to work within their mandate and with elected members to ensure their responsibilities are met in a timely, economically viable and acceptable quality for maintenance, improvement and introduction of existing and new projects for the benefit of the Community as a whole. This is now a team effort as evidenced by the current works schedules .

To date I have had no direct involvement with **Iwi**. The Crown is the agency which will deal with settlement issues. Nevertheless, it is my view that Iwi should be consulted on local matters.

The rights of **ratepayers, be they residents** or holiday makers, are very clear to me. Communities are generally not created solely for the purpose of 'getting away from it all'. Facilities need to be provided to maintain a reasonable standard and there is absolute inevitability that successful communities will grow. This means that there will be a commercial aspect, so infrastructure improvements will be needed to support the growth. While basic rights need to be protected for landowners, business activities too must comply with local rules and if they wish to engage with land owners, they have that right.

I believe that Council and other agencies have publicly declared their intentions to maintain and indeed improve **environmental and sustainable** futures within our district. I further believe that having identified and implemented strategies on a macro scale, like dealing with coastal erosion, opportunities exist within communities for micro management like local pest control. I support both approaches.

I find the **5 key initiatives** question somewhat puzzling. For currently sitting members a response would seem to be unnecessary.

However, at the public meeting held at Hahei in 2013, I recall all candidates being asked what they would do if elected. My response then was, 'I have no idea'. I went on to say and still believe now, that it is the responsibility of each community to identify the issues they need assistance with. I believe my role is to look, listen and learn at each Ratepayer's meeting I attend and assist to facilitate plans within my mandate for the Board to consider. I also believe that RPA's might benefit by liaising with other special interest groups within their areas, like Business Associations, to ensure their cross section of opinion is broad. I would also like to make the point that many plans that are accepted for adoption do not happen overnight. (You know the rest). Short term fixes seldom endure and proper planning is needed to ensure long term benefits. As well of course of jumping through the various governance hoops we're all aware of.

It should be noted too that I support the proposal to establish a consolidated Medical Centre based in Whitianga. Should this proceed, many communities within the Peninsula will benefit.

I believe the issue of **Traffic and Tourist Management** is well understood by District, Ward staff and elected members. Things that are within Ward authority are being implemented, or in the case of the Traffic Report draft, are being re-evaluated for further RPA discussion. Once agreement is reached, final sign off with the other interested parties will be sought. This action is covering the entire Ward, not just Mercury Bay South.

The Great Walk is a District activity, which I support. As far as paying for it is concerned, many people seem unaware that external funding is involved. There is no doubt that when completed, the walk will provide ratepayer benefits as a result.

Entrance to Hahei Development. The proposed 100 acres development is typical of possible future schemes for the area. It is currently subject to appeals even though 3 years ago it was approved in principle by the CB. I believe it is the right of the owner's to decide on their land use, subject of course to conforming to appropriate regulations. No doubt RPA's and other interested groups have opinions and in future the logical action is to discuss any concerns with the owners *before* final plans are submitted.

Development Plan for Hahei/MB South. This is a subject that has regularly cropped up at the HBRPA meetings and it is my understanding that Council was willing to provide development assistance. What is not clear to me is whether this was to be in the form of a peer review of an updated document, or, to

create a new one. Again I feel the community has a responsibility to provide the base data for discussion and review and I'm not sure where this sits right now. I do know that staff time was agreed to.

Hahei Bay Protection/Sewage Treatment. Clearly this is an important issue and it's possible that central government may become involved. My position is that sewage Treatment is an existing problem in many places within the Ward and new developments may/should not be able to continue with last century methods. As far as Hahei is concerned, the obvious and most sensible solution is to connect all residential properties to the existing plant, subject to capacity and other infrastructure being provided. I strongly support this as maintenance of a high standard of recreational water quality is of major importance.

Other Points. Given my somewhat tongue in cheek opening sentence my final comments are these.

In the 3 years before I sought election, all my attempts to get the Coastal Erosion issue on the table were ignored by staff in Thames, Whitianga and Hamilton. Correspondence was ignored, photographic evidence was challenged as being 'photo-shopped', the then CB ignored my personal and written submissions and quite frankly, lies were told. I found this unacceptable to me as a ratepayer and the issue became a target for me to aim at. And as you know I was elected in 2013.

Since then, the new Board has adopted an all inclusive stance on all Board matters. We and Staff act as one. Obviously we inherited some 'baggage' but nothing was off the table. In fact this Board has delivered way above initial expectations because we, as a team, simply attend to business.

Personally, I'd like this trend to continue.

Bill McLean

Deputy Chair - Mercury Bay Community Board

bill@designersound.co.nz

07 866 2891

021 937 890